



**DEVELOPMENT PERMIT NO. DP000784**

**ARTIS AULDS CORNER NANAIMO LTD.**  
Name of Owner(s) of Land (Permittee)

**6470 METRAL DRIVE**  
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:

**THAT PART OF SECTION 12, WELLINGTON DISTRICT AS SHOWN ON  
STATUTORY RIGHT OF WAY PLAN VIP79074**

**PID No. 026-322-579**

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 Location & Site Data**  
**Schedule C Landscape Plan**  
**Schedule D Building Elevations**  
**Schedule E Building Elevations – South**

- 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.

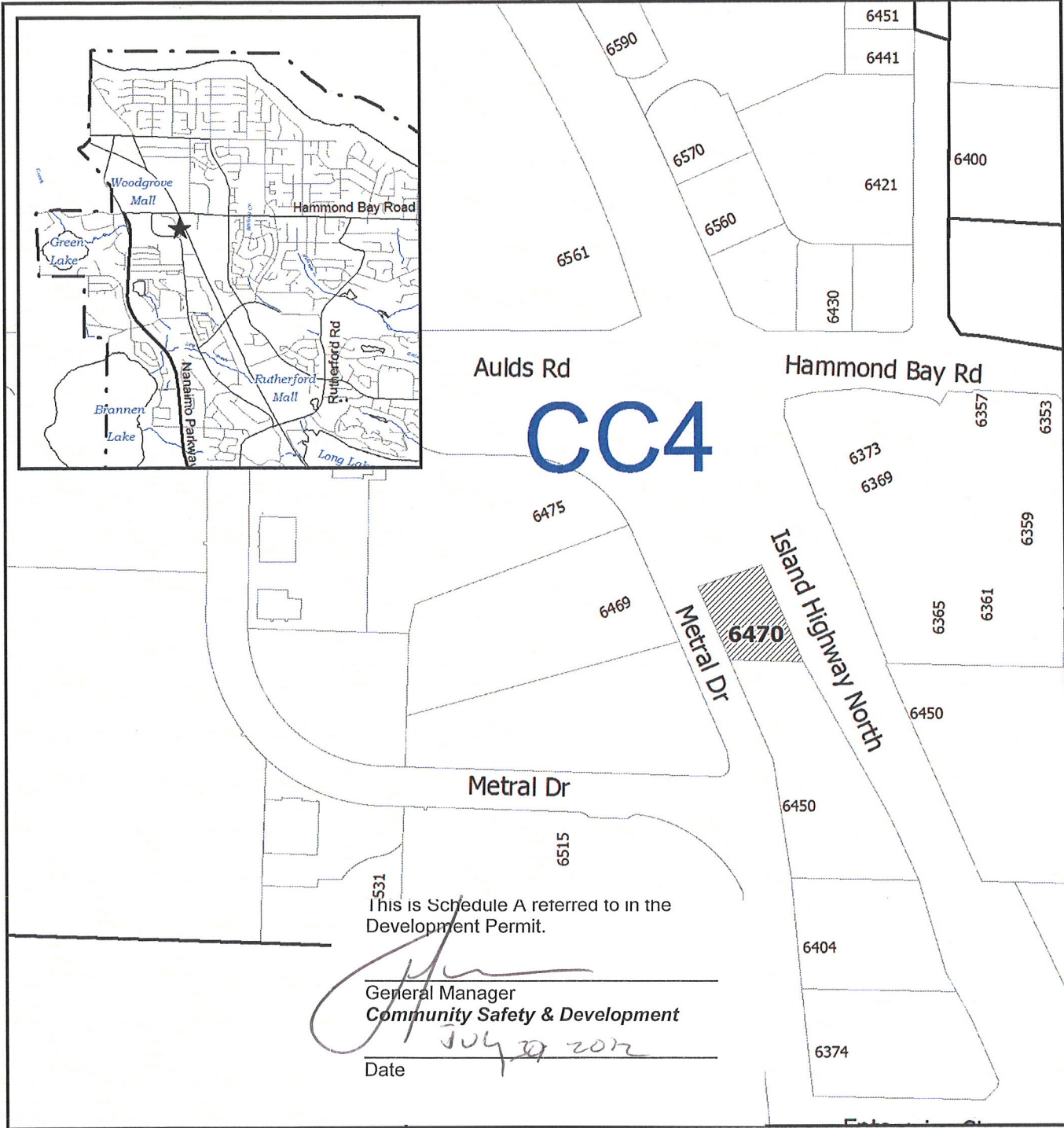
REVIEWED AND APPROVED ON

July 30, 2012  
Date

[Signature]

