

**CITY OF PORT MOODY**  
**DEVELOPMENT VARIANCE PERMIT 3090-20-143**

**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:** The Trustees Of The St. Andrew's Pastoral Charge  
1790 Ioco Road  
Port Moody, BC V3H 5C5

(the "Owner")

**WHEREAS:**

- A. Colliers International, on behalf of the Owner, has made an application for a Development Variance Permit to vary the requirement to provide site servicing drawings and enter into an Engineering Servicing Agreement prior to the subdivision of the property described as:

**Parcel Identifier (PID):** 010-158-936; 010-159-100

**Legal Description:** Lot 1 Government Reserve Lying Between District Lots 226 And 256 Group 1 New Westminster District Plan 15859; Lot 21 Government Reserve Lying Between District Lots 226 And 256 Group 1 New Westminster District Plan 15859

(the "Land");

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

1. 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.
2. The City of Port Moody Zoning Bylaw, 2018, No. 2937, Section 13.3.2(e) is hereby varied to:

- (i) reduce the minimum side yard setback adjoining a flanking street from 3.0m to 0m to facilitate the northern portion of the existing heritage building on Proposed Lot A, as shown on the Proposed Subdivision Plan attached as Schedule A to this Permit.
- 3. The City of Port Moody Subdivision and Development Servicing Bylaw, 2010, No. 2831, sections 8.4, 8.5, and 10.3 are hereby varied to:
  - (i) exempt the Owner from the requirement for the provision of site servicing and the submission of securities to cover the cost of all required works and services, prior to obtaining subdivision approval.
- 4. Prior to consideration of subdivision approval, the owner shall enter into a No-Build Covenant on Proposed Lot B, as shown on the Proposed Subdivision Plan attached as Schedule A to this Permit, that:
  - (i) prohibits any development of the Land; and
- 5. Parts 3 and 4 above of this development variance permit shall only be applied to the subdivision (lot line adjustment) of the Land as shown on the Proposed Subdivision Plan attached as Schedule A to this Permit.
- 6. 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.

**AUTHORIZING RESOLUTION PASSED BY COUNCIL** the \_\_\_\_ day of July, 2021.

**ISSUED THIS** \_\_\_\_ day of \_\_\_\_\_, 2021.

\_\_\_\_\_  
Rob Vagramov, Mayor

\_\_\_\_\_  
Dorothy Shermer, Corporate Officer

**Schedule A**  
**Proposed Subdivision Plan**

