

# SCHEDULE A

## PROPOSED SUBDIVISION

RAY CUNNINGHAM

PARCEL A (DD33110N) OF LOTS 1 AND 2, PARCEL B (DD33111N) OF LOTS 1 AND 2 AND LOT 3, ALL OF BLOCK 112, NEWCASTLE TOWNSITE, SECTION 1, NANAIMO DISTRICT, PLAN 366

ADDRESS : 1140 VANCOUVER AVENUE,  
1130 VANCOUVER AVENUE,  
125 JUNIPER STREET AND  
NANAIMO, B.C.

PROJECT SURVEYOR : D.W. HOLME

DRAWN BY : DAW DATE : SEPT. 23/25

OUR FILE : 90929 REVISION : 1st



1A-3411 SHENTON ROAD, NANAIMO, B.C. V9T 2H1  
TEL: 250-758-4631 FAX: 250-758-4660  
EMAIL: r.cunningham@jeadassociates.com  
NANAIMO - VICTORIA - PARKSVILLE - CAMPBELL RIVER

### LEGEND

ALL DIMENSIONS ARE IN METRES

SUBJECT TO CHARGES SHOWN  
ON TITLE NO. E721404  
(P.I.D. 000-484-130)

AS TO PARCEL A (DD 33110N)

SUBJECT TO CHARGES SHOWN  
ON TITLE NO. E721405  
(P.I.D. 000-484-148)

AS TO PARCEL B (DD 33111N)

SUBJECT TO CHARGES SHOWN  
ON TITLE NO. CA3785413  
(P.I.D. 005-469-821)

AS TO LOT 3

DIMENSIONS ARE DERIVED FROM  
LAND TITLE OFFICE RECORDS

THIS PLAN HAS BEEN PREPARED IN  
ACCORDANCE WITH THE PROFESSIONAL  
REFERENCE MANUAL

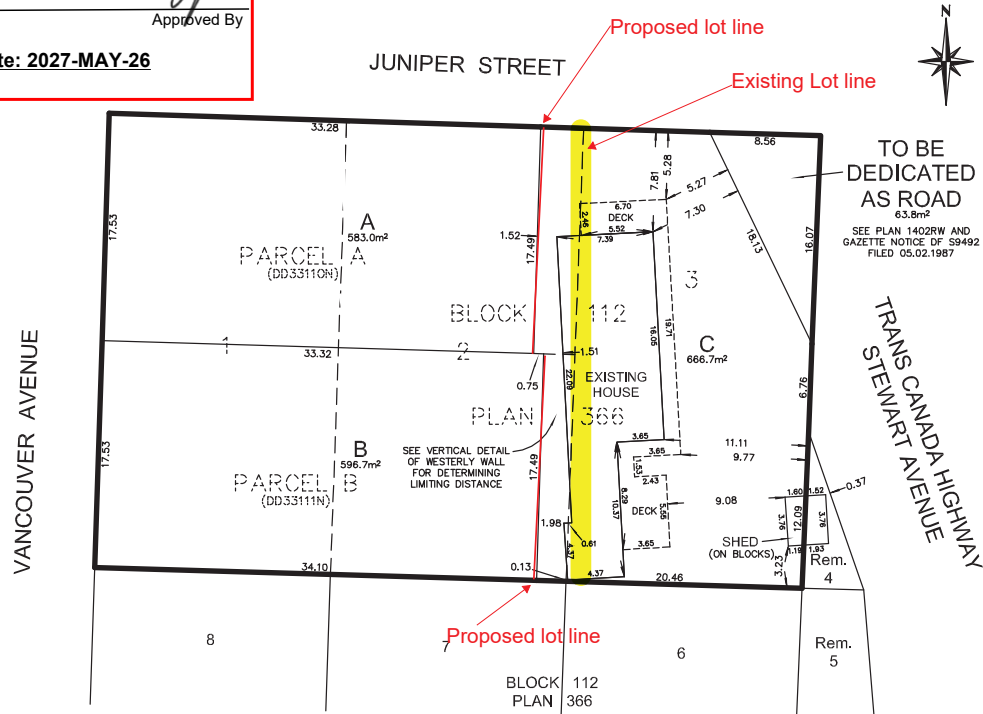
## CITY OF NANAIMO PRELIMINARY LAYOUT ASSESSMENT

2026-MAY-26

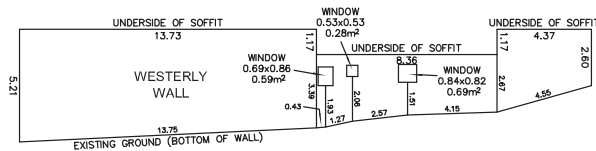
Date

Approved By

**Expiry Date: 2027-MAY-26**



VERTICAL DETAIL  
Scale = 1:150



TOTAL WALL AREA = 105.40m<sup>2</sup>  
TOTAL WINDOW AREA = 1.56m<sup>2</sup>  
WINDOW AREA / WALL AREA = 1.56/105.40 = 1.5%

TABLE OF LOT AREAS

NEW LOT NUMBER	OLD LOT NUMBER	NEW LOT AREA	OLD LOT AREA	NEW AREA/OLD AREA
LOT A	PARCEL A (DD33110N)	583.0	639.8	91.1%
LOT B	PARCEL B (DD33111N)	596.7	637.8	93.6%
LOT C	LOT 3	666.7	N/A	N/A

PROPOSED LOTS A AND B MEET CONDITIONS OF SECTION 6.22.5, CITY OF NANAIMO ZONING BYLAW No. 4500 AS OUTLINED IN THE TABLE OF LOT AREAS

PROPOSED LOT C MEETS MINIMUM LOT SIZE FOR R5 ZONE, CITY OF NANAIMO ZONING BYLAW No. 4500

## SUB01544



The intended plot size of this plan is 560mm in width by 432mm in height (C size) when plotted at a scale of 1:250