



**DEVELOPMENT VARIANCE PERMIT NO. DVP00454**

**THE GOVERNING COUNCIL OF THE SALVATION ARMY IN CANADA**

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

**505 EIGHTH STREET**

**Civic Address**

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:

**SECTION 12, RANGE 8, SECTION 1, NANAIMO DISTRICT, PLAN 1747  
PID No. 007-037-261**

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 Survey  
Schedule C Modified Cross Section  
Schedule D PLA Plan**

4. 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.
5. This permit prevails over the provisions of the bylaw in the event of conflict.
6. 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 Subdivision Control Bylaw 1989 No. 3260" is varied as follows:

1. *Section 17.A Works and Service and Construction Standards* – to vary the frontage works and services in conjunction with the subdivision of 505 Eighth Street (SECTION 12, RANGE 8, SECTION 1, NANAIMO DISTRICT, PLAN 1747).

**CONDITIONS OF PERMIT**

1. The subject property shall be developed in accordance with the Site Survey, prepared by McElhanney, dated 2021-March-15, as shown in Schedule B.
2. The subject property shall be developed substantially in compliance with the Proposed Frontage Works Eighth Street, prepared by Cascara Consulting Engineers Ltd., received 2023-May-10, as shown in Schedule C.
3. Registration of covenant on proposed Lot 1 securing the Proposed Frontage Works on Eighth Street with any development on that parcel.

