


**Attachment 2  
Draft Development Variance Permit**

 <p><b>REGIONAL DISTRICT OF NANAIMO</b></p>	<p><b>PLANNING AND DEVELOPMENT</b></p> <p><b>6300 Hammond Bay Road, Nanaimo, BC V9T 6N2</b> <b>250-390-6510 or 1-877-607-4111</b> <b><a href="http://www.rdn.bc.ca">www.rdn.bc.ca</a></b></p> <p><b>DEVELOPMENT VARIANCE PERMIT NO. PL2022-110</b></p>
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**To:** ("Permittee") Arlington Inn Ltd., Inc. No. 362339

**Mailing Address:** #4-4180 Island Highway North  
Nanaimo, BC V9T 1W6

1. Except as varied or supplemented by this permit, the development variance permit is issued subject to compliance with all applicable bylaws and provincial and federal statutes and regulations.
2. This development variance permit applies only to those lands within the Regional District of Nanaimo described below, and all buildings, structures and other development thereon:

**Legal Description:** 'A' That Part of Lot 3, District Lot 79, Nanoose District, Plan 2576, Shown Outlined in Red on Plan 472-R, Except Part in Plan 41577("Lands")

**Civic Address:** 2414 Island Highway East **P.I.D.:** 000-062-600

3. The Lands shall be developed strictly in accordance with the terms and conditions of this permit.
4. The Permittee, as a condition of issuance of this permit, agrees to comply with the conditions of Schedule 1, which is attached to and forms part of this permit.
5. The Permittee, as a condition of issuance of this permit, agrees to develop the Lands in substantial compliance with the plans and specifications included in Schedule 2 which is attached to and forms part of this permit.
6. With respect to the Lands, "Regional District of Nanaimo Land Use and Subdivision Bylaw No. 500, 1987" is varied as outlined in Schedules 1 and 2, which are attached to and forms part of this permit.
7. Subject to the terms of the permit, if the Permittee does not substantially start construction with respect to which the permit was issued within two years after the date it is issued, the permit shall lapse in accordance with Section 504 of the *Local Government Act*.
8. This permit prevails over the provisions of the bylaw in the event of conflict.
9. The RDN shall file the notice in the Land Title Office at Victoria under Section 503 of the *Local Government Act*, and upon such filing the terms of this permit or any amendment hereto shall be binding upon all persons who acquire an interest in the Lands affected by this permit.
10. This permit is not a building permit.

Authorizing Resolution to issue passed by the Board this XX<sup>th</sup> day of Month, 20XX.

## **Schedule 1**

### **Terms and Conditions of Permit**

The following sets out the terms and conditions of Development Variance Permit No. PL2022-110:

#### Bylaw No. 500, 1987 Variance

With respect to the Lands, “Regional District of Nanaimo Land Use and Subdivision Bylaw No. 500, 1987” is varied as follows:

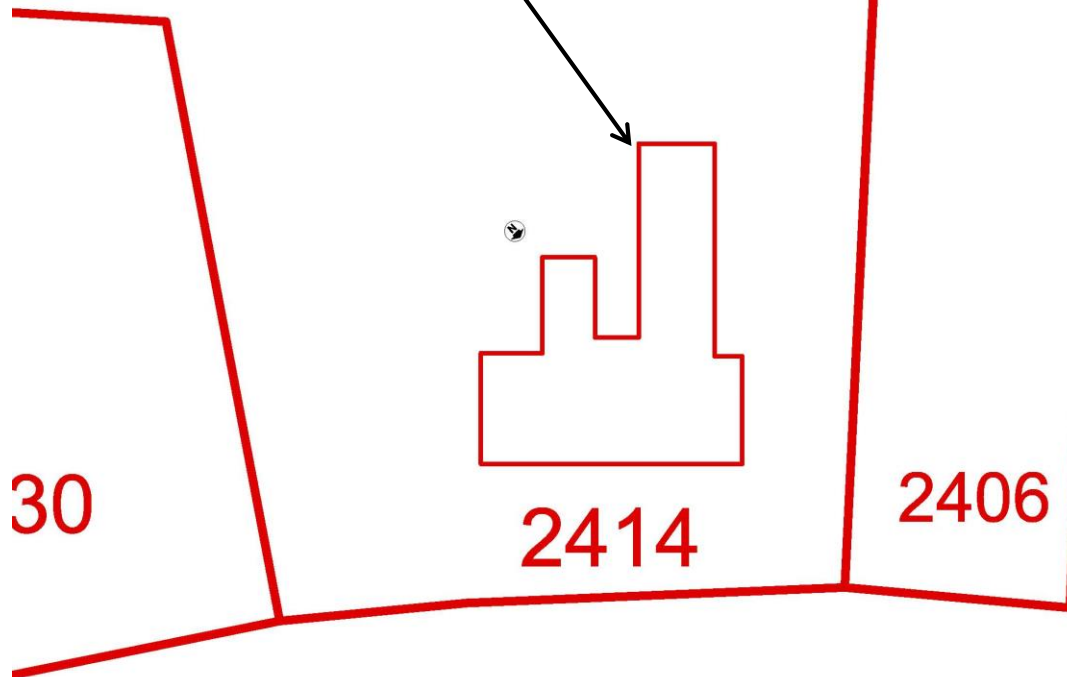
- Section 3.4.15(k) – Permitted Uses and Minimum Site Area – to vary the minimum site area requirement for a tourist store with no community services from 2,000 m<sup>2</sup> to 800 m<sup>2</sup> to enable two tourist stores and nine hotel units within the existing building.

#### Conditions of Approval

1. The two tourist stores and nine hotel units are to be within the existing building shown in the Site Plan on Schedule 1. No additional uses are permitted on the Lands, unless the Lands are developed in compliance with site area requirements or amended zoning regulations.
2. The hotel units must only be used to provide accommodation on a temporary basis. The hotel units must not be used for residential use, defined as the accommodation and homelife of a person or persons in common occupancy.

**Schedule 2  
Site Plan with Variance**

Proposed variance to to vary the minimum site area requirement for tourist store with no community services from 2,000 m<sup>2</sup> to 800 m<sup>2</sup> to enable two tourist stores and nine hotel units within the existing building.



**ISLAND HIGHWAY EAST**