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

GN/hd  
Prospero attachment: DP000784



This is Schedule A referred to in the Development Permit.

General Manager  
*Community Safety & Development*

Date

*July 20 2012*

DEVELOPMENT PERMIT NO. DP000784

# LOCATION PLAN



**Subject Property**

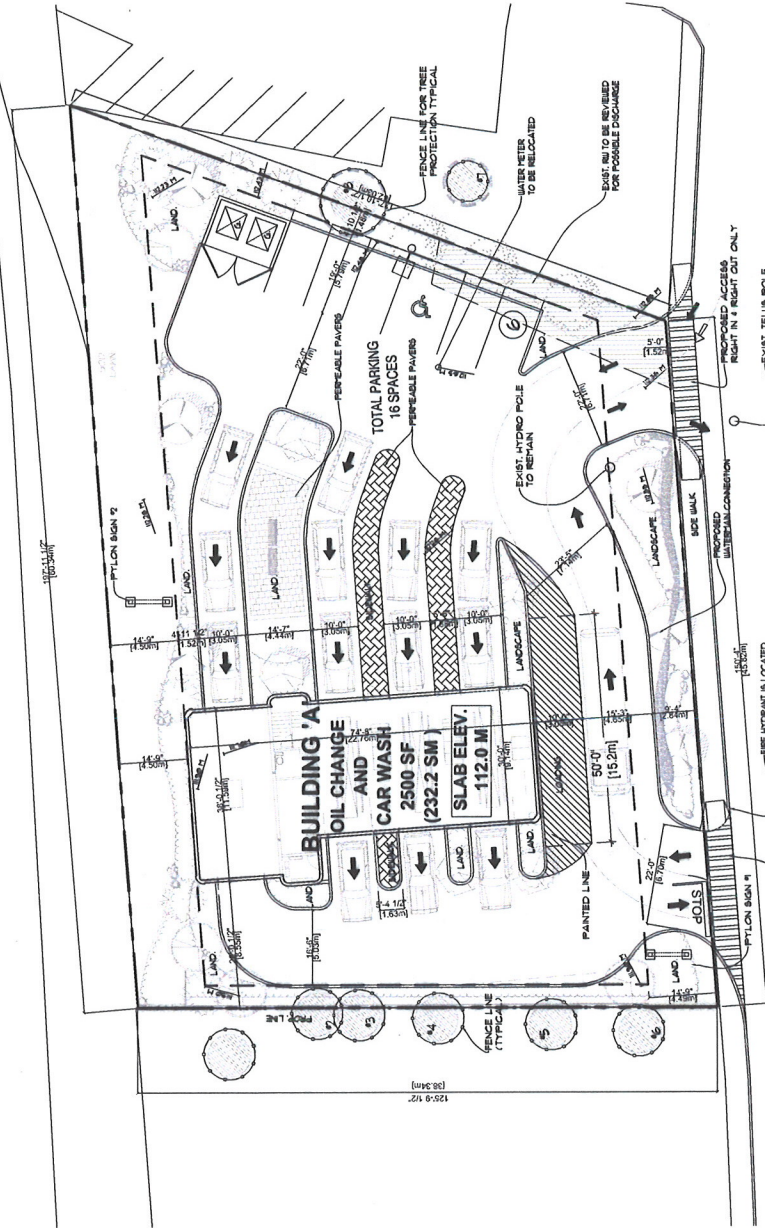


Civic: 6740 Metral Drive  
That Part of Section 12 Wellington District as shown on  
Statutory Right of Way Plan VIP79074

Development Permit No. DP000784  
6740 Metral Drive

**Schedule B**  
**Site Location & Site Data**

ISLAND HIGHWAY NORTH



**METRAL DRIVE**

This is Schedule B referred to in the Development Permit.