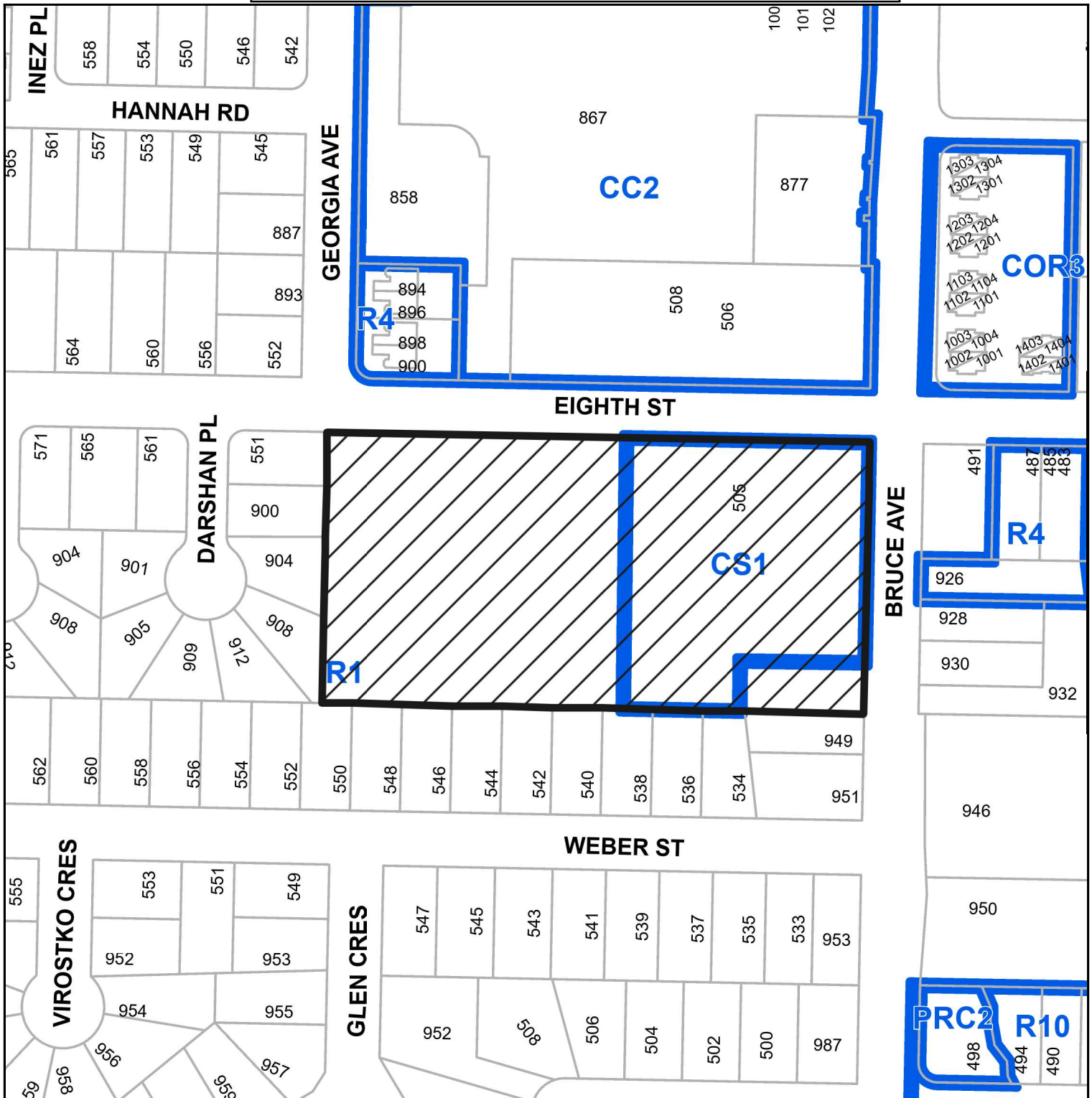
AUTHORIZING RESOLUTION PASSED BY COUNCIL  
THE **24TH** DAY OF **JULY, 2023.**

  
\_\_\_\_\_  
Corporate Officer

  
\_\_\_\_\_  
Date

MR/mb   
**Deputy Corporate Officer**  
**City of Nanaimo**  
Prospero attachment: DVP00454

**SUBJECT PROPERTY MAP**



**Development Variance Permit No. DVP454**

CIVIC: 505 Eighth Street



**Subject Property**

Development Variance Permit DVP00454 Schedule B  
505 Eighth Street

SITE SURVEY

LEGAL DESCRIPTION:  
SECTION 12, RANGE 8, SECTION 1, NANAIMO  
DISTRICT, PLAN 1747

PID: 007-037-261

OWNER: THE SALVATION ARMY

CIVIC ADDRESS:  
505 EIGHTH ST, NANAIMO, BC

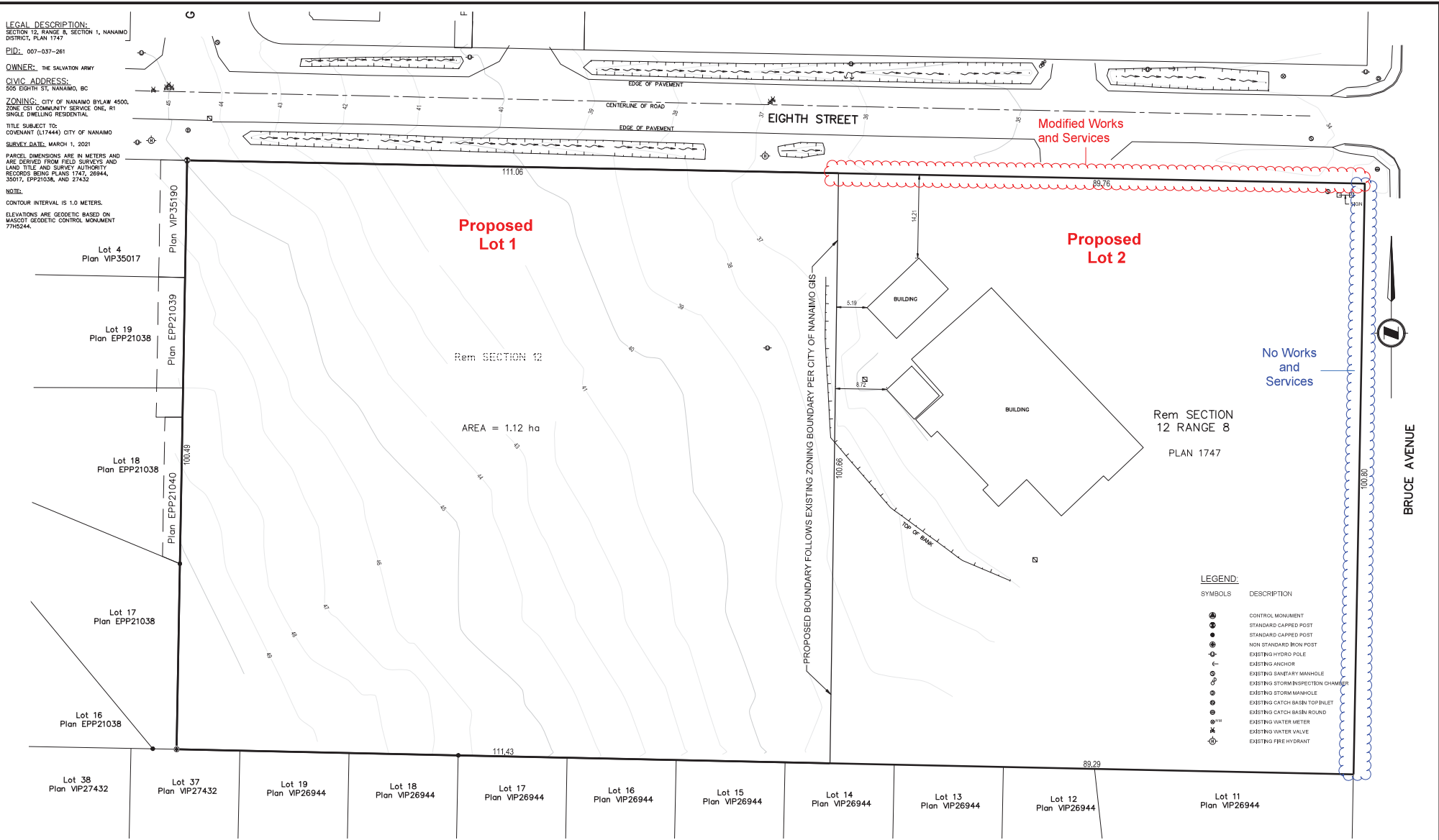
ZONING: CITY OF NANAIMO BYLAW 4500,  
ZONE C51 COMMUNITY SERVICE ONE, R1  
SINGLE DWELLING RESIDENTIAL

