



DEVELOPMENT VARIANCE PERMIT NO. DVP00478

NANAIMO COMMUNITY HOSPICE SOCIETY, INC. NO. S-16170
Owner(s) of Land (Permittee)

945 WADDINGTON ROAD
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:

LOT A, SECTION 1, NANAIMO DISTRICT, PLAN 47726
PID NO. 012-542-873

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
Schedule C Building Elevations

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

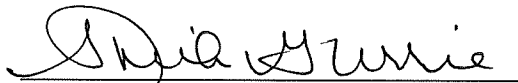
The "City of Nanaimo Zoning Bylaw 2011 No. 4500" is varied as follows:

1. *Section 6.6.3 Accessory Uses – Buildings and Structures* – to reduce the minimum required rear yard back for an accessory building from 3.0m to 1.0m, as shown on Schedule B.

CONDITIONS OF PERMIT

1. The subject property shall be developed in accordance with the Site Plan, prepared by Pacific Prefab, dated 2024-OCT-10 as shown in Schedule B.
2. The subject property shall be developed in accordance with Building Elevations, prepared by Pacific Prefab, dated 2024-OCT-10 as shown in Schedule C.

AUTHORIZING RESOLUTION PASSED BY COUNCIL
THE 21ST DAY OF JULY, 2025.



