

March 5, 2020

JEA File No. 61389

RDN File No. CE20200000036

Regional District of Nanaimo  
6300 Hammond Bay Road  
Nanaimo, BC V9T 6N2

Attn: Jacquie Hill, Legislative Services / Corporate Officer

**Re: 4265 Parks Ave (Bowser) – Building Bylaw 1250 Contravention  
Lot A, District Lot 36, Newcastle District, Plan EPP64468**

Dear Jacquie,

J.E. Anderson & Associates (JEA) have been retained by Donald Ballard to act on his behalf regarding the bylaw contravention on the Park Ave property.

As you are no doubt aware there are many issues relating to the siting of structures on the property.

The process to resolve these will be complex and include:

- Development Permits for both “Freshwater and Fish Habitat” and “Marine Coast”
- Variances due to the location of accessory buildings
- Possible exemption from the Flood Plain Bylaw
- Alteration Permit from the Archeological Branch
- Approvals from DFO/MOE for alterations within the foreshore
- Encroachment/Variance permits from MOTI
- Possible road closure and consolidation
- Engineering/geotechnical assessments for both floodplain and retaining walls
- Environmental assessments by Qualified Environmental Professional (QEP)

The time required to satisfy all of these requirements is hard to predict but I wanted to assure you that Mr. Ballard is working towards that goal. To expedite the process he has appointed JEA to manage the application. For your information, both geotechnical and environmental assessments have been undertaken as has a survey. I have also had discussions regarding the application with RDN planning staff (Angela Buick).

The application for the Development Permit is imminent.

Your March 5th correspondence to Mr. Ballard indicates that the Electoral Area Service Committee (EASC) intends to discuss the registration of a Notice of Contravention against the property title. Based on the fact that the Development Permit application is imminent I, respectfully, ask that this item be removed from the March 10th EASC agenda.

Yours truly,  
**JE Anderson & Associates**

A handwritten signature in blue ink, appearing to read "Guy Fletcher", with a long horizontal flourish extending to the right.

Guy Fletcher, BCLS