TITLE SUBJECT TO:  
COVENANT (L17444) CITY OF NANAIMO

SURVEY DATE: MARCH 1, 2021

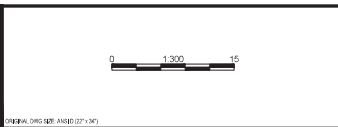
PARCEL DIMENSIONS ARE IN METERS AND  
ARE DERIVED FROM FIELD SURVEYS AND  
LAND TITLE AND SURVEY AUTHORITY  
RECORDS BEING PLANS 1747, 26844,  
35071, EPP21038, AND 27432

NOTE:  
CONTOUR INTERVAL IS 1.0 METERS.  
ELEVATIONS ARE GEODETIC BASED ON  
MASCOT GEODETIC CONTROL MONUMENT  
7792544.



Rev	Date	Description	Drawn	Design	App'd
0	2021-03-01	TOPOGRAPHIC SURVEY AND PROPOSED SUBDIVISION	BA	TD	

THIS DRAWING IS PROVIDED BY THE PROPERTY OF McEiHannay AND SHALL NOT BE LOANED, REPRODUCED OR REPRODUCED IN ANY MANNER WITHOUT THE WRITTEN CONSENT OF McEiHannay. McEiHannay SHALL NOT BE HELD RESPONSIBLE FOR THE ACCURACY OR COMPLETENESS OF THIS DRAWING AND SHALL NOT BE HELD RESPONSIBLE FOR ANY ERRORS OR OMISSIONS. THE DRAWING AND DESIGN HAS BEEN PREPARED BY THE CLIENT OR OTHERS TO MEET THE STANDARDS AND REQUIREMENTS OF THE APPLICABLE PUBLIC AGENCIES AT THE TIME OF PREPARATION. McEiHannay HAS PROVIDED REASONABLE CARE AND ATTENTION AND HAS NOT BEEN ADVISED OF ANY CHANGES OR CONFLICTS. THE CLIENT SHALL BE RESPONSIBLE FOR THE USE OF THIS DRAWING FOR ANY PURPOSES OTHER THAN THAT FOR WHICH IT WAS PREPARED. THE CLIENT SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE PUBLIC AGENCIES. THE CLIENT SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE PUBLIC AGENCIES. THE CLIENT SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPLICABLE PUBLIC AGENCIES.



**McEiHannay**

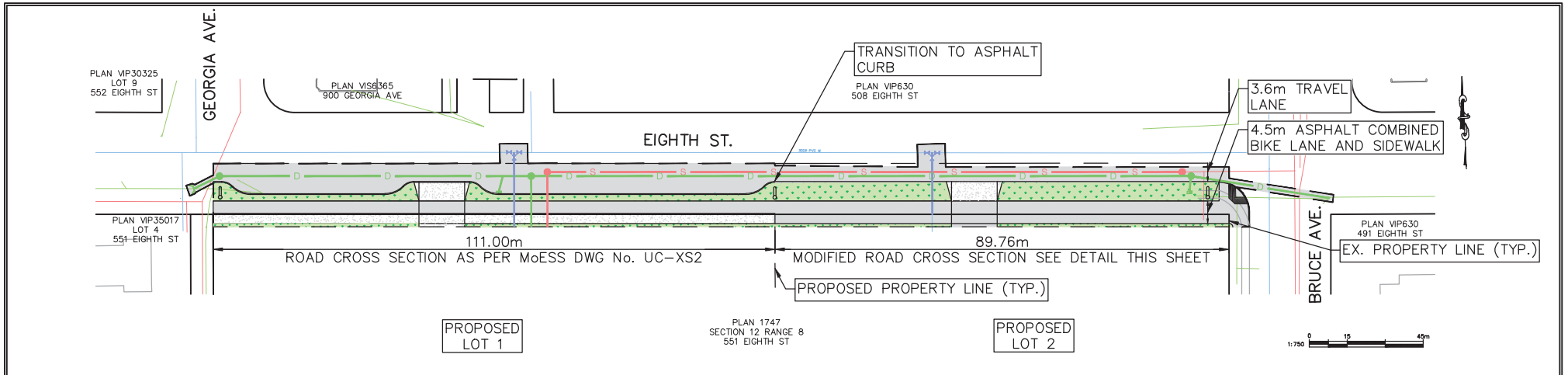
Site 1  
101 Calder Road  
Nanaimo BC  
Canada V8S 2V3  
1-250-788-3355

