



DEVELOPMENT VARIANCE PERMIT NO. DVP00290

**BANGA CONSTRUCTION INC.
Name of Owner(s) of Land (Permittee)**

Civic Address: 3865, 3875, 3881 and 3887 GULFVIEW DRIVE

1. This development variance permit is issued subject to compliance with all of the bylaws of the municipality applicable thereto, except as specifically varied by this permit.
2. This permit applies to and only to those lands within the municipality described below, and any and all building structures and other developments thereon:

Legal Description:

**LOTS 10, 11, 12 AND 13 DISTRICT LOT 41 WELLINGTON DISTRICT
PLAN EPP23844**

PID No. 029-229-081 (Lot 10)

PID No. 029-229-090 (Lot 11)

PID No. 029-229-103 (Lot 12)

PID No. 029-229-111 (Lot 13)

3. The City of Nanaimo "ZONING BYLAW 2011 NO. 4500" is hereby varied as follows:


Section 7.6.1 requires a maximum allowable perimeter wall height of 7.32m on the front elevation. The variance is to permit a perimeter wall height of 9.93m on Lots 10, 11, 12 and 13.

4. The permittee, as a condition of the issuance of this permit, shall develop the land described herein strictly in accordance with the following terms and conditions and provisions and in accordance with any plans and specifications attached hereto which shall form a part thereof.

Schedule A Location Plan
Schedule B Site Plan
Schedule C Site Cross Sections
Schedule D Elevations
Schedule E Height Survey

5. If the permittee does not substantially commence the construction permitted by this permit within two years of the date of this permit, this permit shall lapse.
6. This permit prevails over the provisions of the bylaw in the event of conflict.
7. This permit is not a building permit nor does it constitute approval of any signage. Separate applications must be made for a building permit and sign permit.

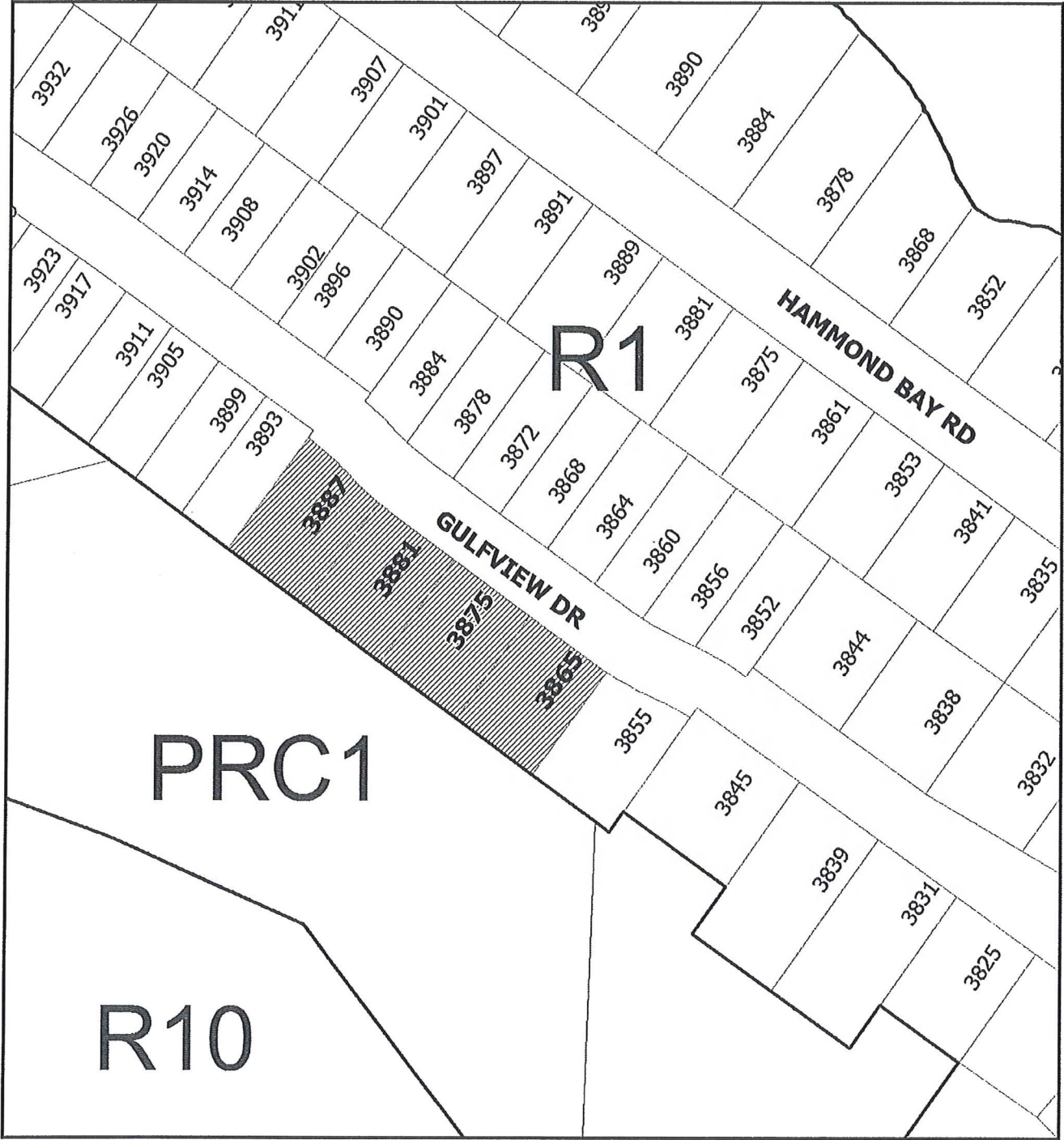
AUTHORIZING RESOLUTION PASSED BY COUNCIL
THE 11th DAY OF JULY, 2016.