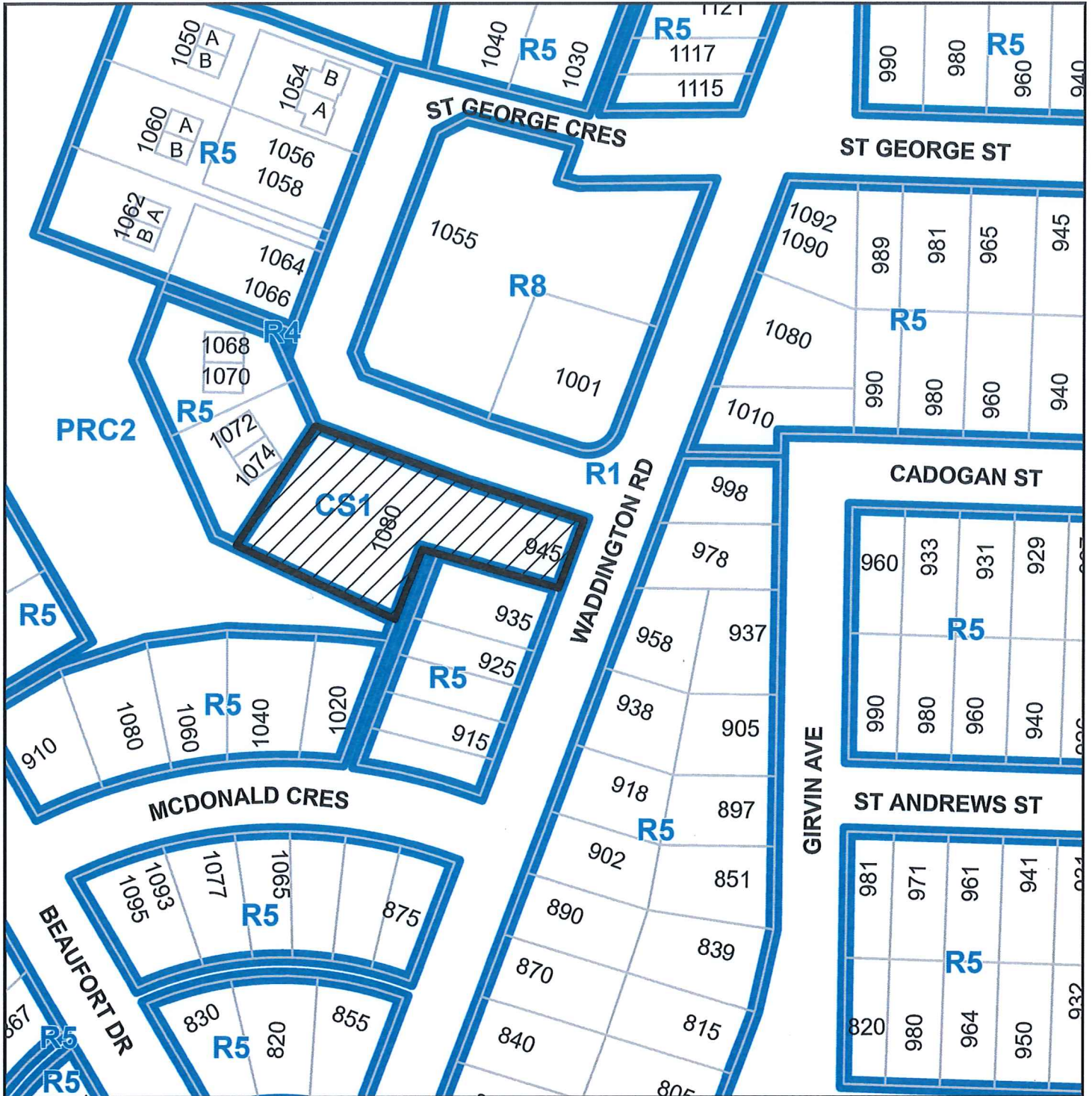
Corporate Officer

Sheila Gurrie
Corporate Officer
City of Nanaimo



Date

SUBJECT PROPERTY MAP

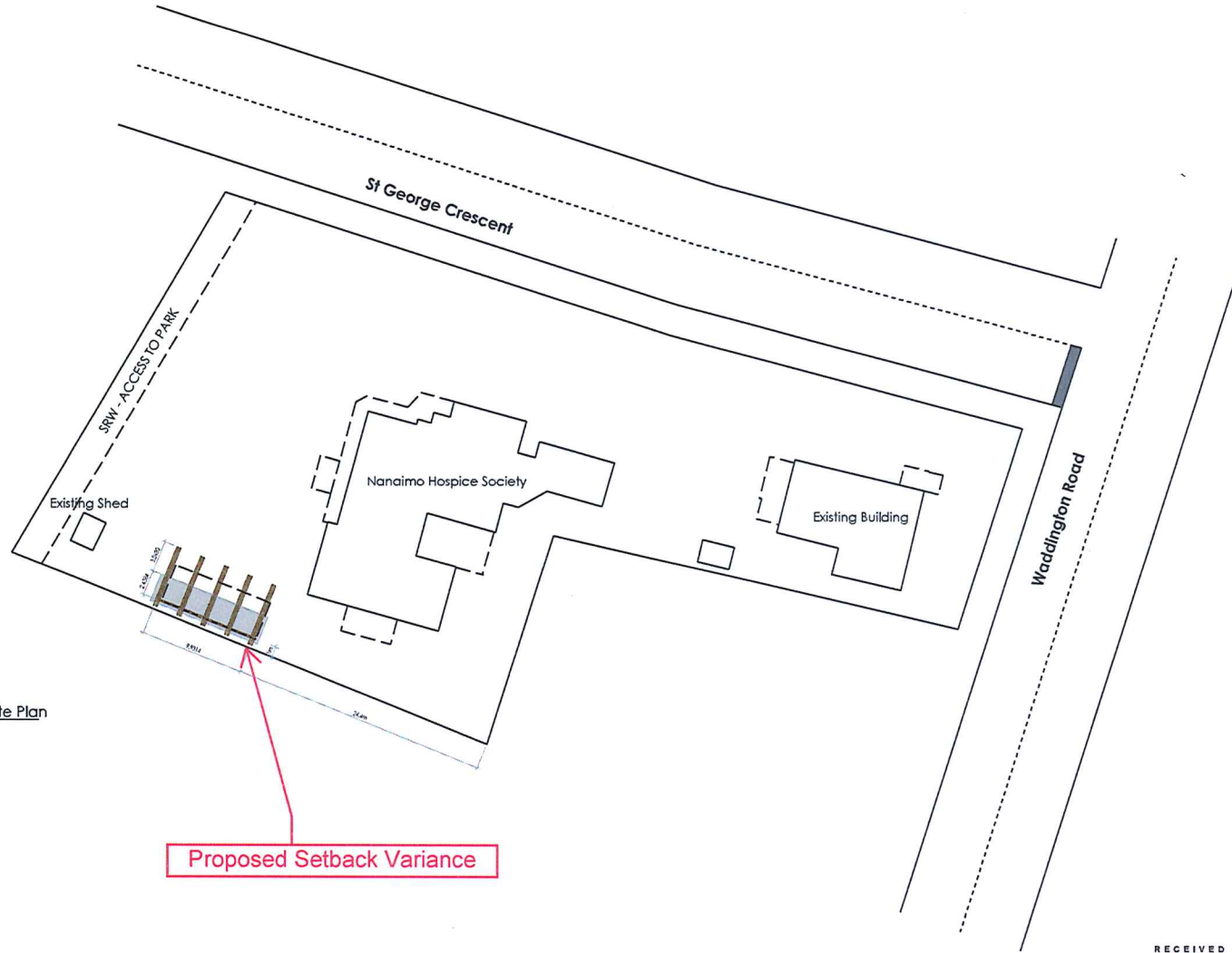


 945 WADDINGTON ROAD



Location Plan
 Scale: NTS

SITE LOCATION



1 Proposed Site Plan
 1:192

PROJECT DATA

LEGAL ADDRESS LOT A, PLAN VIP47726, SECTION 1, NANAIMO LAND DISTRICT
 PID 012-542-873
 CIVIC ADDRESS 945 WADDINGTON ROAD, NANAIMO
 ZONING COMMUNITY SERVICE 1 (CS1)
 LOT SIZE 28,374 sqft

| CS1 ZONING | EXISTING | PROPOSED |
|-----------------------|----------|----------|
| FRONT YARD SETBACK | 6m | |
| SIDE YARD SETBACK | 4m | |
| PLANKING SIDE SETBACK | 0m | |
| REAR YARD SETBACK | 7.5m | 1m |

