



District of West Vancouver *Proposed* Temporary Use Permit No. 20-112

CURRENT OWNER: BELLEVUE PROPERTIES LTD., INC, NO, 293350
1450-701 West Georgia Street
Vancouver, BC V7Y 1C6

THIS TEMPORARY USE PERMIT APPLIES TO:

CIVIC ADDRESS: 1453 Bellevue Avenue

LEGAL DESCRIPTION: 011-406-941
LOT K BLOCK 23 DISTRICT LOT 237 PLAN 21795
(the 'Lands')

1.0 This Temporary Use Permit:

- (a) Permits the use of the Lands for the purposes of a cannabis retail business (the "Temporary Use") pursuant to s. 493 of the *Local Government Act* and Zoning Bylaw No. 4662, 2010, subject to the conditions set out in this Permit; and
- (b) Requires compliance with all of the Bylaws of the District applicable to the Lands.

2.0 The following conditions shall apply to the Temporary Use of the Lands:

- (a) That a Non-medical Cannabis Licence be obtained from the Liquor and Cannabis Regulation Branch (LCRB).
- (b) That a Business Licence be obtained.
- (c) That Planning Staff approve the proposed storefront prior to the construction of the store.

3.0 Expiry of Permit

- (a) This permit expires and the Temporary Use is no longer permitted, 3 years from the date of issuance of this Permit, unless this Permit is renewed pursuant to s. 493 of the *Local Government Act*, in which case this Permit shall expire on the date specified in the renewal of the permit on or before the date that this Permit expires.

4.0 Prior to commencing site work or Building Permit issuance, whichever occurs first, the Owner must:

- (a) Obtain a development permit (exemption) for any proposed changes to the exterior of the building façade as generally shown on Schedule A;

5.0 Runs with the Land

The terms of this Permit are binding on all persons who acquire an interest in the Lands.

6.0 Lapse of Permit

This Temporary Use Permit lapses if the work authorized herein is not commenced within 12 months of the date this permit is issued.

THE COUNCIL OF WEST VANCOUVER APPROVED THIS PERMIT BY RESOLUTION PASSED ON _____.

MAYOR

CORPORATE OFFICER

THE REQUIREMENTS AND CONDITIONS UPON WHICH THIS PERMIT IS ISSUED ARE ACKNOWLEDGED AND AGREED TO BY THE CURRENT OWNER. IT IS UNDERSTOOD:

- THAT OTHER PERMITS / APPROVALS MAY BE REQUIRED INCLUDING PERMITS / APPROVALS FOR BUILDING CONSTRUCTION, SOIL AND ROCK REMOVAL OR DEPOSIT, BOULEVARD WORKS, AND SUBDIVISION; AND
- THE DEVELOPMENT MUST ATTAIN REQUIREMENTS OF THE BC BUILDING CODE AND ANY VARIANCES TO THE ZONING BYLAW ARE THE RESPONSIBILITY OF THE OWNER AND MUST BE RECTIFIED AT THE BUILDING PERMIT STAGE.

Owner: Signature

Owner: Print Name above

Date

FOR THE PURPOSES OF SECTIONS 3.0 and 6.0, THIS PERMIT IS ISSUED ON

[Insert Council report date & Document #])

Schedules:

A – Storefront Rendering

SCHEDULE A

