



Schedule C

DEVELOPMENT PERMIT NO. DP000462

KGZ DEVELOPMENTS CORP
Name of Owner(s) of Land (Permittee)

250 SELBY STREET
Civic Address

1. This Development Permit is issued subject to compliance with all of the Bylaws of the Municipality applicable thereto, except as specifically varied or supplemented by this Permit.
2. This Development 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:

LOT A, SECTION 1, NANAIMO DISTRICT, PLAN VIP83806

PID No. 027-225-348

3. The land described herein shall be developed strictly in accordance with the following terms and conditions and provisions of this Permit and any plans and specifications hereto which shall form a part thereof.

Schedule A – Location Plan

Schedule B – Site Plan

Schedule C – Building Elevations

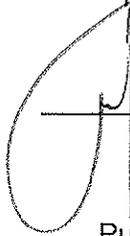
Schedule D – Concept Landscape Plan

Schedule E – Arbour Detail on Richards Street

Schedule F – Exterior Finishes

- a) If the applicant does not substantially commence the development permitted by this Permit within two years of the date of this Permit, the Permit shall lapse.
4. **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.**
5. **The City of Nanaimo Zoning Bylaw 4000 (1993) is varied as follows:**
- A) Required Front Yard (Selby Street)
Part 9.26.5.1 requires a front yard setback of not less than 3.0 metres (10 feet). The porch is sited at 2.5 metres (8 feet) from the property line, a variance of .5 metres (2 feet).
- B) Parking
Part 9.26.10.3 states no parking spaces shall be permitted between the front face of a building and highway (Richards Street). There are two parking spaces between the building and Richards Street.

REVIEWED AND APPROVED ON THE 4th DAY OF OCTOBER, 2007



E. C. Swabey
General Manager
Development Services
Pursuant to Section 154(1)(b)
of the Community Charter

Oct 9 107.