Corporate Officer

2016-JUL-18
Date

DS/sm

Prospero attachment: DVP00290



DEVELOPMENT VARIANCE PERMIT NO. DVP00290

LOCATION PLAN

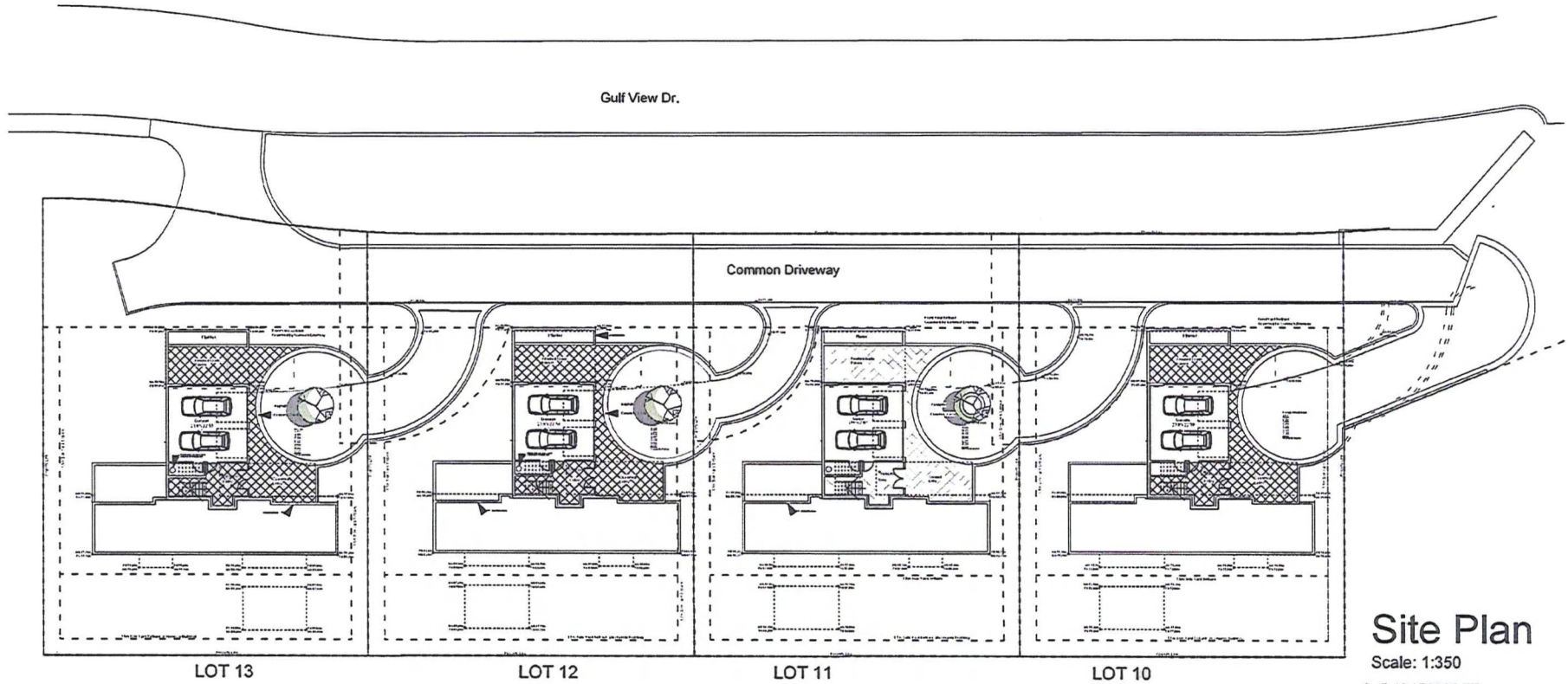
Civic: 3865, 3875, 3881 and 3887 Gulfview Drive
Lots 10, 11, 12 and 13, District Lot 41, Wellington District,
Plan EPP23844

