

**PART 7.25 -M-2-NQ ZONE, NANAIMO QUESNEL SERVICE DISTRICT**

Permitted Uses	1	The following uses are permitted:  (a) all of the uses permitted in the M-2 Zone, Light Industrial District;  (b) offices for business, professions or government.  (c) <u>high tech</u>  (d) <u>call centre</u>
Height	2	A <u>building</u> shall not exceed 8m in <u>height</u> .
Floor space Ratio	3	The <u>floor space ratio</u> shall not exceed 1.4 to 1.
Setback	4	(1) A <u>building</u> shall not be closer than 3.04m to that part of the <u>lot line</u> bordering Nanaimo Street that begins 150.71m south of the southern boundary of Topaz Avenue and ends 194.21m south of that boundary.  (2) No parking or turnaround area may be sited within 4.04m of that part of the <u>lot line</u> bordering Nanaimo Street described in subsection (1).
Siting of Parking	5	Any required parking may be sited within the M-2 Zone, Light Industrial District.
General Regulations	6	Except as provided in this Part, the regulations applicable in the M-2 Zone, Light Industrial District, apply in this zone.