Date

GN/ctb

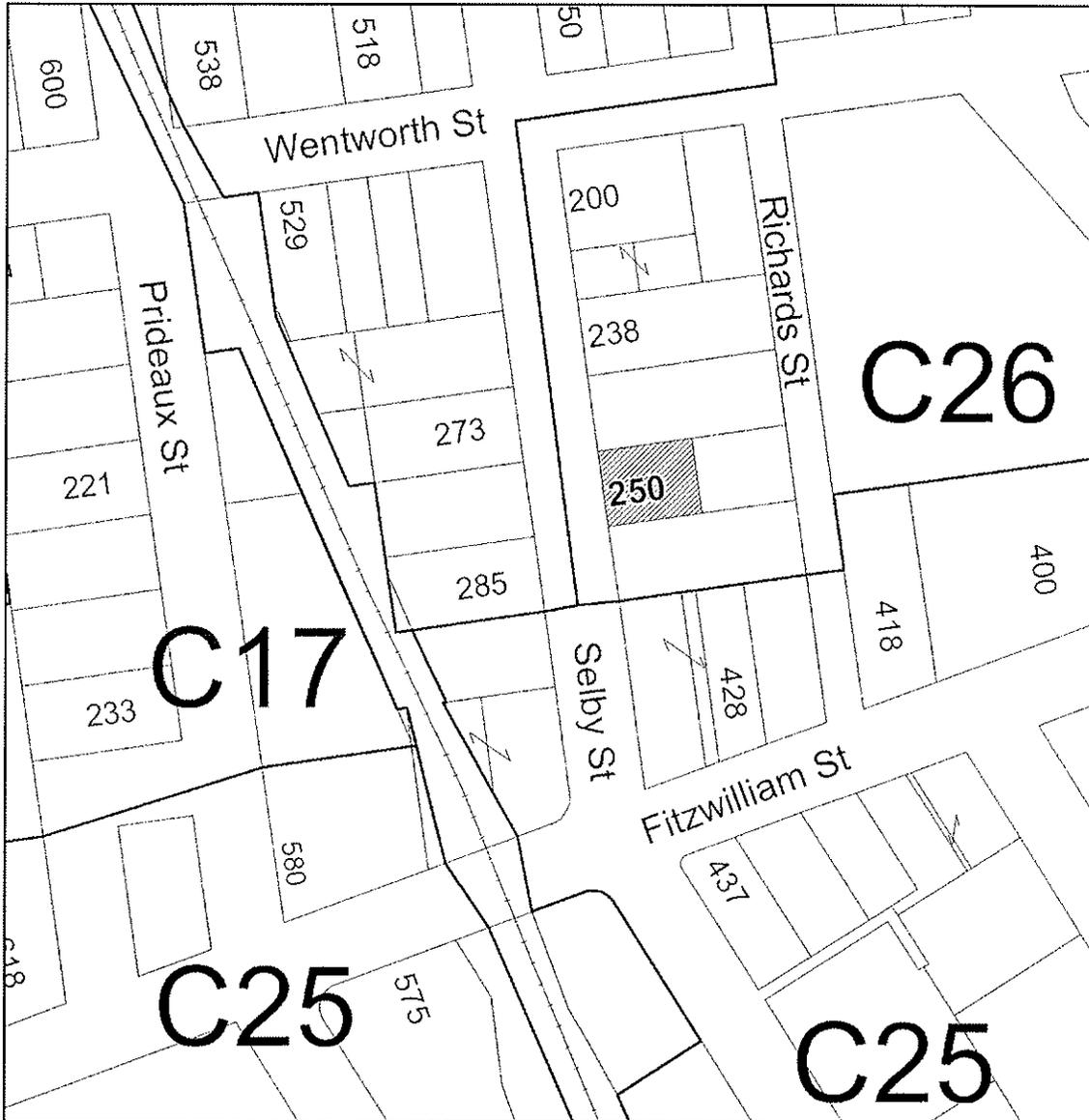
Prospero attachment: DP000462



Development Permit No. DP000462
250 Selby Street

Schedule A

Location Plan



DEVELOPMENT PERMIT NO. DP000462

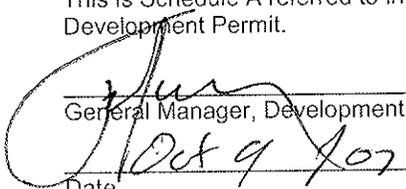
LOCATION PLAN



 SUBJECT PROPERTY

Civic: 250 Selby Street
Lot 5, Block 33, Section 1, Nanaimo District,
Plan 584, Except the Easterly 82.5 Feet

This is Schedule A referred to in the
Development Permit.


