
Rezoning Application for 1002 Pandora Avenue Air Space Plan



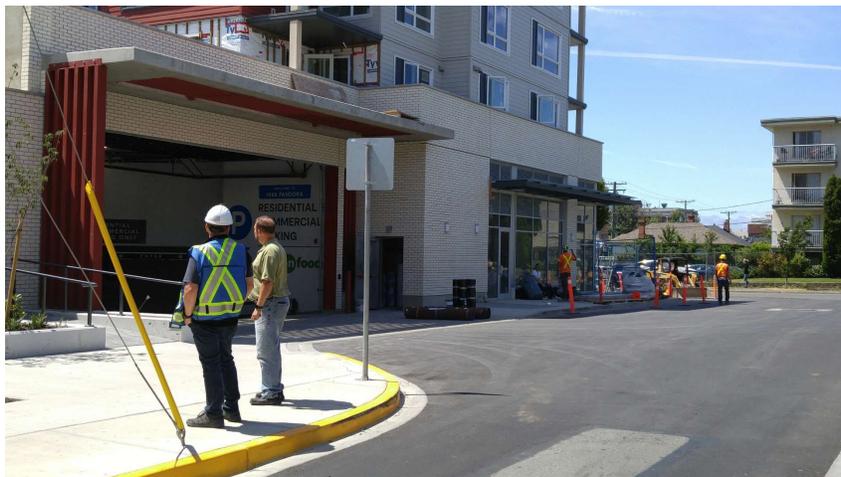
Subject Property

From Franklin Green



Subject Property

Mason Street Frontage



Subject Property

Vancouver Street Frontage



Air Space Parcels

The Land Title Act provides for air space parcels, which are defined as:

“a volumetric parcel, whether or not occupied in whole or in part by a building or other structure, shown as such in an air space plan”



What is requested?

The proposal is to create an air space plan:
6 commercial air space parcels
Residential component (remainder)



Why?

The air space plan will allow the developer to manage the commercial leases separately from the residential units.



What will change?

No further development rights are allowed and all existing agreements remain in place.



Plans

PLAN SHOWING PROPOSED AIR SPACE PARCELS PANDORA AVENUE, VICTORIA B.C.

LEGAL DESCRIPTION:
Lot A, Suburban Lot 15, Victoria City, Plan EPP61985



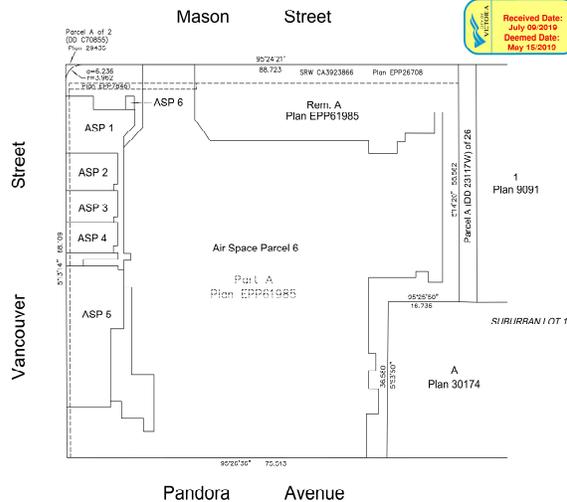
Dimensions and Elevations are in metres.
Property line dimensions are derived from Plan L21919283.
Proposed air space parcel boundaries from developer's usage criteria and architectural design drawings are subject to revision.
This plan is to be confirmed and read with current architectural design drawings. Individual sheets of this plan are referenced to architectural design drawings.

