



SCHEDULE "A"

CITY OF CHILLIWACK

DEVELOPMENT VARIANCE PERMIT NO. DVP01321

To: 1028621 BC LTD
2072 Bradner Road
Abbotsford BC V4X 1C3

Titan Construction Co Ltd
Unit 1A - 27355 Gloucester Way
Langley BC V2W 3Z8

1. This Development Variance Permit is issued subject to compliance with all of the Bylaws of the City of Chilliwack applicable thereto, except as specifically varied or supplemented by this Permit.
2. This Development Variance Permit applies only to those lands within the City of Chilliwack described below, to facilitate the construction of a new industrial building, and does not apply to any additions or subsequent replacement of any and all buildings and structures and other development thereon:

Parcel Identifier No. 029-034-434

Legal Description: LOT 3 DISTRICT LOT 288 AND 270 GROUP 2 NEW
WESTMINSTER DISTRICT PLAN EPP28152

Address: 44199 Progress Way

3. In accordance with the provisions of Section 498 of the *Local Government Act* the following section(s) of "Zoning Bylaw 2020, No. 5000" are varied as stated:

Section 13.12(10)(c) within the CD-12 (Comprehensive Development-12) Zone is varied by reducing the minimum landscape area / buffer requirement for parcels adjacent to residential use on properties in the AL (Agricultural Lowland) Zone from 10m to 1m.

Section 13.12(8)(a) within the CD-12 (Comprehensive Development-12) Zone is varied by reducing the minimum siting distance requirement for buildings and structures sharing a common lot line with properties in the AL (Agricultural Lowland) Zone from 10m to 6m.

4. The land described herein shall be developed strictly in accordance with the terms and conditions and provisions of this Permit and the plans and information contained within the application. The following condition applies:
 - a) that the development be in accordance with the plans found in Schedule "A";

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5. Pursuant to Section 504 of the *Local Government Act*, if the permittee does not substantially start any construction permitted by this Permit within two years of the date of this Permit, this Permit shall lapse.
6. This Permit is not a Building Permit.

APPROVED BY COUNCIL ON THE ____ DAY OF ____, 2023.

ISSUED THIS ____ DAY OF ____, 2023

CORPORATE OFFICER

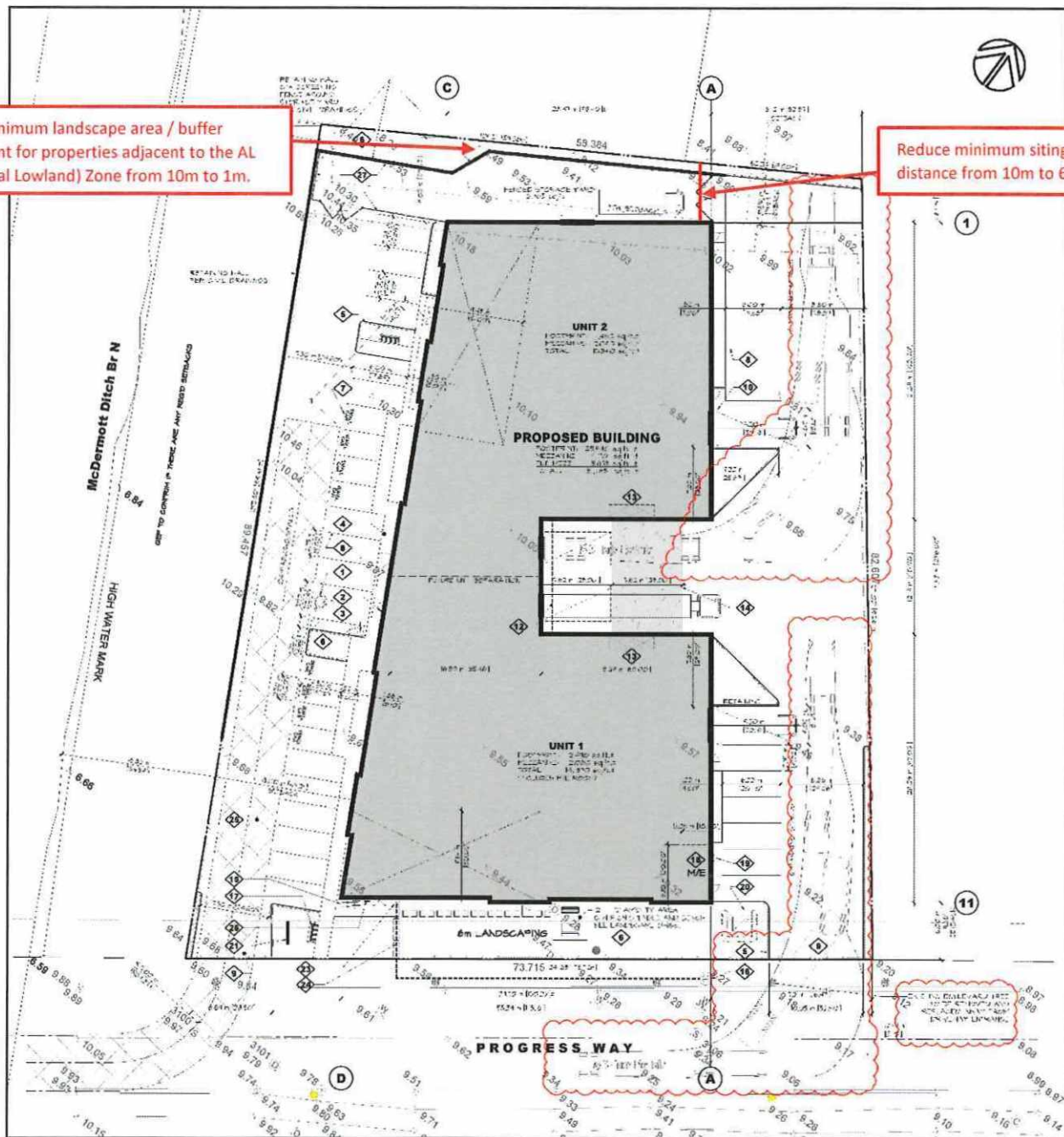
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Schedule "A"

Site Plan (as provided by the applicant)

Reduce minimum landscape area / buffer requirement for properties adjacent to the AL (Agricultural Lowland) Zone from 10m to 1m.

Reduce minimum siting distance from 10m to 6m.



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