General Manager, Development Services

Date

Oct 9 2007

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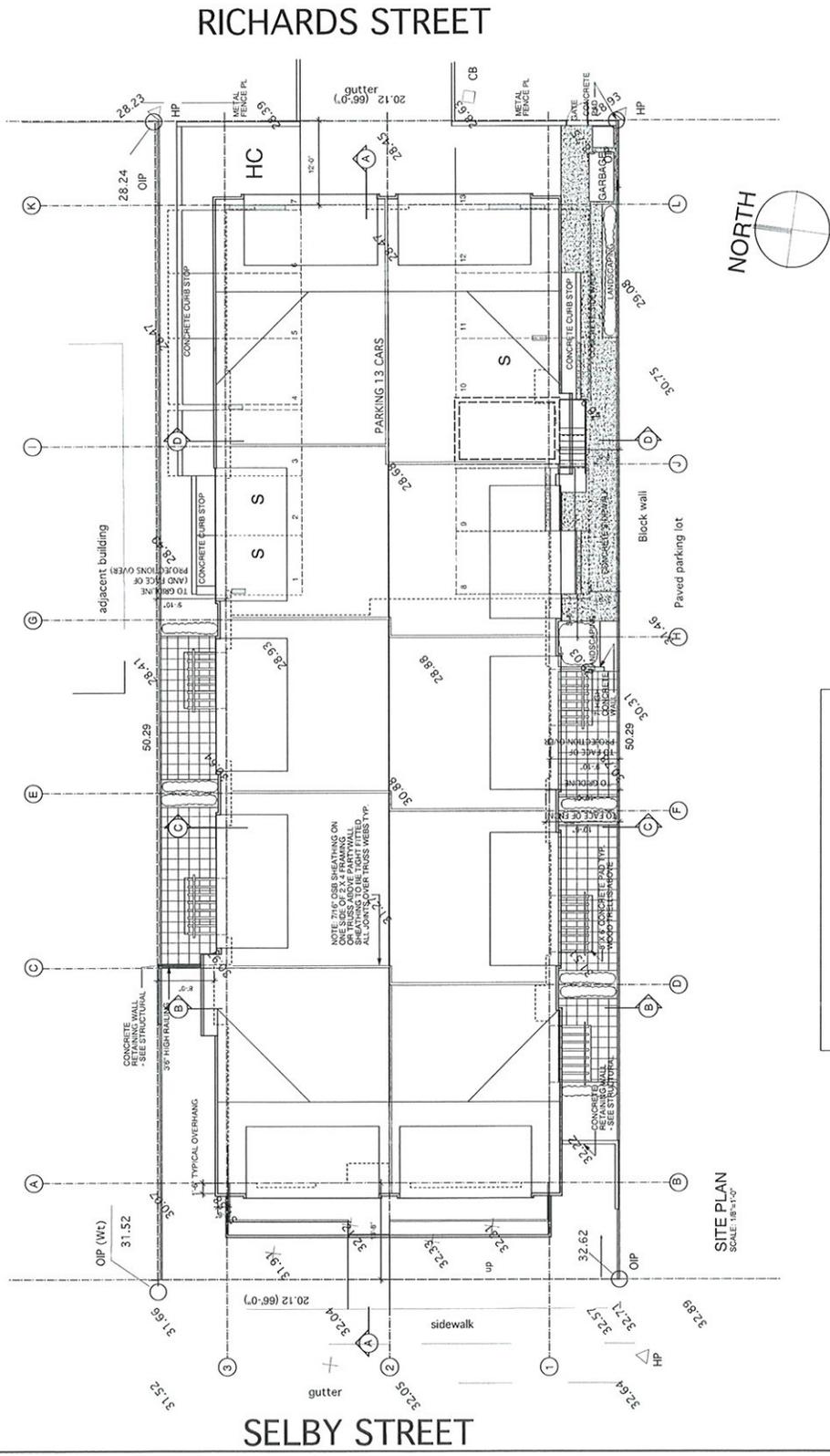
NO.	DATE	REVISION
1	SEP 25, 2005	ORIG. PLAN
2	NOV 2, 2005	PRELIM PHASE 2
3	NOV 21, 2006	2BDRM PLAN
4	APRIL 30, 2007	REVISIONS
5	MAY 23, 2007	REVISIONS
6	AUG 8, 2007	ADD GUARDRAIL
7	AUG 27, 2007	LANDSCAPE

23 UNIT APARTMENT:
SELBY STREET



DRAWING:
SITE PLAN / ROOF PLAN

T.C. A.K.
AUG 27, 2007
AS NOTED
DRAWING NO.
A-1



SITE STATS:
 LEGAL: BLOCK 33, RILANESH, SECTION 1, NANAIMO DISTRICT
 CIVIC: 250 SELBY STREET
 USE: PROPOSED MIXED USE DEVELOPMENT: 23 UNITS
 ZONING: R-100
 LOT AREA: 10,891 SQ. FT. (10118 SQ. M.)
 SITE COVERAGE: 6,496 SQ. FT. (59.6%)
 FRONT SETBACK: 15'-0" (4.57 M.)
 REAR SETBACKS: REAR = 35'-0"
 MAX. HEIGHT: 25'-0"
 MIN. HEIGHT: 5.9 FT. HIGH @ LONG PROPERTY LINES
 FENCE: 5.9 FT. HIGH @ LONG PROPERTY LINES
 PARKING: 13 STALLS PROVIDED

This is Schedule B referred to in the Development Permit.

General Manager - Development Services

Oct 9/07

Schedule B
Site Plan

Development Permit No. DP000462
250 Selby Street



Engineering Note: These plans are prepared for the purpose of obtaining a development permit only. The contractor is responsible for obtaining all necessary permits and approvals from the appropriate authorities. The contractor shall be responsible for obtaining all necessary permits and approvals from the appropriate authorities. The contractor shall be responsible for obtaining all necessary permits and approvals from the appropriate authorities.