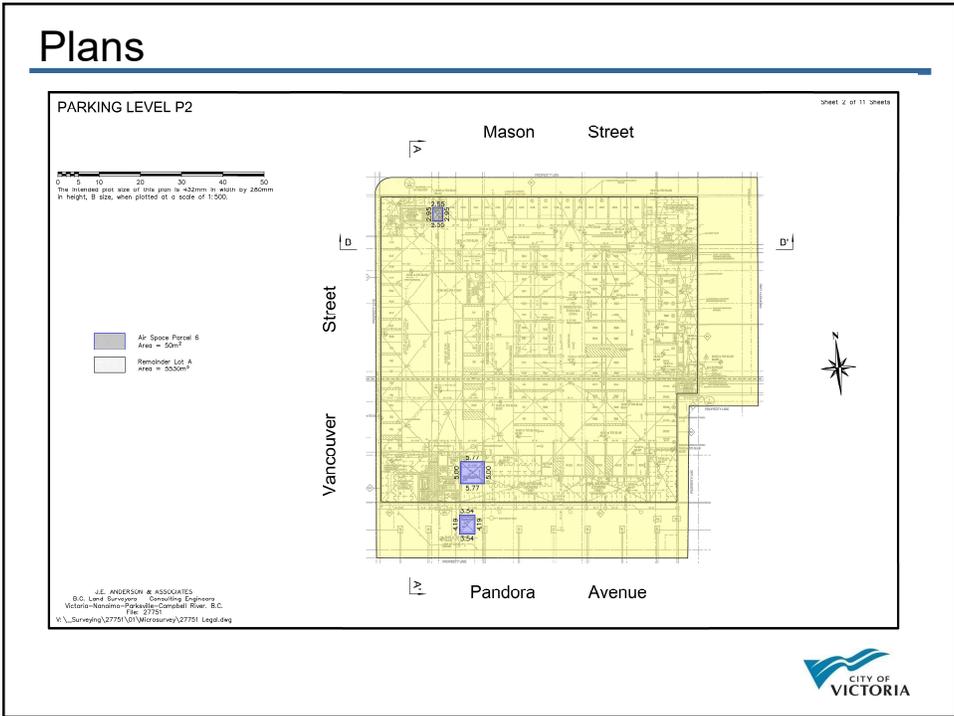
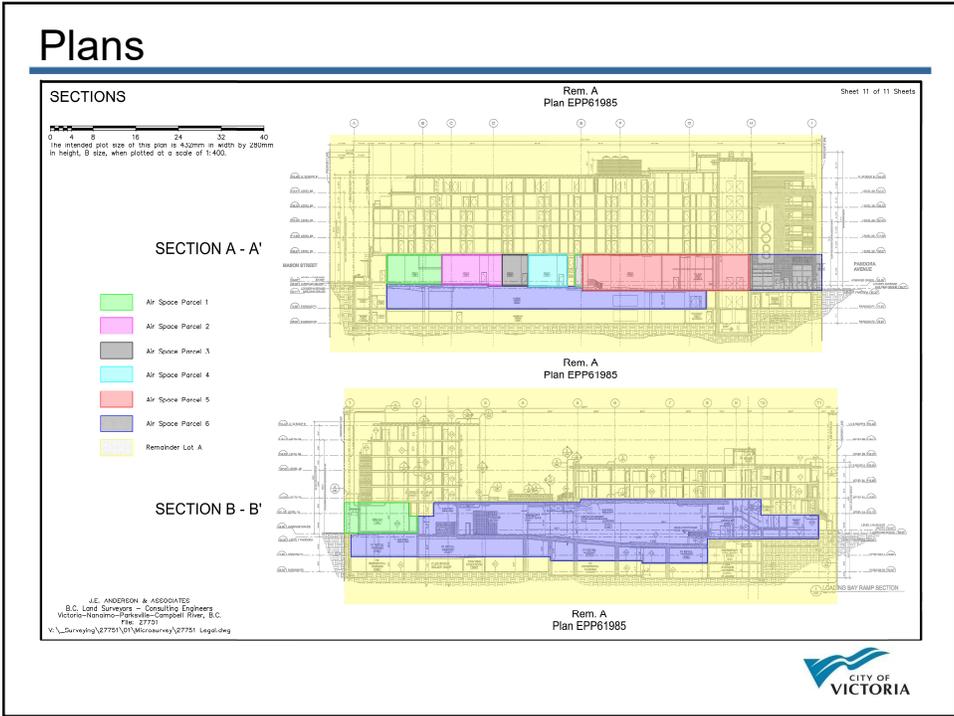


