



TOWN OF VIEW ROYAL

NOTICE OF PROCESSING AN APPLICATION FOR A DEVELOPMENT PERMIT WITH VARIANCES

NOTICE IS HEREBY GIVEN that an application for a Development Permit is being considered for the property at **1652 Island Highway**, as shown in Figure 1 on the reverse side of this Notice, legally described as *Lot 22, Section 98, Esquimalt District, Plan 748 Except Part in Plan 5775*.

Development Permit application 2014/07 is a proposal to construct a 1993m² single storey addition to an existing commercial building as shown in Figure 2. The application includes requests to vary the requirements of *Land Use Bylaw, 1990, No. 35* as follows:

- Variance to the minimum side yard setback from 4.5 m to 0 m (existing building)
- Variance to the rear yard setback from 4.5 m to 2.0 m (existing building)
- Variance to the maximum lot coverage from 40% to 41%
- Variance to the minimum open space from 12% to 12%
- Variance to the amount of landscaped greenspace from 7.5m to 3.5 m
- Variance to the number of required parking stalls from 2 to 110 stalls
- Variance to the maximum height of a retail sign from 2.0 m to 4.5 m.
- Variance to the vertical dimension of a sign component from 0.4 m to 2.1 m
- Variance to the maximum area of signage from 1.0 m² to 2.5 m²

A report in respect to the application will be considered by Council at a meeting to be held at **7:00 p.m. on Tuesday, July 15, 2014**, at 45 View Royal Avenue, Victoria, BC V9B 1A6 and Council may, by resolution:

- a) authorize the issuance of the Development Permit;
- b) authorize the issuance of the proposed Development Permit as amended by Council during the meeting;
- c) defer consideration of the Development Permit to a future date;
- d) refuse to authorize the issuance of the Development Permit.

If you have any representations to make, Town Council would be pleased to hear them at the 15, 2014 Council meeting. If you are unable to attend the meeting, written comments may be mailed, facsimiled, emailed, or hand-delivered to the Town Hall as follows:

- Mail: 45 View Royal Avenue, Victoria, BC, V9B 1A6
- Facsimile: 250-727-9551
- E-mail: info@viewroyal.ca

More detailed information concerning the subject permit application that may be considered by Council may be obtained at the View Royal Town Hall (located at 45 View Royal Avenue, Victoria, BC, V9B 1A6) between the hours of 8:00am and 4:00pm, Monday to Friday, July 3, 2014 to July 15, 2014. Information may also be obtained by calling the View Royal Development Services Department at 250-479-6800.

Dated at the Town of View Royal this 3rd day of July, 2014.

Figure 1. Location Plan

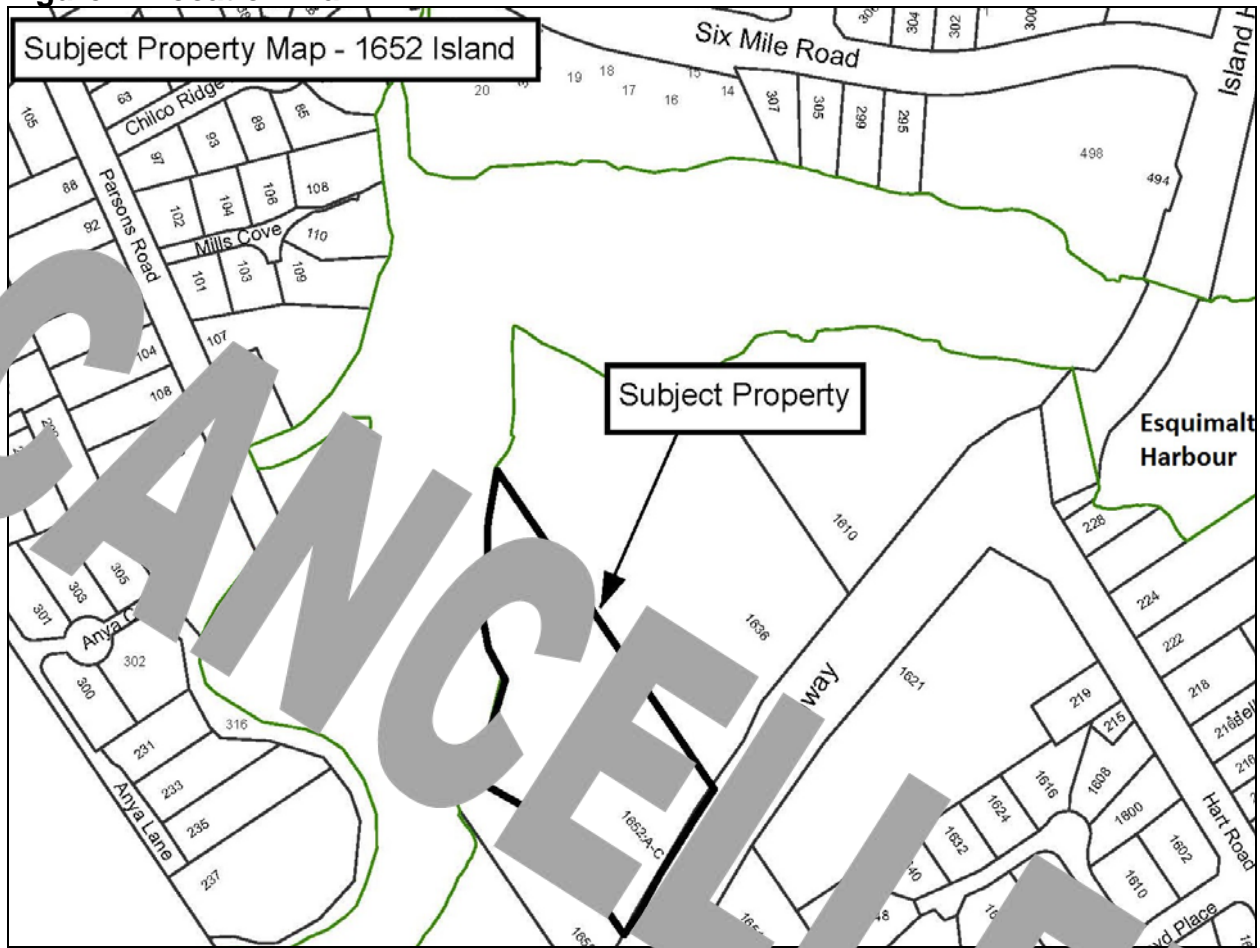


Figure 2. Proposed Site Plan