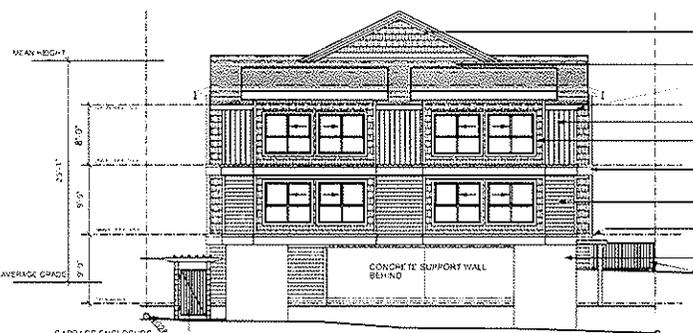
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23 UNIT APARTMENT:
SELBY STREET

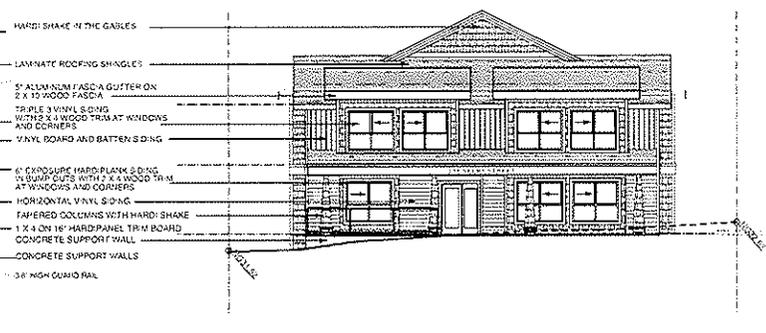


DRAWING:
ELEVATIONS

A.K.
.27.2007
JDE:O
FIG NO.
1-8

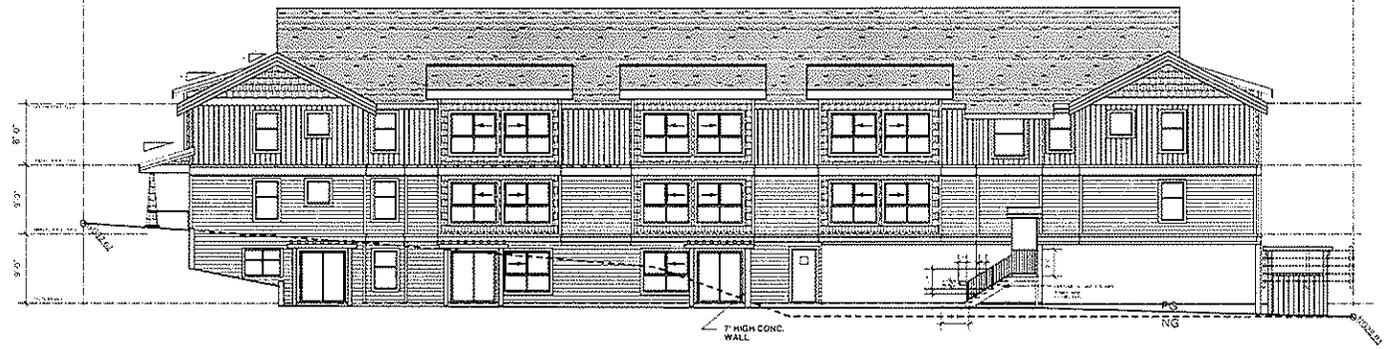


RICHARDS STREET ELEVATION
SCALE 1/8" = 1'-0"

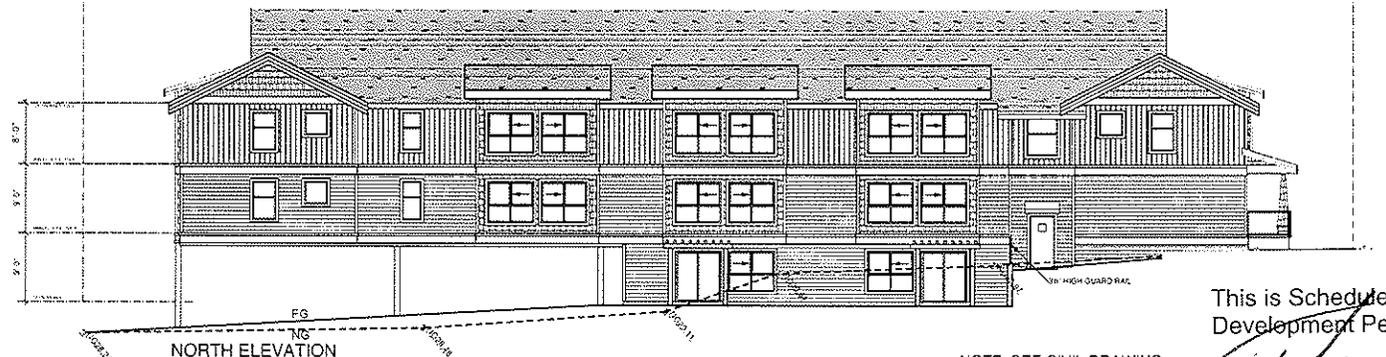


SELBY STREET ELEVATION
SCALE 1/8" = 1'-0"