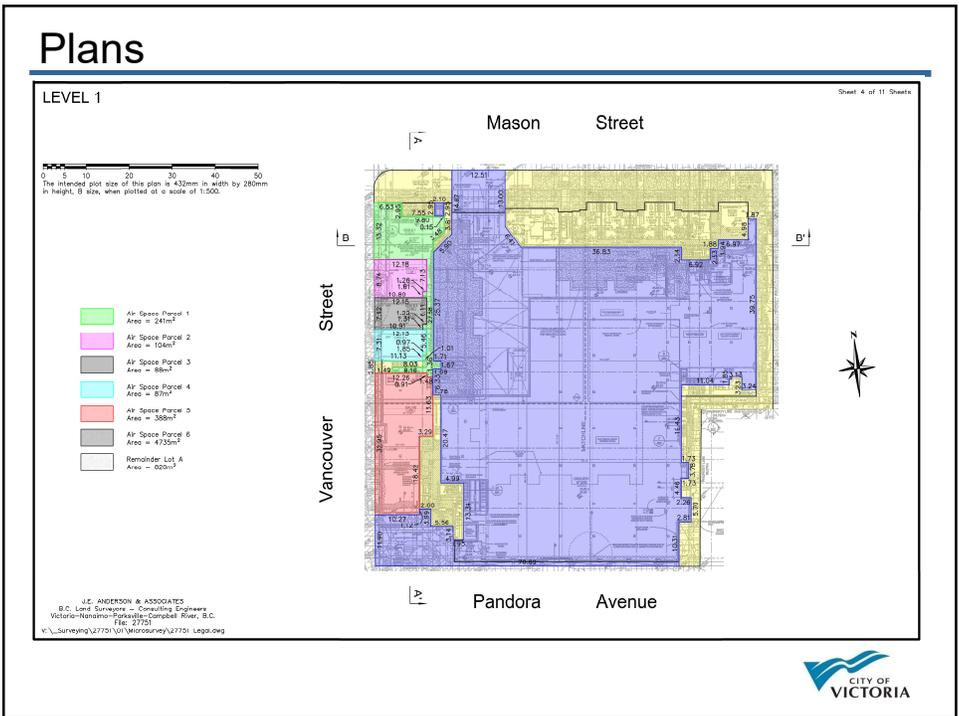
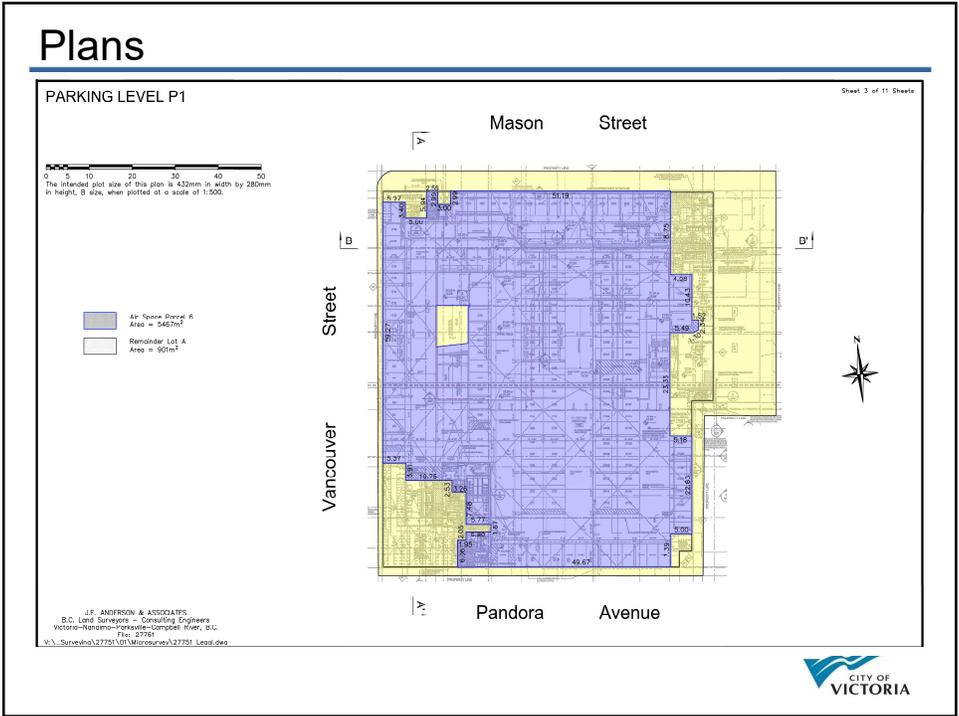
Name of Development:
Pandora