General Manager  
*Community Safety & Development*

Date

**SITE PLAN**  
SCALE: 3/32" = 1'-0"



**KEY PLAN**  
SCALE 1:4

**KEY PLAN**  
SCALE 1:4

**NOTE FOR THE SERVICE CONNECTION:**

- NEW 80 MM WATER SERVICE WILL BE CONNECTED TO THE EXISTING 400 MM WATER MAIN AT METRAL DRIVE.
- EXISTING 100 MM FWC STORM AT METRAL DRIVE WILL BE CONNECTED TO THE EXISTING 200 MM FWC STORM AT METRAL DRIVE THROUGH 400 MM METRAL DRIVE AS PART OF THIS DEVELOPMENT.

**NOTE:**

BOUNDARIES SHOWN HEREON ARE DERIVED FROM EXISTING RECORDS AND SHOULD BE CHECKED BY THE DEVELOPER PRIOR TO THE COMMENCEMENT OF AREAS FOR DEVELOPMENT PURPOSES.

<b>SITE INFORMATION:</b>	
LEGAL DESCRIPTION: PART OF SECTION 12, WELLINGTON DISTRICT AS SHOWN ON STATUTORY RIGHT OF WAY PLAN V17/9374	
Civic ADDRESS: 6470 METRAL DRIVE, NANAIMO, BC	
EXISTING ZONING: CC2 - NORTH NANAIMO URBAN CENTRE	
LOT AREA: APPROX. 21,675 S.F. (0.500563 A.) (0.5 ACRES)	
LOT COVERAGE: 2,500 / 21,675 SF = 11.5% Maximum Allowed = 50%	
<b>PROPOSED SETBACKS:</b>	
FRONT = 14.75' (4.5 M)	REAR = 14.75' (4.5 M)
SIDES = 4.52' (1.5 M)	
<b>BUILDING FLOOR AREAS:</b>	
BUILDING 'A' FLOOR AREA =	2,500 SF.
TOTAL GROSS FLOOR AREA =	2,500 SF.
<b>BUILDING HEIGHT:</b>	
PROPOSED	24'-9" FT (7.5 M)
MAXIMUM ALLOWABLE	48" FT (15 M)
<b>TOTAL PARKING REQUIRED:</b> (1 SPACE / 10 SQUAD SQ) OF AUTOMOTIVE SALES SERVICE, RENTALS SALES FLOOR AREA PLUS 1 SPACE/SERVICE BAY (INCLUDING AUTOBODY SHOPS)	
TOTAL PARKING PROVIDED:	16 STALLS
PARKING RATIO:	16 STALLS / 2,500 SF = 6.4 STALLS / 1,000 SF.
<b>TOTAL LOADING REQUIRED:</b> FOR RETAIL STORE OF SIMILAR USE LESS THAN 485 SQ (600 SQ FT)	
TOTAL LOADING PROVIDED:	1 SPACE / 1 SPACE

**COMMERCIAL DEVELOPMENT**  
**6470 METRAL DRIVE NANAIMO B.C.**  
**FOR MARWEST GROUP OF COMPANIES**

architects ltd  
VANCOUVER, BC, CANADA  
V6C 2K6  
PHONE: 604-681-1111  
FAX: 604-681-1112  
SCALE: 3/32" = 1'-0"  
DATE: 2017.05.31  
PROJECT: 30044  
**SITE PLAN**  
DRAWN BY: [Signature]  
CHECKED BY: [Signature]  
SCALE: A=1:1

**Schedule C  
Landscape Plan**

Development Permit No. DP000784  
6740 Metral Drive

**PLANT SCHEDULE**

ALL PLANT MATERIAL MUST BE PROVIDED FROM CERTIFIED SHADLER FREE NURSERY. PROVIDE CERTIFICATION UPON REQUEST.