- HARDI SHAKE IN THE GABLES
- LAMINATE ROOFING SHINGLES
- 2" ALUMINUM FASCIA GUTTER ON 2" X 10 WOOD FASCIA
- TRIPLE VINYL SIDING WITH 2" X 4 WOOD TRIM AT WINDOWS AND CORNERS
- VINYL BOARD AND BATTENS SIDING
- 6" EXPOSURE HARD PLANK SIDING ON SUB-CUTS WITH 2" X 4 WOOD TRIM AT WINDOWS AND CORNERS
- HORIZONTAL VINYL SIDING
- FAPERED COLUMNS WITH HARDI SHAKE
- 1" X 4 ON 16" HORIZONTAL PANEL TRIM BOARD
- CONCRETE SUPPORT WALLS
- CONCRETE SUPPORT WALLS
- 36" HIGH GUARD RAIL



SOUTH ELEVATION
SCALE 1/8" = 1'-0"



NORTH ELEVATION
SCALE 1/8" = 1'-0"

NOTE: SEE CIVIL DRAWING

This is Schedule C referred to in the Development Permit.

General Manager -
Development Services

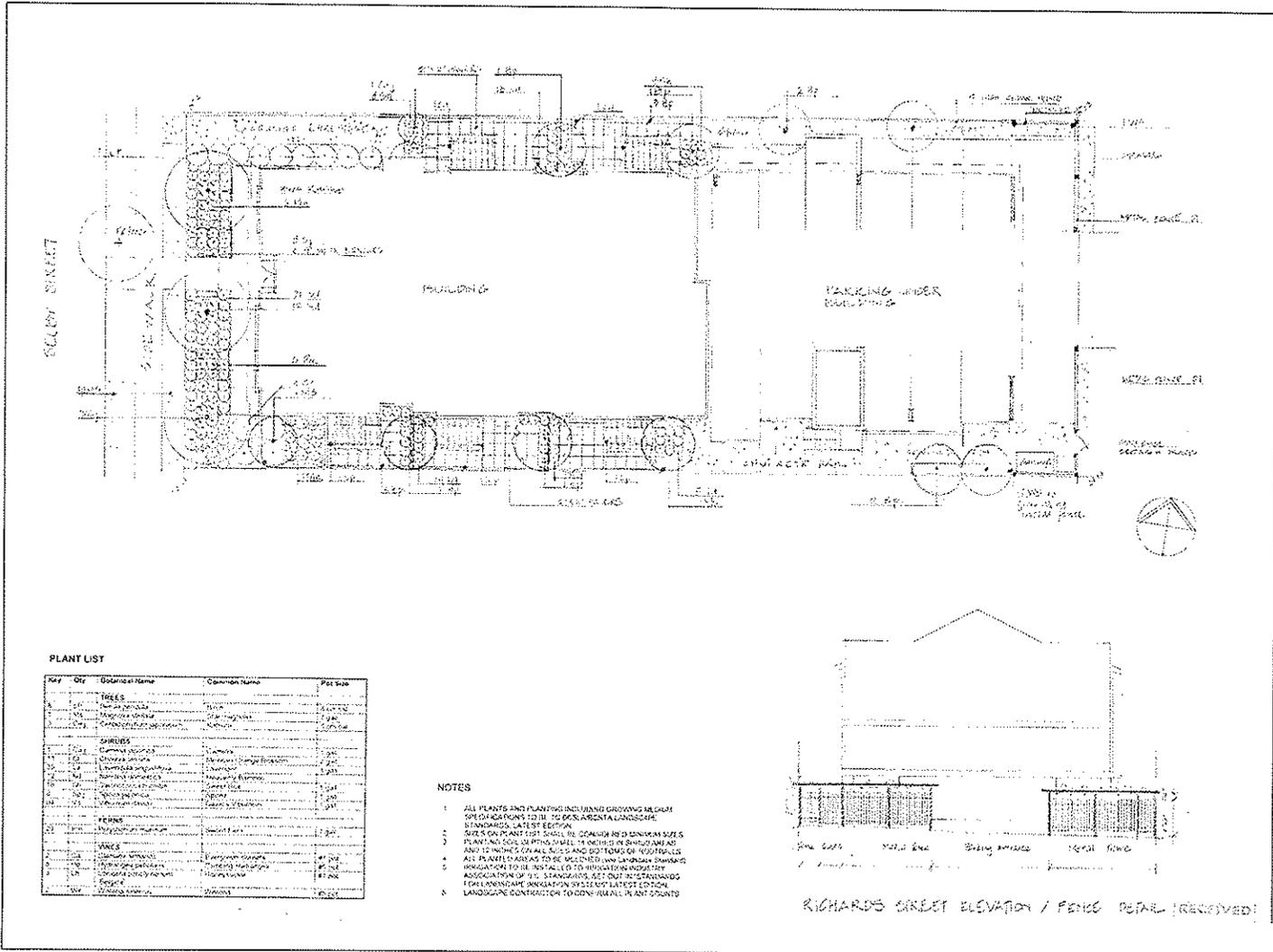
Date

Oct 9/07



Development Permit No. DP000462
250 Selby Street

Schedule C
Building Elevations



PLANT LIST

Key	Qty	Botanical Name	Common Name	Pot Size
TREES				
1	1	Malus domestica	Malus domestica	18" x 24"
2	1	Malus domestica	Malus domestica	18" x 24"
SHRUBS				
3	1	Quercus agrifolia	Quercus agrifolia	18" x 24"
4	1	Quercus agrifolia	Quercus agrifolia	18" x 24"
5	1	Quercus agrifolia	Quercus agrifolia	18" x 24"
6	1	Quercus agrifolia	Quercus agrifolia	18" x 24"
7	1	Quercus agrifolia	Quercus agrifolia	18" x 24"
8	1	Quercus agrifolia	Quercus agrifolia	18" x 24"
