



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 with variances is being considered for the property at **1680 and 1708 Island Highway** as shown boldly outlined on the map on the reverse side of this Notice. The affected lots are legally described as:

- LOT 1 SECTION 98 ESQUIMALT DISTRICT PLAN 5531 EXCEPT PART IN PLAN 649RW AND EPP14787
- LOT A (DD ES48097) SECTION 104 ESQUIMALT DISTRICT PLAN 39031, EXCEPT PART IN PLAN EPP14788
- CLOSED ROAD, SECTION 104 ESQUIMALT DISTRICT PLAN EPP14786

Development Permit 2016/10 permits the expansion of the existing View Royal Casino building and associated signage.

Development Permit 2016/10 addresses the following variances:

- Variance to the front minimum setback in Section 11.6.3.b of Zoning Bylaw No. 900, 2014 (CD-6 zone) from 3.5m to 2m.
- Variance to the side, flanking minimum setback in Section 11.6.3.d of Zoning Bylaw No. 900, 2014 (CD-6 zone) from 2.14m to 0m.
- Variance to the maximum height in Section 11.6.4.a of Zoning Bylaw No. 900, 2014 (CD-6 zone) from 14m to 19m.
- Variance to Section 48.7.a.iii of Land Use Bylaw 1990 No. 35 where a free-standing sign is not permitted on a site where the buildings are located less than 7.5m from the front and flanking lot lines.
- Variance to Section 50.2 of Land Use Bylaw 1990 No. 35 for the number of free-standing signs permitted on a lot in Sign Zone 4 from 1 to 2.

The development proposal will be considered by the **View Royal Town Council on Tuesday, September 20, 2016 at 7:00 pm** and may by resolution:

- (a) authorize the issuance of the Development Permit;
- (b) authorize the issuance of the Development Permit as amended by Council in its resolution;
- (c) defer consideration of the Development Permit to a future date; or
- (d) refuse to authorize a Development Permit for the current proposal.

If you have any representations to make, Town Council would be pleased to hear them at the **September 20, 2016** Council meeting. If you are unable to attend the meeting, comments may be mailed, facsimiled, emailed, or hand-delivered to the Town Hall no later than 3:30pm on Tuesday, September 20, 2016. Submission information for comments is as follows:

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

A copy of the application and related information may be inspected at the View Royal Town Hall (located at 45 View Royal Avenue, Victoria, BC, V9B 1A6) between the hours of 8:30am and 4:30pm, Monday to Friday, September 9, 2016 to September 20, 2016. Information may also be obtained by calling the Development Services Department at 250-479-6800.

Dated the 7th day of September, 2016
Development Services Town of View Royal

Subject Property Map - 1680 and 1708 Island Highway