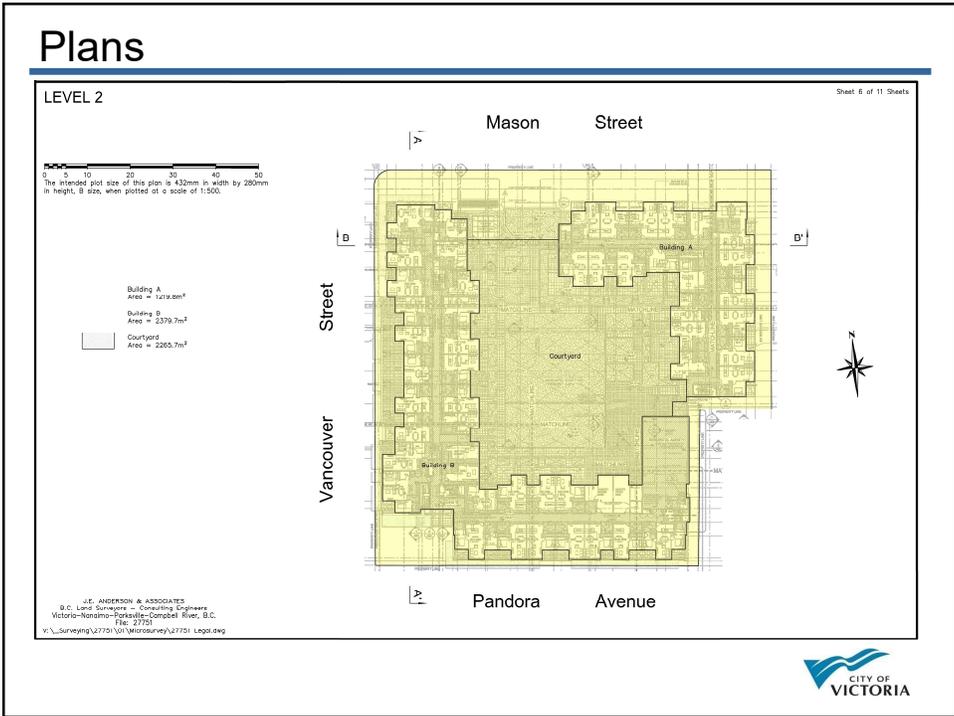
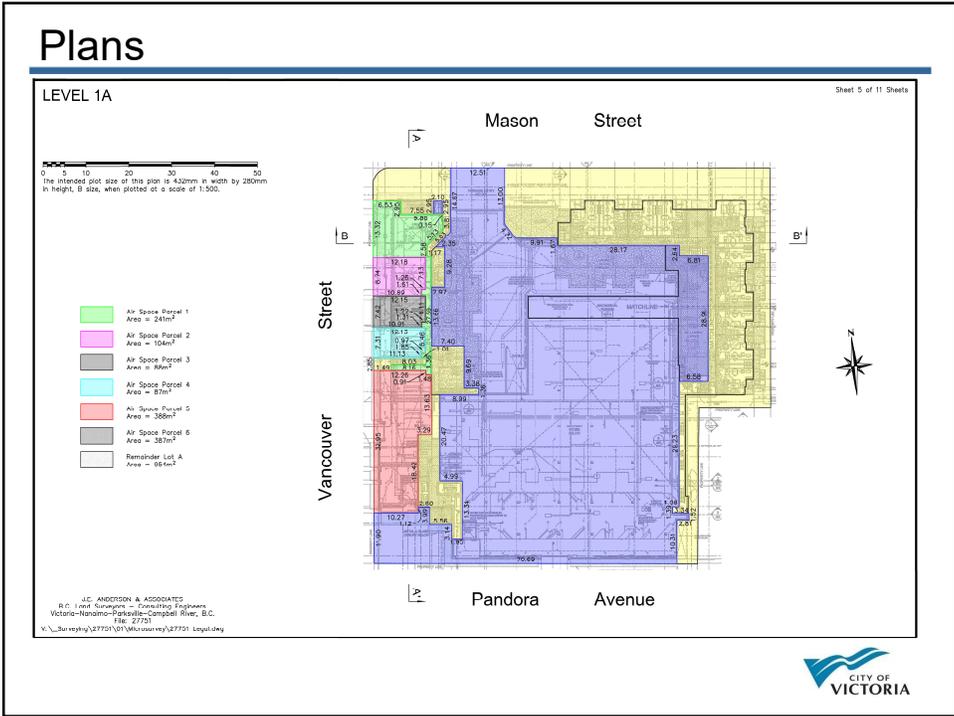
J.L. ANDERSON & ASSOCIATES
D.C. Land Services - Consulting Engineers
Victoria - New Westminster - Courtenay - Chilliwack - B.C.
Tel: 2751
V:_Surveying\2751\01 Wireframes\2751 Legpl.dwg

Sheet 1 of 11 Sheets

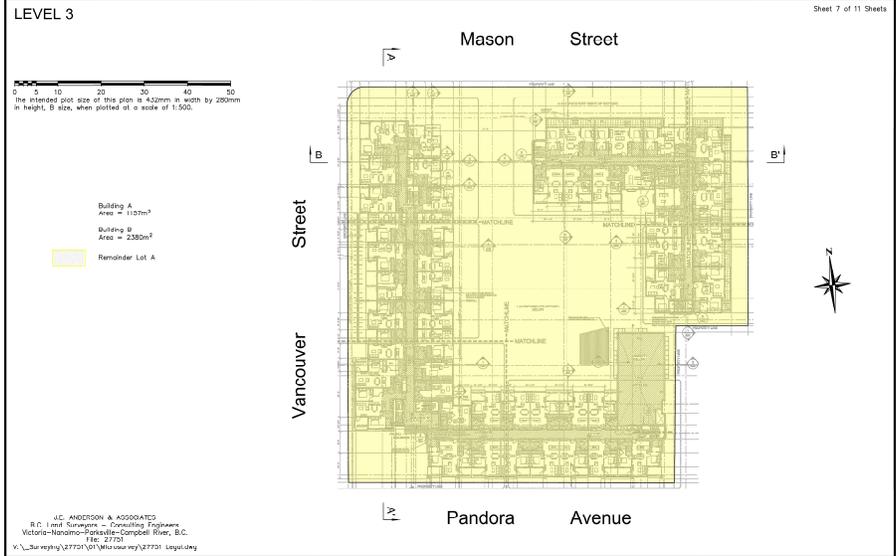








Plans



Plans

