

CORPORATION OF THE TOWNSHIP OF ESQUIMALT

Development Variance Permit

NO. DVP00094

Owner: Darrel Russell Brown

Land: Most Northerly Lot:
PID 008-290-113
Lot 22 Suburban Lot 48 Esquimalt District Plan 822

Most Southerly Lot:
PID 030-656-672
Lot A Suburban Lot 48 Esquimalt District Plan EPP86766

Address: 455 Sturdee Street

Conditions:

1. This Development Variance Permit is issued subject to compliance with all of the bylaws of the Municipality applicable thereto, except as specifically varied or supplemented by this Permit.
2. This Development Variance Permit regulates the development of lands by varying the provisions of Zoning Bylaw, 1992, No.2050 as follows:
 - 1) For proposed Strata Lots "B" and "C" only, Strata Plan EPS5951:
Zoning Bylaw, 1992, No. 2050, Section 36 (6)(a) –Building Height – Principal Building – that the Building Height of the Principal Buildings be varied from a maximum Height for 7.3 metres to a maximum height of 16.3 metres geodetic (7.3 metres + 9.0 metres Tsunami Hazard Zone) as measured from the 9.0 m geodetic elevation.
 - 2) For Proposed Strata Lot "B" only, Strata Plan EPS5951:
Zoning Bylaw, 1992, No. 2050, Section 36 (9)(a)(i) – Siting Requirements – Principal Building – Front Setback: a 3.9 metre reduction from 7.5 metres to 3.6 metres.

- 3) For Proposed Strata Lot "C" only, for Strata Plan EPS5951
Zoning Bylaw, 1992, No. 2050, Section 36 (9)(a)(iii) – Siting Requirements – Principal Building – Rear Setback: a 6.0 metre reduction from 7.5 metres to 1.5 metres.
3. Approval of this Development Variance Permit is issued in accordance with BC Land Surveyors Site Plan prepared by Powell and Associates B C Land Surveying Inc. dated, Received August 14, 2019, with proposed setback variances illustrated" attached hereto as "Appendix "A".
4. The terms, conditions and covenants contained herein shall enure to the benefit of and be binding upon the Owners, their executors, heirs or administrators, successors and assigns as the case may be or their successors to title in the lands.
5. For the purposes of this Development Variance Permit, the holder of the Permit shall be the owner(s) of the lands.

APPROVED BY MUNICIPAL COUNCIL RESOLUTION ON THE ____
DAY OF September, 2019.

ISSUED BY THE DIRECTOR OF DEVELOPMENT SERVICES THIS ____ DAY
DAY OF _____, 2019.

Director of Development Services

Corporate Officer
Corporation of the Township
of Esquimalt

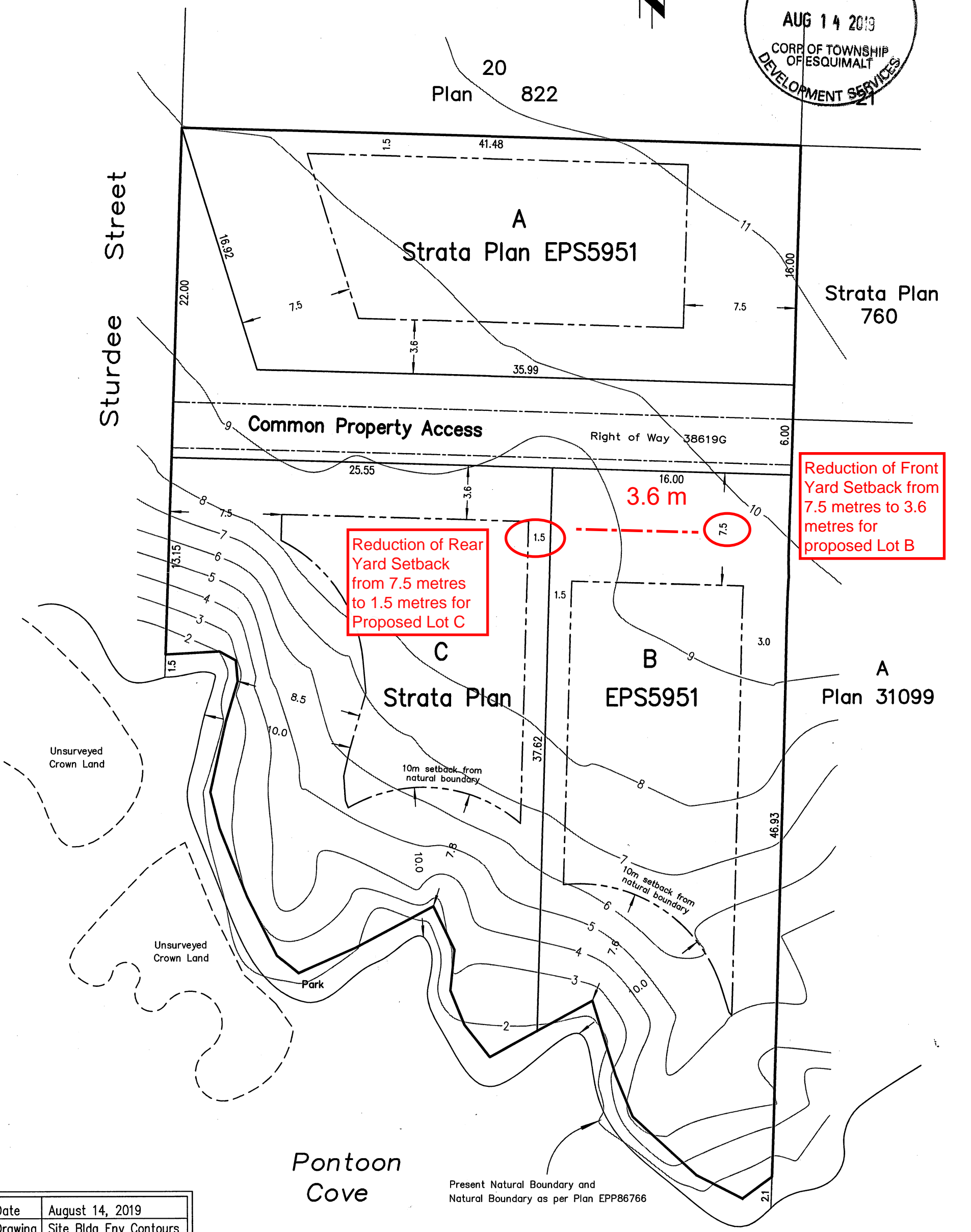
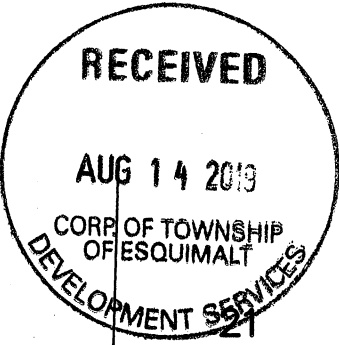
BC LAND SURVEYORS SITE PLAN OF:

Civic: 455 Sturdee Street

Legal: Strata Lots A, B & C, Suburban Lot 48,
Esquimalt District, Strata Plan EPS5951

Scale - 1 : 250 Distances are in metres.
0 2 10 20
The intended print size is 11" by 17".

LEGEND
Contour Interval = 1.0 metres
Contours have been derived by digital terrain modelling and any critical elevations must be verified by field survey.



Date	August 14, 2019
Drawing	Site Bldg Env Contours
File	11098 - 19
POWELL & ASSOCIATES	
B C Land Surveyors	
250-2950 Douglas Street	
Victoria, BC V8T 4N4	
phone (250) 382-8855	