 **Subject Properties**

Development Variance Permit DVP00290
 3865, 3875, 3881 and 3887 Gulfview Drive

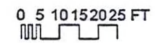
Schedule B

Site Plan



Site Plan

Scale: 1:350

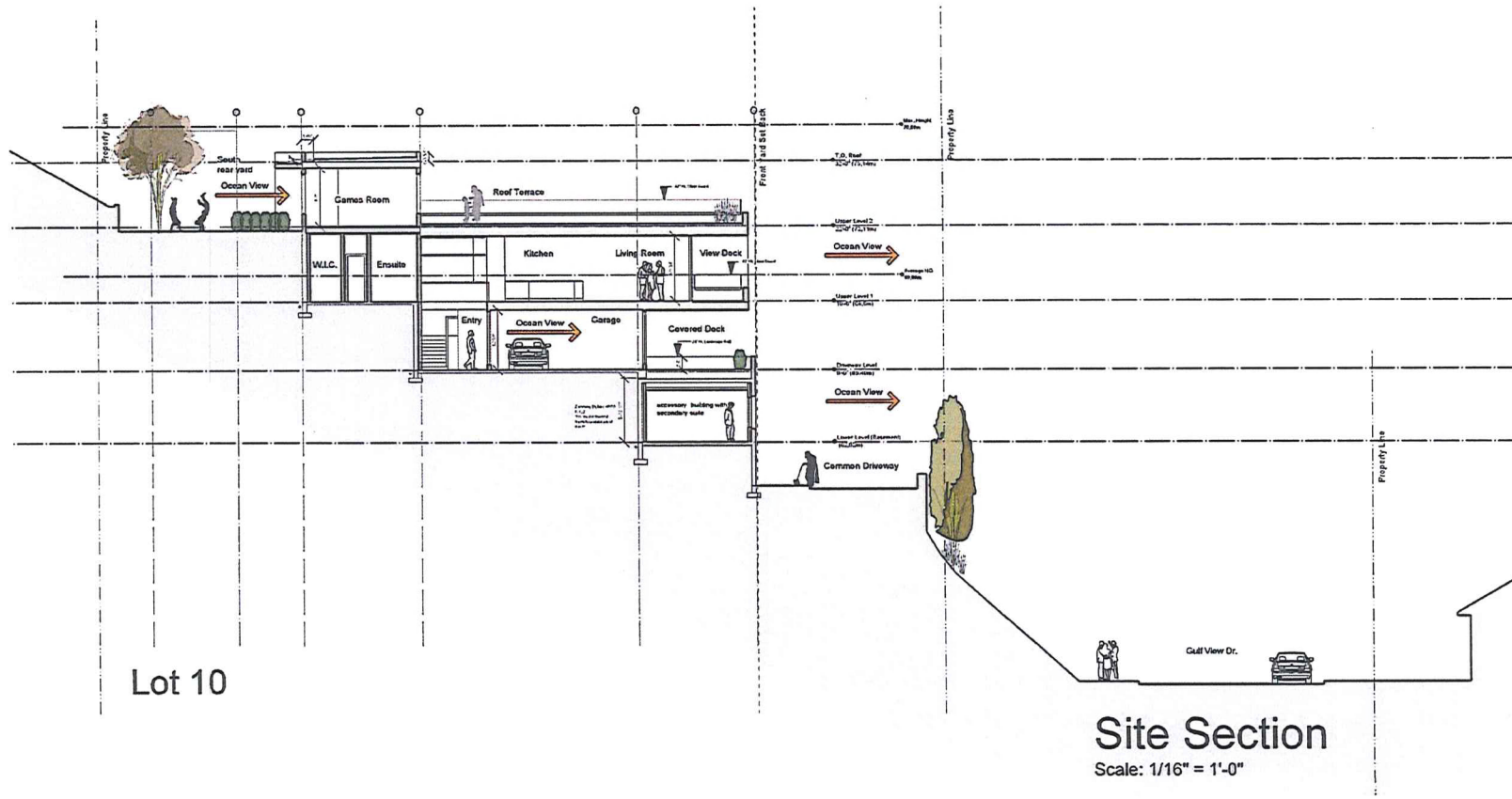


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Middleton
 web: <http://nemiddleton.webplus.net> nemiddle@telus.net
 553 Larch Street Nanaimo, B.C. Canada V9S 2G2 (250) 753-4160

