



**DEVELOPMENT VARIANCE PERMIT NO. DVP00446**

**DEANNA KNEZEVICH  
Owner(s) of Land (Permittee)**

**5288 SCARSDALE ROAD  
Civic Address(es)**

1. This development variance permit is issued subject to compliance with all of the bylaws of the municipality applicable thereto, except as specifically varied by this permit.
2. This permit applies to and only to those lands within the municipality described below, and any and all buildings, structures and other developments thereon:

Legal Description:

**LOT B, SECTION 5, WELLINGTON DISTRICT, PLAN EPP91706  
PID No. 031-012-817**

3. The land described herein shall be developed strictly in accordance with the following terms and conditions and provisions of this permit, and any plans and specifications hereto shall form a part thereof.

**Schedule A Subject Property Map**

**Schedule B Site Plan**

5. If the landowner does not substantially start any construction with respect to which this permit was issued within two years after the date it was issued, the permit lapses.
6. This permit prevails over the provisions of the bylaw in the event of conflict.
7. This permit is not a building permit nor does it constitute approval of any signage. Separate applications must be made for a building permit and sign permit.

**TERMS OF PERMIT**

The "City of Nanaimo Bylaw Zoning 2011 No. 4500" is varied as follows:

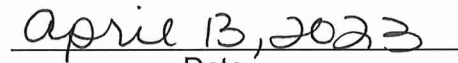
1. *Section 7.5.1 Siting of Buildings* – to reduce the minimum required rear yard setback from 6.0m to 4.6m for a proposed single residential dwelling.

**CONDITIONS OF PERMIT**

1. The subject property shall be developed in accordance with the Site Plan, prepared by J.E. Anderson & Associates Surveyors, dated 2022-DEC-08, as shown in Schedule B.

AUTHORIZING RESOLUTION PASSED BY COUNCIL  
THE 20TH DAY OF MARCH, 2023.

  
Corporate Officer

  
Date

KD/bb

Prospero attachment: DVP00446





TEL: 250 - 758 - 4631 FAX: 250 - 758 - 4660  
NANAIMO - VICTORIA - PARKSVILLE - CAMPBELL RIVER

SKETCH PLAN

FOR DEVELOPMENT VARIANCE PERMIT  
APPLICATION PURPOSES ONLY



File: 90498

Civic: 5288 Scarsdale Road, City of Nanaimo

Legal: Lot B Section 5 Wellington District Plan EPP91706

Dimensions are in metres and are derived from Plan EPP91706.

This sketch does not constitute a redefinition of the legal boundaries hereon described and is not to be used in any matter which would assume same.

This sketch plan has been prepared in accordance with the Professional Reference Manual and is certified correct this 8th day of December, 2022.

James Enders  
99G9GJ

Digitally signed by James Enders  
99G9GJ  
Date: 2022.12.08 16:55:00 -08'00'

This document is not valid unless originally signed and sealed or digitally signed by BCLS

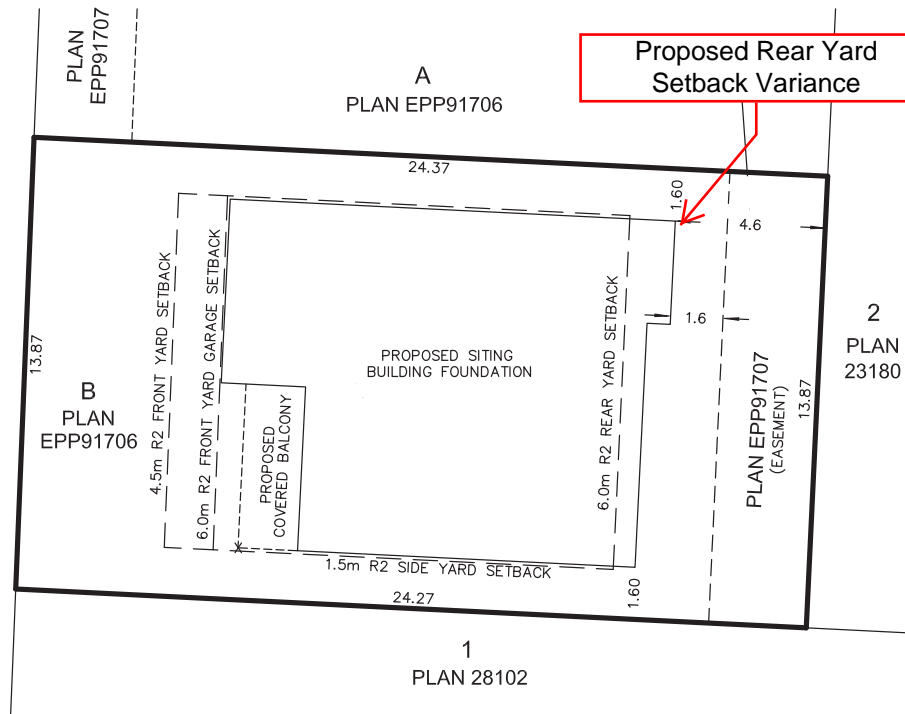
James R. Enders, BCLS

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The signatory accepts no responsibility or liability for any damages that may be suffered by a third party as a result of any decision made, or actions taken based on this document.

Subject to charges, legal notations, and interests shown on: Title No. CA7961073 (P.I.D. 031-012-817)

SCARSDALE ROAD



The intended plot size of this plan is 432mm in width by 280mm in height (B size) when plotted at a scale of 1:150.

RECEIVED  
DVP446  
2022-DEC-08

Current Planning