COMMON NAME	SCIENTIFIC NAME	PLANTING SIZE	PLANTING RATE
DOGWOOD	DOGWOOD	2 1/2" x 3 1/2" (10)	100
DOGWOOD	DOGWOOD	3 1/2" x 4 1/2" (15)	100
DOGWOOD	DOGWOOD	4 1/2" x 5 1/2" (20)	100
DOGWOOD	DOGWOOD	5 1/2" x 6 1/2" (25)	100
DOGWOOD	DOGWOOD	6 1/2" x 7 1/2" (30)	100
DOGWOOD	DOGWOOD	7 1/2" x 8 1/2" (35)	100
DOGWOOD	DOGWOOD	8 1/2" x 9 1/2" (40)	100
DOGWOOD	DOGWOOD	9 1/2" x 10 1/2" (45)	100
DOGWOOD	DOGWOOD	10 1/2" x 11 1/2" (50)	100
DOGWOOD	DOGWOOD	11 1/2" x 12 1/2" (55)	100
DOGWOOD	DOGWOOD	12 1/2" x 13 1/2" (60)	100
DOGWOOD	DOGWOOD	13 1/2" x 14 1/2" (65)	100
DOGWOOD	DOGWOOD	14 1/2" x 15 1/2" (70)	100
DOGWOOD	DOGWOOD	15 1/2" x 16 1/2" (75)	100
DOGWOOD	DOGWOOD	16 1/2" x 17 1/2" (80)	100
DOGWOOD	DOGWOOD	17 1/2" x 18 1/2" (85)	100
DOGWOOD	DOGWOOD	18 1/2" x 19 1/2" (90)	100
DOGWOOD	DOGWOOD	19 1/2" x 20 1/2" (95)	100
DOGWOOD	DOGWOOD	20 1/2" x 21 1/2" (100)	100
DOGWOOD	DOGWOOD	21 1/2" x 22 1/2" (105)	100
DOGWOOD	DOGWOOD	22 1/2" x 23 1/2" (110)	100
DOGWOOD	DOGWOOD	23 1/2" x 24 1/2" (115)	100
DOGWOOD	DOGWOOD	24 1/2" x 25 1/2" (120)	100
DOGWOOD	DOGWOOD	25 1/2" x 26 1/2" (125)	100
DOGWOOD	DOGWOOD	26 1/2" x 27 1/2" (130)	100
DOGWOOD	DOGWOOD	27 1/2" x 28 1/2" (135)	100
DOGWOOD	DOGWOOD	28 1/2" x 29 1/2" (140)	100
DOGWOOD	DOGWOOD	29 1/2" x 30 1/2" (145)	100
DOGWOOD	DOGWOOD	30 1/2" x 31 1/2" (150)	100
DOGWOOD	DOGWOOD	31 1/2" x 32 1/2" (155)	100
DOGWOOD	DOGWOOD	32 1/2" x 33 1/2" (160)	100
DOGWOOD	DOGWOOD	33 1/2" x 34 1/2" (165)	100
DOGWOOD	DOGWOOD	34 1/2" x 35 1/2" (170)	100
DOGWOOD	DOGWOOD	35 1/2" x 36 1/2" (175)	100
DOGWOOD	DOGWOOD	36 1/2" x 37 1/2" (180)	100
DOGWOOD	DOGWOOD	37 1/2" x 38 1/2" (185)	100
DOGWOOD	DOGWOOD	38 1/2" x 39 1/2" (190)	100
DOGWOOD	DOGWOOD	39 1/2" x 40 1/2" (195)	100
DOGWOOD	DOGWOOD	40 1/2" x 41 1/2" (200)	100
DOGWOOD	DOGWOOD	41 1/2" x 42 1/2" (205)	100
DOGWOOD	DOGWOOD	42 1/2" x 43 1/2" (210)	100
DOGWOOD	DOGWOOD	43 1/2" x 44 1/2" (215)	100
DOGWOOD	DOGWOOD	44 1/2" x 45 1/2" (220)	100
DOGWOOD	DOGWOOD	45 1/2" x 46 1/2" (225)	100
DOGWOOD	DOGWOOD	46 1/2" x 47 1/2" (230)	100
DOGWOOD	DOGWOOD	47 1/2" x 48 1/2" (235)	100
DOGWOOD	DOGWOOD	48 1/2" x 49 1/2" (240)	100
DOGWOOD	DOGWOOD	49 1/2" x 50 1/2" (245)	100
DOGWOOD	DOGWOOD	50 1/2" x 51 1/2" (250)	100