Issue:	Schematic Design	May 22 2016	Gulf View Development Lot 10,11,12,13 Gulf View Dr. Nanaimo, B.C.
	Design Development	June 17 2016	
Banga Construction Inc. 205 Terminal Ave. N. Nanaimo, B.C. V9S 4J4 Cel. 250 616 7000			

A1.1

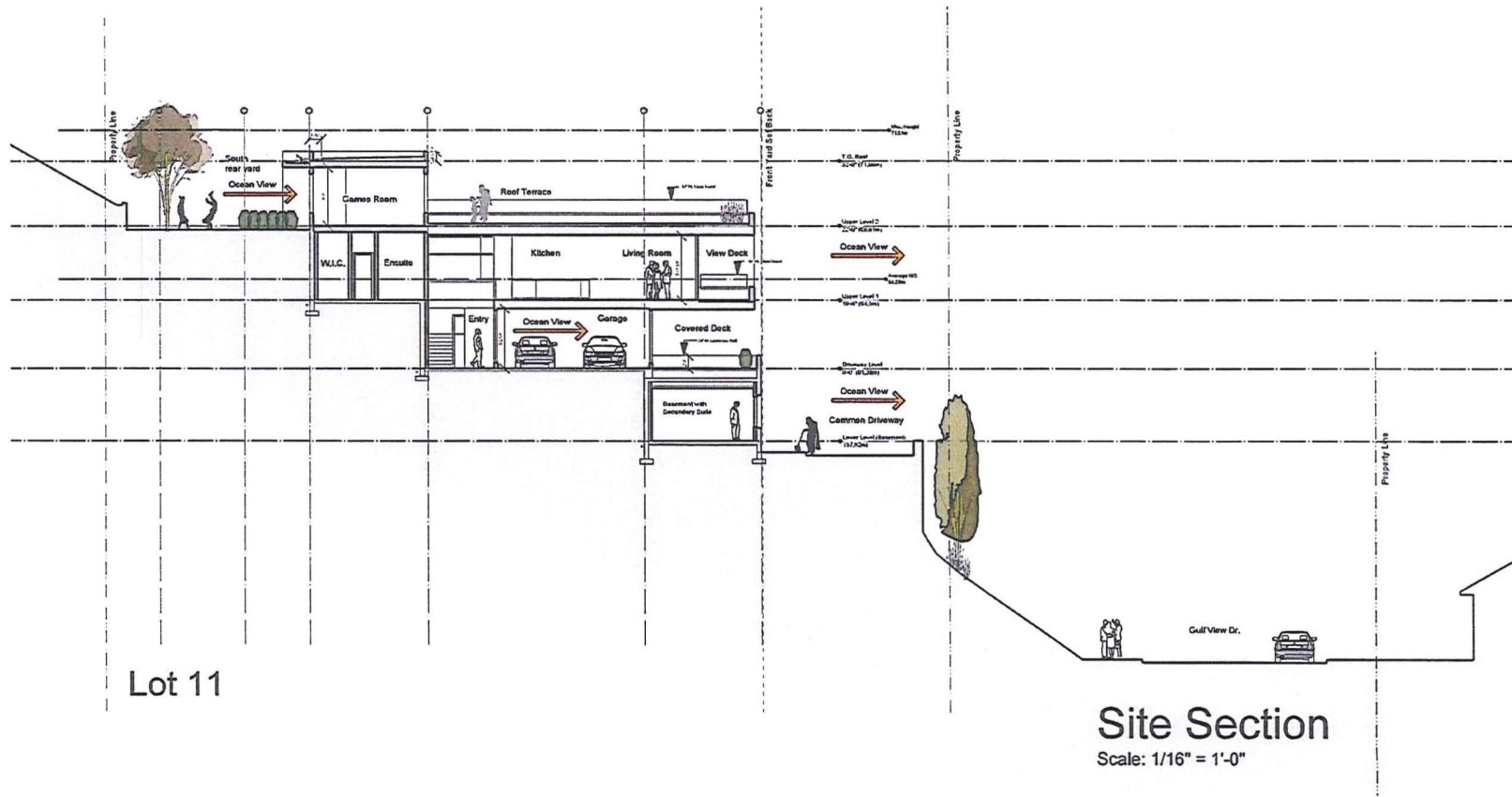
Development Variance Permit DVP00290 Schedule C
 3865, 3875, 3881 and 3887 Gulfview Drive
 1/4 **Site Cross Sections**



