

CITY OF PORT MOODY
DEVELOPMENT VARIANCE PERMIT 2019-138

ISSUED BY: CITY OF PORT MOODY

A municipal corporation pursuant to the *Community Charter*, S.B.C. 2003, c26
with offices at 100 Newport Drive, Port Moody, BC V3H 5C3

(the "City")

TO: Silverleaf Homes Ltd.
P.O. Box 1330
Aldergrove, BC V4W 2E1

(the "Applicant")

WHEREAS:

The Applicant has made an application for a Development Variance Permit to vary the minimum required parking stall width for a tandem parking space in the Single Detached Residential – Small Lot Zone (RS1-S) to meet the minimum parking requirements required on the property described as:

Civic Address: 2709 St. George Street

Parcel Identifier (PID): 030-696-003

Legal Description: LOT 1, BLOCK 24, DISTRICT LOT 201, GROUP 1,
NEW WESTMINSTER DISTRICT PLAN EPP69542

(the "Land");

NOW THEREFORE, in accordance with subsection 498(1) of the *Local Government Act*:

1. City of Port Moody Zoning Bylaw, 2018, No. 2937 is hereby varied:
 - (i) in section 6.6.1 by reducing the minimum required parking space dimension tandem stall width from 3.4 metres to 2.76 metres.
2. This Development Variance Permit is issued subject to all requirements contained in the City's bylaws, except where specifically varied or supplemented by this Development Variance Permit.
3. Whenever the singular or masculine is used in this Permit, the same shall be deemed to include the plural, or the feminine, or the body politic, or corporate as the context so requires, and every reference to each party shall be deemed to include the heirs, executors, administrators, successors, and assigns of such party whenever the context or the parties so require.

4. The Applicant shall comply with all Permits applicable to the Land, and with all applicable building regulations, and shall not commence work on the Land until a Building Permit in respect of such work has been issued by the City.
5. The applicant agrees to comply with the following conditions of Development Variance Permit 2019-138
 - a) The tandem parking stalls shall be located along the eastern property line as shown on the drawing in Schedule 'A'
 - b) A restrictive covenant which states that there is to be no fence or structure constructed along the eastern (shared) property line for the full length of the tandem parking spaces shall be registered on title prior to the issuance of a building permit

AUTHORIZING BY COUNCIL RESOLUTION _____.

Rob Vagramov, Mayor

D. Shermer, Corporate Officer

SCHEDULE "A"

Edge Of Pavement ST. GEORGE STREET