DOGWOOD	DOGWOOD	51 1/2" x 52 1/2" (255)	100
DOGWOOD	DOGWOOD	52 1/2" x 53 1/2" (260)	100
DOGWOOD	DOGWOOD	53 1/2" x 54 1/2" (265)	100
DOGWOOD	DOGWOOD	54 1/2" x 55 1/2" (270)	100
DOGWOOD	DOGWOOD	55 1/2" x 56 1/2" (275)	100
DOGWOOD	DOGWOOD	56 1/2" x 57 1/2" (280)	100
DOGWOOD	DOGWOOD	57 1/2" x 58 1/2" (285)	100
DOGWOOD	DOGWOOD	58 1/2" x 59 1/2" (290)	100
DOGWOOD	DOGWOOD	59 1/2" x 60 1/2" (295)	100
DOGWOOD	DOGWOOD	60 1/2" x 61 1/2" (300)	100
DOGWOOD	DOGWOOD	61 1/2" x 62 1/2" (305)	100
DOGWOOD	DOGWOOD	62 1/2" x 63 1/2" (310)	100
DOGWOOD	DOGWOOD	63 1/2" x 64 1/2" (315)	100
DOGWOOD	DOGWOOD	64 1/2" x 65 1/2" (320)	100
DOGWOOD	DOGWOOD	65 1/2" x 66 1/2" (325)	100
DOGWOOD	DOGWOOD	66 1/2" x 67 1/2" (330)	100
DOGWOOD	DOGWOOD	67 1/2" x 68 1/2" (335)	100
DOGWOOD	DOGWOOD	68 1/2" x 69 1/2" (340)	100
DOGWOOD	DOGWOOD	69 1/2" x 70 1/2" (345)	100
DOGWOOD	DOGWOOD	70 1/2" x 71 1/2" (350)	100
DOGWOOD	DOGWOOD	71 1/2" x 72 1/2" (355)	100
DOGWOOD	DOGWOOD	72 1/2" x 73 1/2" (360)	100
DOGWOOD	DOGWOOD	73 1/2" x 74 1/2" (365)	100
DOGWOOD	DOGWOOD	74 1/2" x 75 1/2" (370)	100
DOGWOOD	DOGWOOD	75 1/2" x 76 1/2" (375)	100
DOGWOOD	DOGWOOD	76 1/2" x 77 1/2" (380)	100
DOGWOOD	DOGWOOD	77 1/2" x 78 1/2" (385)	100
DOGWOOD	DOGWOOD	78 1/2" x 79 1/2" (390)	100
DOGWOOD	DOGWOOD	79 1/2" x 80 1/2" (395)	100
DOGWOOD	DOGWOOD	80 1/2" x 81 1/2" (400)	100
DOGWOOD	DOGWOOD	81 1/2" x 82 1/2" (405)	100
DOGWOOD	DOGWOOD	82 1/2" x 83 1/2" (410)	100
DOGWOOD	DOGWOOD	83 1/2" x 84 1/2" (415)	100
DOGWOOD	DOGWOOD	84 1/2" x 85 1/2" (420)	100
DOGWOOD	DOGWOOD	85 1/2" x 86 1/2" (425)	100
DOGWOOD	DOGWOOD	86 1/2" x 87 1/2" (430)	100
DOGWOOD	DOGWOOD	87 1/2" x 88 1/2" (435)	100
DOGWOOD	DOGWOOD	88 1/2" x 89 1/2" (440)	100
DOGWOOD	DOGWOOD	89 1/2" x 90 1/2" (445)	100
DOGWOOD	DOGWOOD	90 1/2" x 91 1/2" (450)	100
DOGWOOD	DOGWOOD	91 1/2" x 92 1/2" (455)	100
DOGWOOD	DOGWOOD	92 1/2" x 93 1/2" (460)	100
DOGWOOD	DOGWOOD	93 1/2" x 94 1/2" (465)	100
DOGWOOD	DOGWOOD	94 1/2" x 95 1/2" (470)	100
DOGWOOD	DOGWOOD	95 1/2" x 96 1/2" (475)	100
DOGWOOD	DOGWOOD	96 1/2" x 97 1/2" (480)	100
DOGWOOD	DOGWOOD	97 1/2" x 98 1/2" (485)	100
DOGWOOD	DOGWOOD	98 1/2" x 99 1/2" (490)	100
DOGWOOD	DOGWOOD	99 1/2" x 100 1/2" (495)	100
DOGWOOD	DOGWOOD	100 1/2" x 101 1/2" (500)	100