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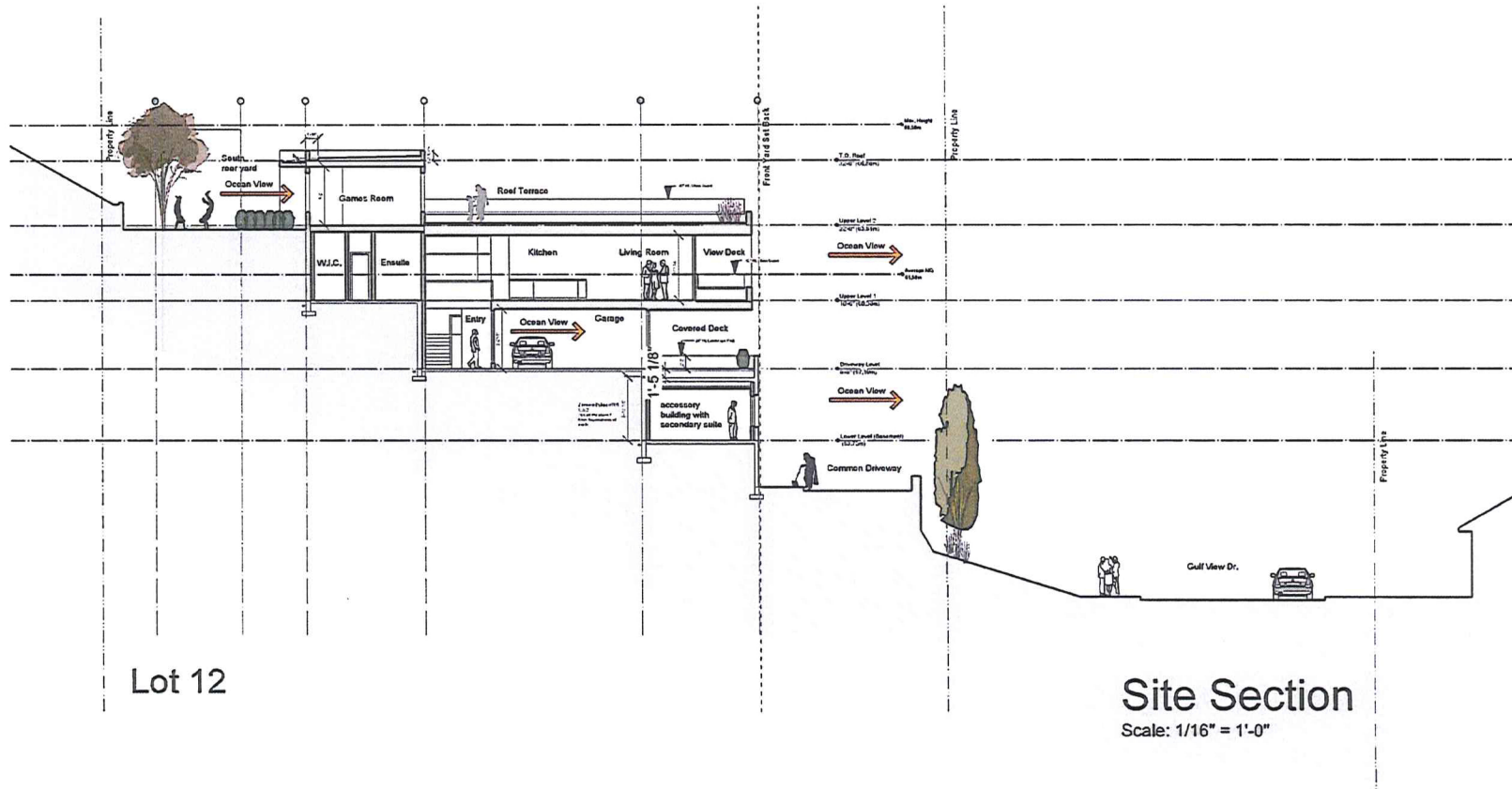
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A3.1