Proposed Setback Variance

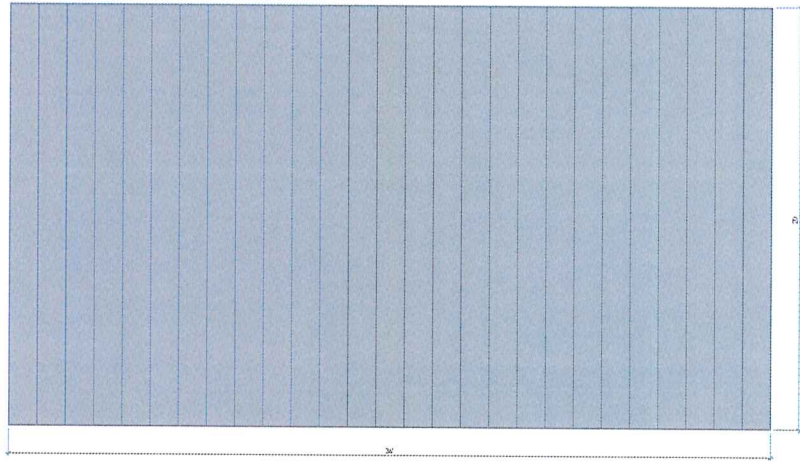
PACIFIC
 PREFAB
 pacificprefab.com
 604-818-983
THIS DRAWING IS THE PROPERTY OF PACIFIC PREFAB AND CAN NOT BE LOANED, COPIED, REPRODUCED OR OTHERWISE USED WITHOUT WRITTEN PERMISSION.

| Issue | Date |
|-----------------|------------|
| DVP Application | 24, 05, 18 |
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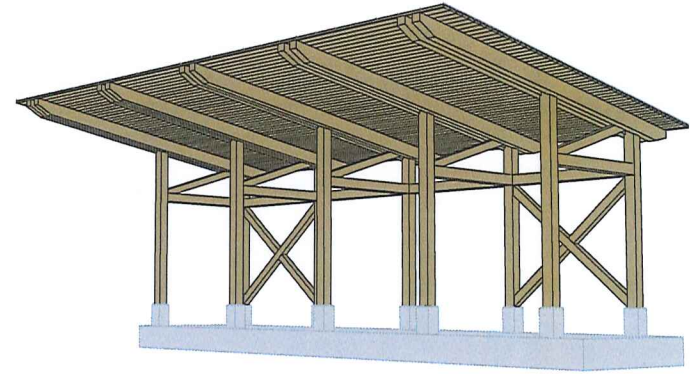
Project: Nanaimo Hospice
 Location: 945 Waddington Road, Nanaimo
 Drawing: DVP Site Plan

RECEIVED
 DVP 478
 2025-APR-15
 CIVIC PLANNING

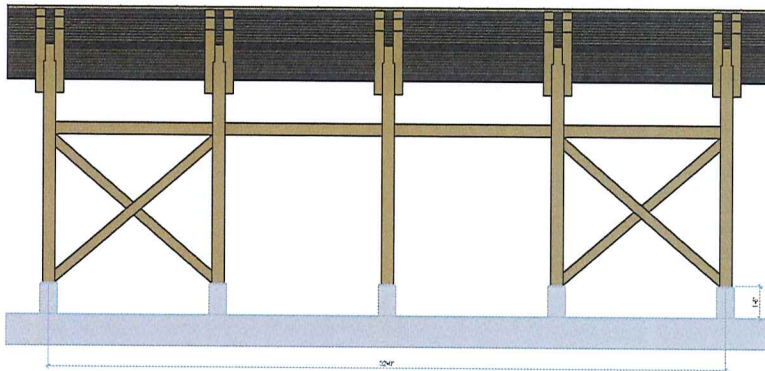
BUILDING ELEVATIONS



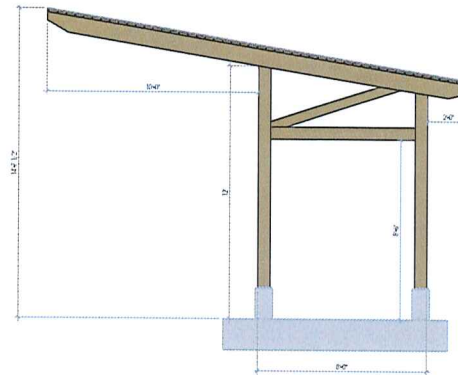
① Proposed Roof Coverage
 1/32



② Proposed Structure
 NIS



③ Proposed Front Elevation
 1/32



④ Proposed Front Elevation
 1/32

**PACIFIC
 PREFAB**
 pacificprefab.com
 604-818-9883

THESE DRAWINGS ARE PROPERTY OF PACIFIC
 PREFAB AND SHOULD BE KEPT IN CONFIDENCE.
 WE GUARANTEE THE QUALITY OF OUR WORK.

| Issue | Date |
|-----------------|----------|
| DVP Application | 24.10.18 |
| | |
| | |
| | |

Project: Nanaimo Hospice
 Address: 945 Waddington Road
 Location: Nanaimo

Project: DVP Site Plan

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 DVP#78
 2025-APR-15
CITY OF NANAIMO