9	1	Quercus agrifolia	Quercus agrifolia	18" x 24"
10	1	Quercus agrifolia	Quercus agrifolia	18" x 24"
PERENNIALS				
11	1	Malus domestica	Malus domestica	18" x 24"
WEEKS				
12	1	Malus domestica	Malus domestica	18" x 24"
13	1	Malus domestica	Malus domestica	18" x 24"
14	1	Malus domestica	Malus domestica	18" x 24"
15	1	Malus domestica	Malus domestica	18" x 24"
16	1	Malus domestica	Malus domestica	18" x 24"
17	1	Malus domestica	Malus domestica	18" x 24"
18	1	Malus domestica	Malus domestica	18" x 24"
19	1	Malus domestica	Malus domestica	18" x 24"
20	1	Malus domestica	Malus domestica	18" x 24"

NOTES

1. ALL PLANTS AND PLANTING INCLUDING GROWING MEDIA SPECIFICATIONS TO BE TO DEVELOPER/LANDSCAPE STANDARDS, LATEST EDITION.
2. SIZES ON PLANT LIST SHALL BE CORNER AND DIMENSION SIZES.
3. PLANTING SHALL BE PERFORMED IN ACCORDANCE WITH THE ASSOCIATION OF PROFESSIONAL LANDSCAPE ARCHITECTS (AOLA) AND THE ASSOCIATION OF PROFESSIONAL LANDSCAPE ARCHITECTS (APLA) STANDARDS, LATEST EDITION.
4. IRRIGATION TO BE INSTALLED TO IRRIGATE PLANTING AND ASSOCIATED PLANTING.
5. LANDSCAPE ARCHITECT TO OBTAIN ALL PLANT QUANTITIES.



RICHARDS STREET ELEVATION / FENCE DETAIL (RECEIVED)

10/05

EXCESSIVE USE OF...
EXCESSIVE USE OF...
EXCESSIVE USE OF...