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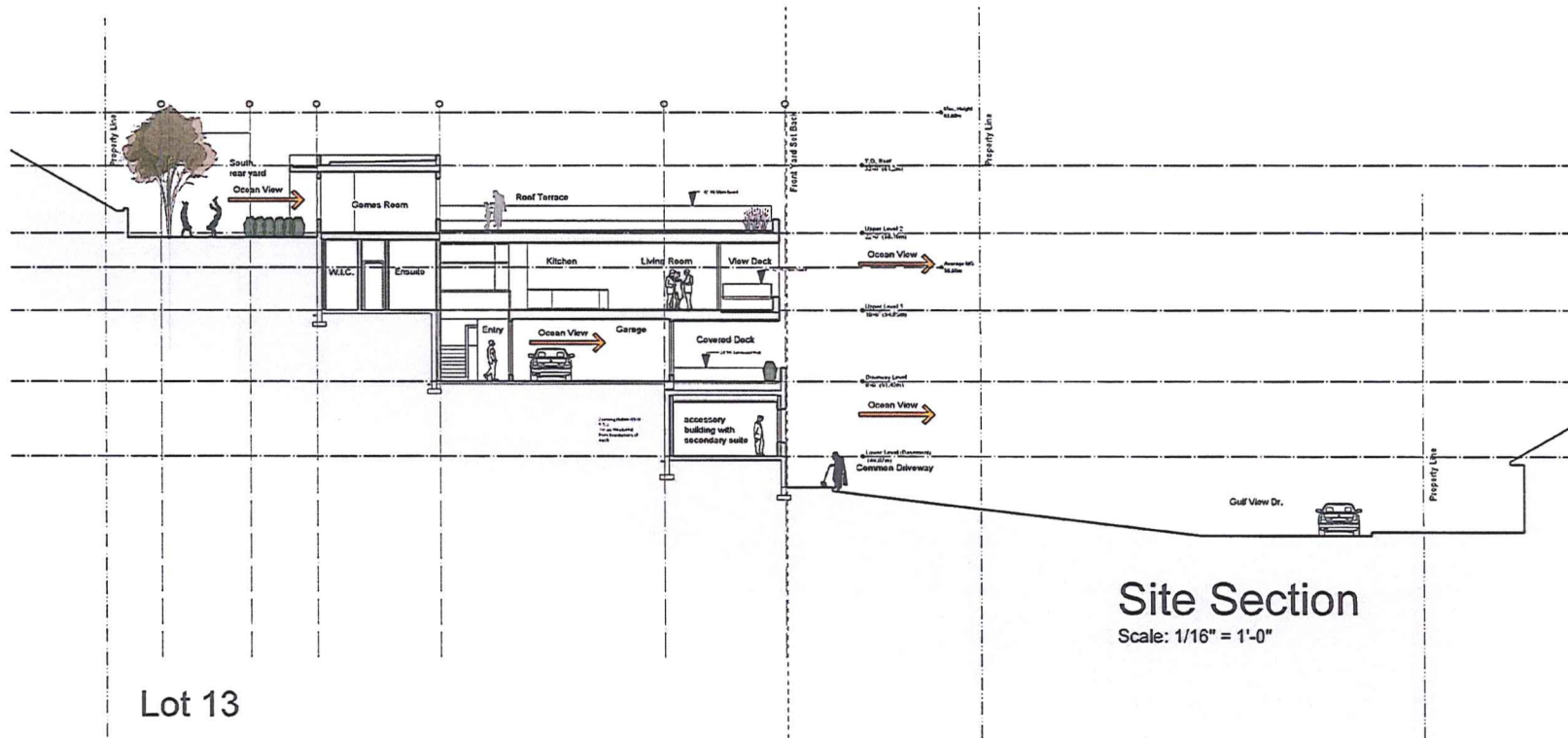
Lot 12

