

CITY OF PORT MOODY

DEVELOPMENT VARIANCE PERMIT DVP00014

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: Bosa Development Corp
1300 2025 Willingdon Ave
Burnaby BC V5C 0J3

(the “Owner”)

WHEREAS:

- A. The Owner has made an application for an exterior patio and consequently, for a Development Variance Permit to vary the minimum permitted front yard setback in the Inlet Town Centre – Newport Village (TC1) Zone, allowing for the placement of a structural canopy within a required setback area

Civic Address: 215 Newport Drive

Parcel Identifier (PID): 024-007-412

Legal Description: Strata Lot 112 DL 191 and 470 GRP 1 NWD LMS3067 Together with an Interest in the Common Property in Proportion to the Unit Entitlement of the Strata Lot as Shown on Form 1 (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. City of Port Moody Zoning Bylaw, 2018, No. 2937, is hereby varied to:
 - (i) Vary Section 11.3.3(d) of the Inlet Town Centre – Newport Village (TC1) Zone to permit an exterior patio cover to encroach into a required setback area,

from 3.0 metres required to 0.0 metres. as shown on the attached plans included as Schedule "A" to this document.

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 Owner shall comply with all permits applicable to the Land, and shall not commence work on the Land until a Building Permit in respect of such work has been issued by the City.

AUTHORIZING RESOLUTION PASSED BY COUNCIL the ___ day _____ 2023.

ISSUED THIS ___ day of _____, 2023.

M. Lahti, Mayor

S. Lam, Corporate Officer

SCHEDULE "A"

SITE PLAN