PROJECT NO. 10/05

DATE 10/05

SCALE 1/8" = 1'-0"

LANDSCAPE ARCHITECT

THE FORTA ENGINEERING & ARCHITECTURE

10/05

PROJECT: SELBY 2' 05' LINE APARTMENT SUBMITTAL

LANDSCAPE PLAN

DATE 10/05



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250 Selby Street

Schedule D

Concept Landscape Plan

This is Schedule D referred to in the Development Permit.

[Signature]
General Manager-
Development Services

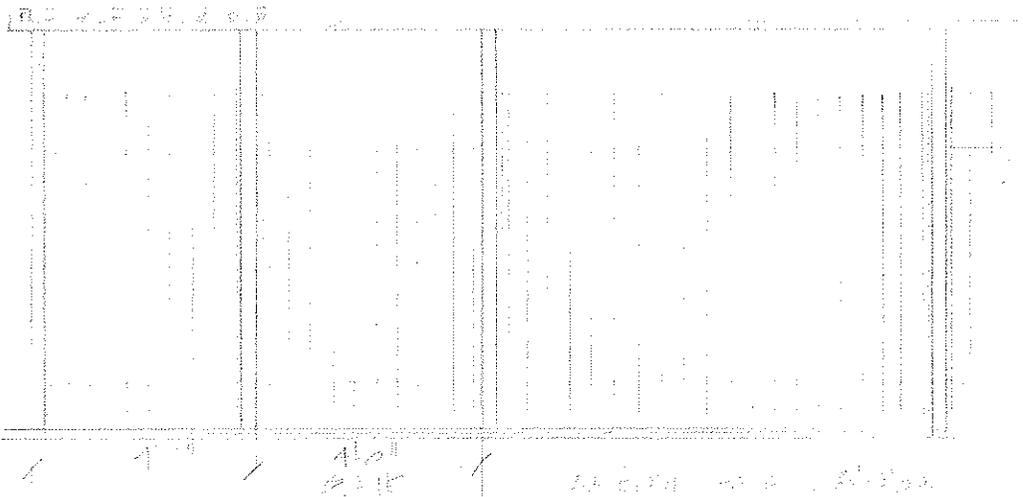
Oct 9/07
Date



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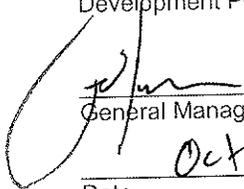
Schedule E

Arbour Detail on Richards Street



Handwritten notes and labels below the main diagram, including 'ARBOUR' and 'RICHARDS STREET'.

This is Schedule E referred to in the
Development Permit.


General Manager-Development Services
Date Oct 9 / 07



APARTMENT BUILDING #2 SELBY ST. NANAIMO B.C.

EXTERIOR FINISHES

APRIL 12, 2007

LAMINATE SHINGLE
MAIN ROOF

PABCO PREMIER SHINGLE
COLOUR WEATHERED GRAY

LAMINATE SHINGLE
WINDOW BAYS ROOF

PABCO PREMIER SHINGLE
COLOUR MOCHA

ALUMINUM GUTTER
FLASHINGS

KAYCAN COLOUR MATCHCOAT LINEN

HORIZONTAL VINYL SIDING
LOWER FLOORS

KAYCAN COLOUR SAGE

BOARD & BATTEN VINYL SIDING
UPPER FLOORS

KAYCAN COLOUR SANDALWOOD

HARDI-SHAKE SIDING
WINDOW BAYS & GABLES

PAINT FINISH - BENJAMIN MOORE
HC-160 KNOXVILLE GRAY

CORNER TRIMS, WINDOW TRIM
HARDIPLANK TRIMS, HORIZONTAL BANDS
GABLE TRIM, COLUMNS,

PAINT FINISH - BENJAMIN MOORE
COLOUR OC-95 NAVAJO WHITE

METAL RAILINGS

COLOUR OC-95 NAVAJO WHITE

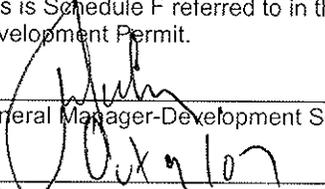
VINYL WINDOWS

COLOUR ALMOND

DOORS

PAINT FINISH - BENJAMIN MOORE
COLOUR OC-95 NAVAJO WHITE

This is Schedule F referred to in the
Development Permit.


General Manager-Development Services

Date