Site Section
Scale: 1/16" = 1'-0"

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A3.3



Site Section

Scale: 1/16" = 1'-0"

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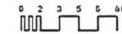
A3.4

Development Variance Permit DVP00290
 3865, 3875, 3881 and 3887 Gulfview Drive
 1/6

Schedule D
Elevations



Site Elevation
 Scale: 1:350



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A2.1



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A0.1



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A0.2



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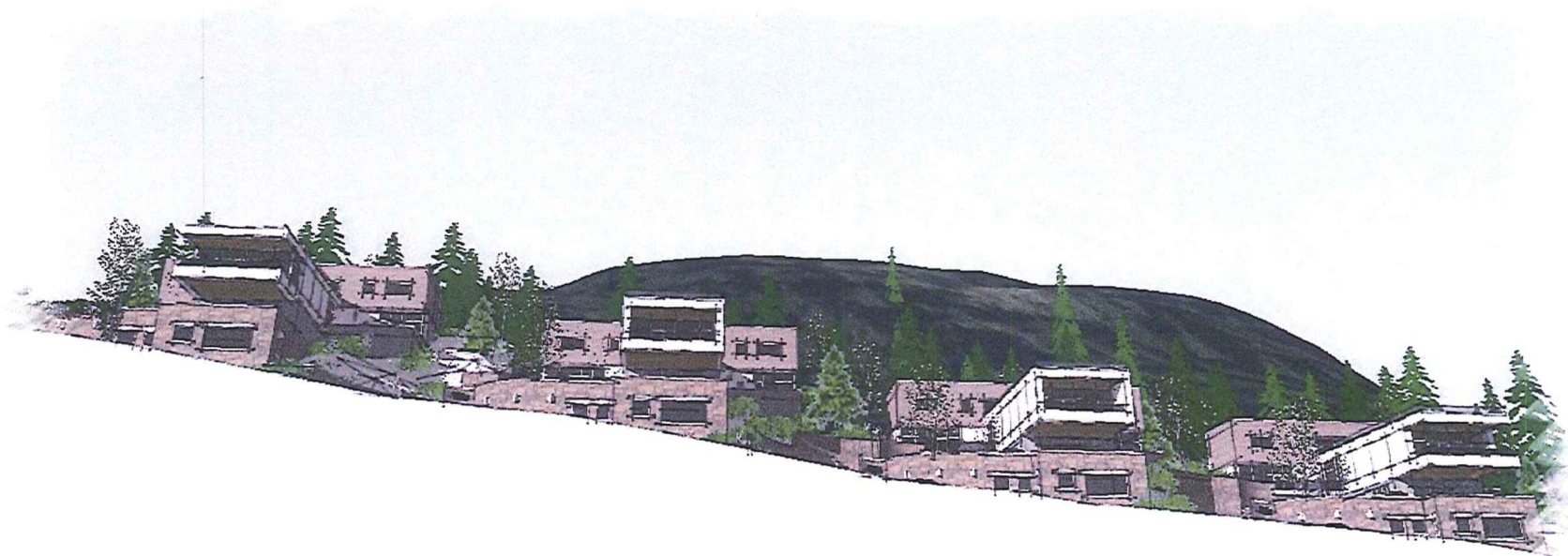
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A0.4