1011 E. 1st Ave.  
Columbus, British Columbia  
V3E 2C2  
Tel: 604.941.5268  
Fax: 604.431.5888



NO.	DESCRIPTION	DATE	BY	CHK.
1	ISSUED FOR PERMIT			
2	REVISED			
3	REVISED			
4	REVISED			
5	REVISED			
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PROJECT  
**COMMERCIAL DEVELOPMENT**  
6740 METRAL DRIVE  
VANUOVO, BC

DATE: 07/15/2012

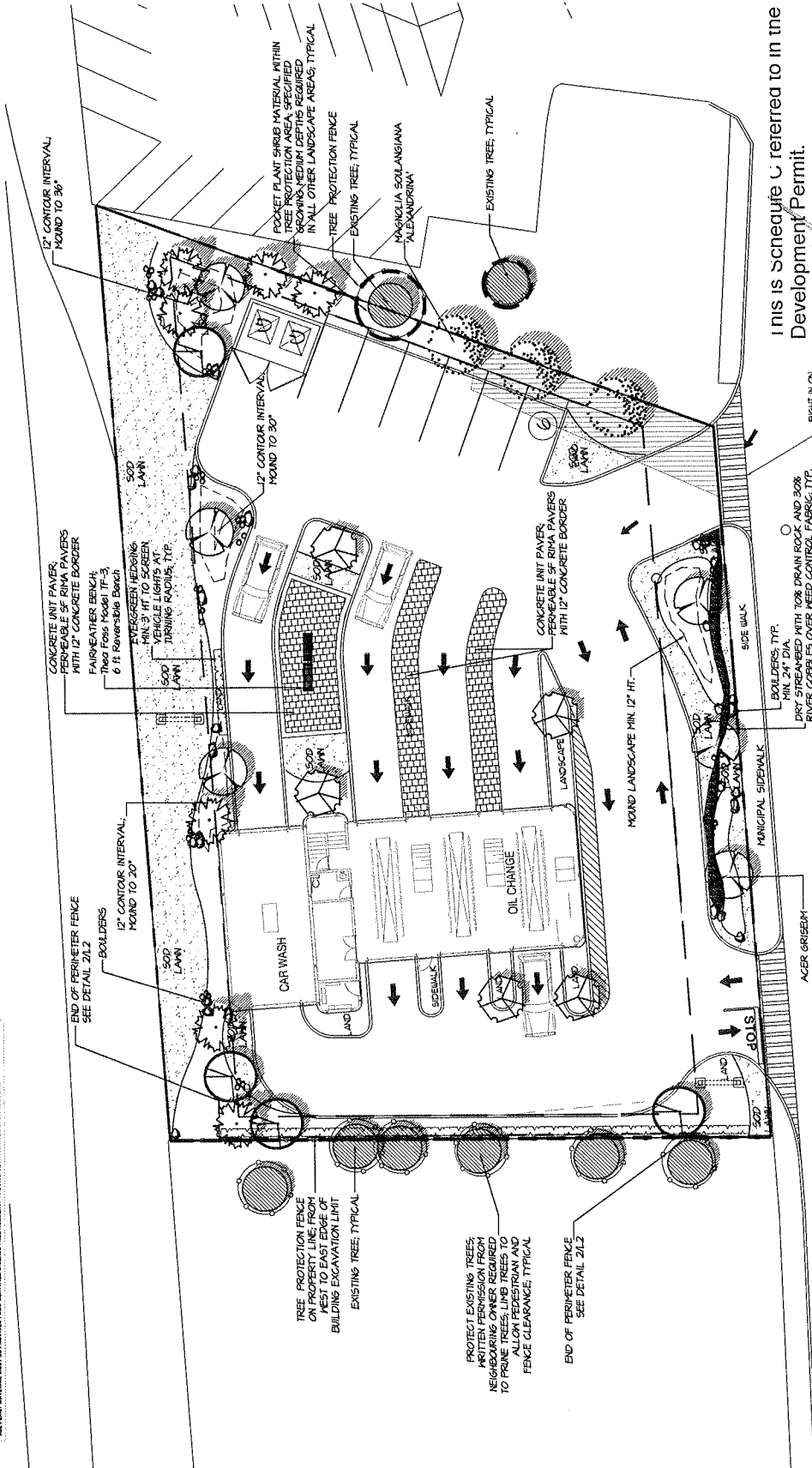
LANDSCAPE PLAN

DATE: 07/15/2012

**L1**

OF 3

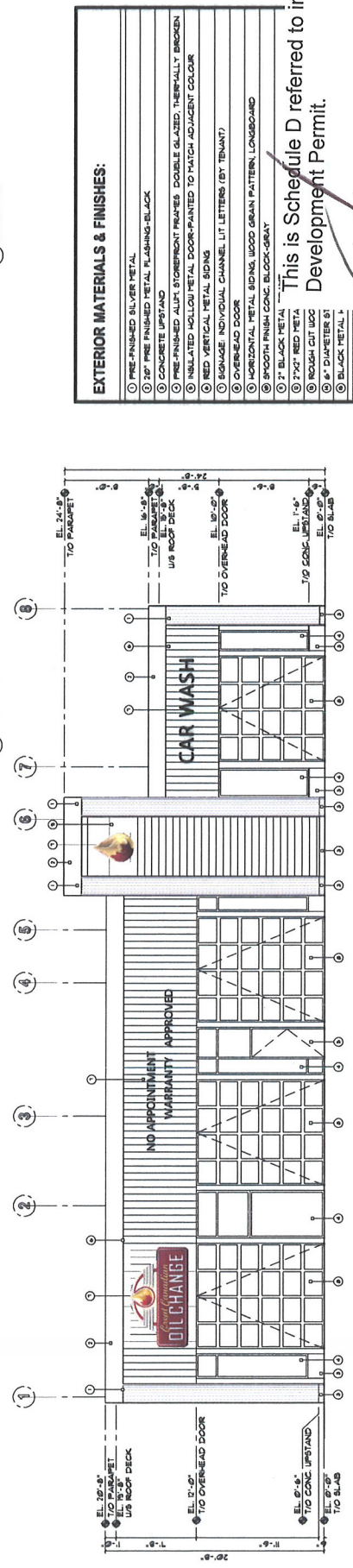
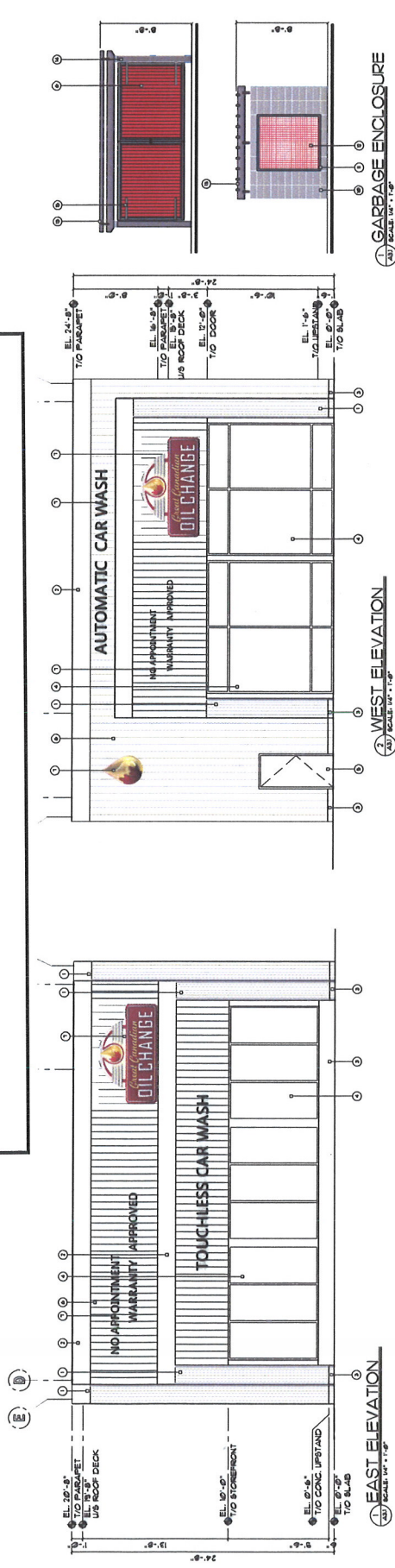
DPH-238