Approved/Sealed

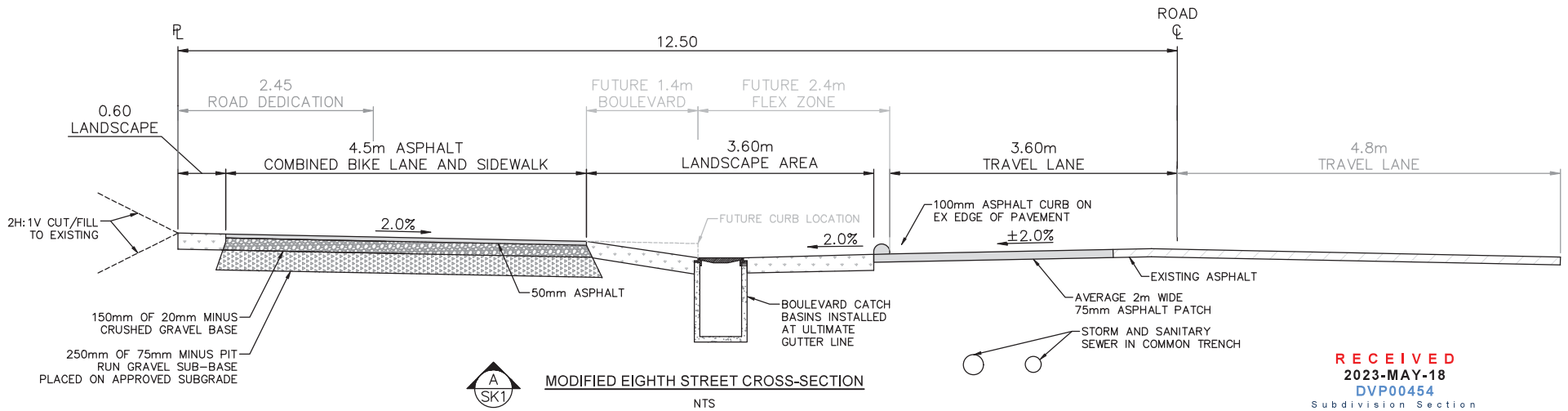
SALVATION ARMY  
PROPOSED SUBDIVISION  
505 EIGHTH STREET  
NANAIMO, BC

Drawing No. **00519-0-V-1**  
Project Number 2232-00519-00  
Rev. 0

**MODIFIED CROSS SECTION**



**EIGHTH ST - PROPOSED FRONTAGE WORKS**



**MODIFIED EIGHTH STREET CROSS-SECTION**

NTS

**RECEIVED**  
**2023-MAY-18**  
**DVP00454**  
Subdivision Section

No.	Date	By	Revisions	Eng.
C	10MAY2023	MBR	ISSUED FOR DEVELOPMENT VARIANCE PERMIT	KMD
B	02MAY2023	MBR	FOR DISCUSSION	KMD
A	28APR2023	MBR	FOR DISCUSSION	KMD

Design by KMD  
Drawn by MBR  
Checked by  
Approved by

**CASCARA**  
CONSULTING ENGINEERS LIMITED  
#203-335 Wesley Street  
Nanaimo, BC V9R 2T5  
Phone: 250.591.7364  
Email: info@cascara.ca

EGBC Permit to Practice #1000784



Scale horiz. SHOWN vert. N/A  
Neg. No. Sheet 1 of 1  
Cost Center  
Drawing No. SK1

Project **BALLENAS HOUSING SOCIETY**  
**505 EIGHTH STREET**  
Title **PROPOSED FRONTAGE WORKS EIGHTH STREET**