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A0.5

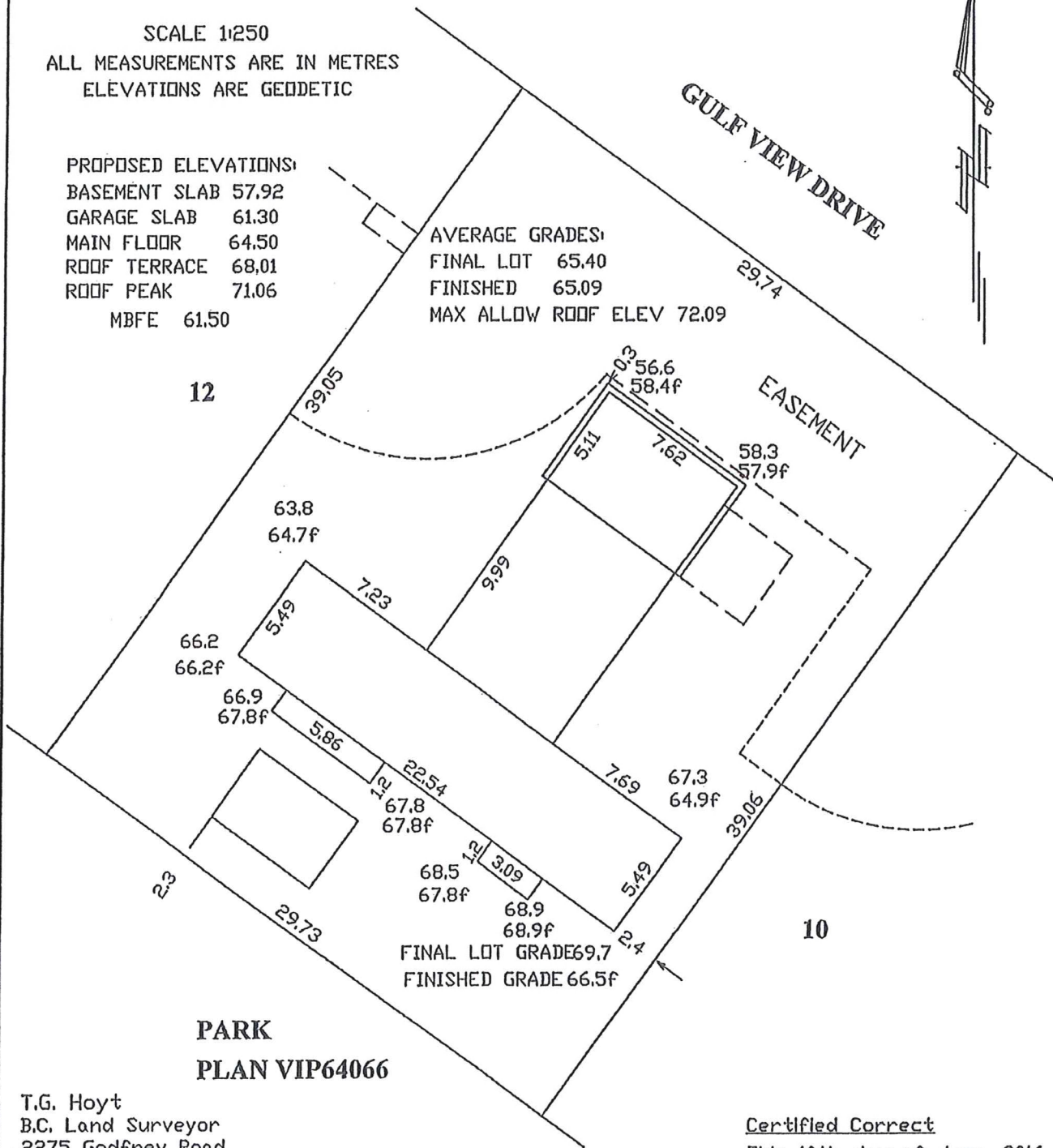
**PLAN OF PROPOSED HOUSE LOCATION ON LOT 11,
 DISTRICT LOT 41, WELLINGTON DISTRICT, PLAN EPP23844**

FINAL LOT GRADE HAS BEEN DETERMINED
 FROM APPROVED FINAL LOT GRADES PLAN

SCALE 1:250
 ALL MEASUREMENTS ARE IN METRES
 ELEVATIONS ARE GEODETIC

PROPOSED ELEVATIONS:
 BASEMENT SLAB 57.92
 GARAGE SLAB 61.30
 MAIN FLOOR 64.50
 ROOF TERRACE 68.01
 ROOF PEAK 71.06
 MBFE 61.50

AVERAGE GRADES:
 FINAL LOT 65.40
 FINISHED 65.09
 MAX ALLOW ROOF ELEV 72.09



**PARK
 PLAN VIP64066**

T.G. Hoyt
 B.C. Land Surveyor
 2275 Godfrey Road
 Nanaimo, B.C.
 V9X 1E7
 250-753-2921

HOUSE LOCATION TO BE PINNED
 PRIOR TO FOUNDATION FORMING
 FB 370/

Certified Correct
 This 10th day of June, 2016.

[Signature]
 B. C. L. S.