This is schedule C referred to in the Development Permit.

General Manager  
Community Safety & Development  
Date: 7/15/2012

Schedule D  
Building Elevations

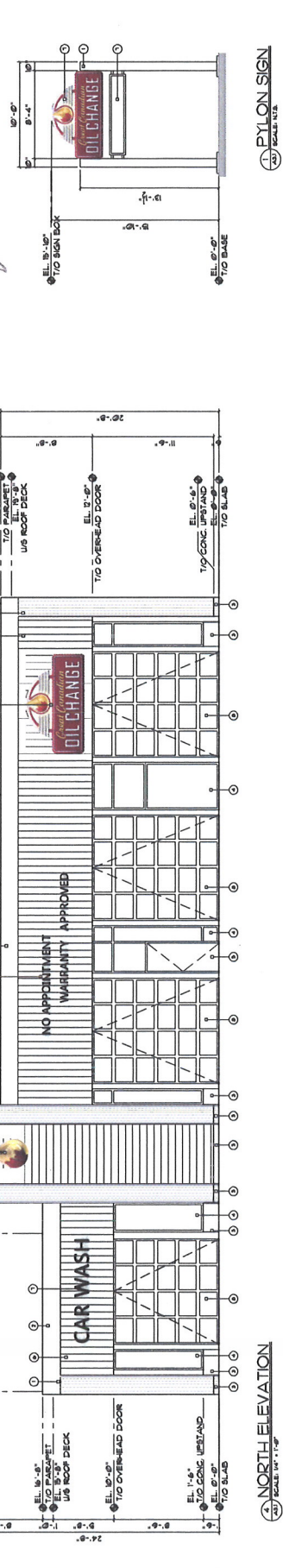


**EXTERIOR MATERIALS & FINISHES:**

- 1 PRE-FINISHED SILVER METAL
- 2 2" PRE-FINISHED METAL FLASHING-BLACK
- 3 CONCRETE UPSTAND
- 4 PRE-FINISHED ALUM. STOREFRONT FRAMES DOUBLE GLAZED, THERMALLY BROKEN
- 5 INSULATED HOLLOW METAL DOOR-PAINTED TO MATCH ADJACENT COLOUR
- 6 RED VERTICAL METAL SIDING
- 7 SIGNAGE INDIVIDUAL CHANNEL LIT LETTERS (BY TENANT)
- 8 OVER-HEAD DOOR
- 9 HORIZONTAL METAL SIDING WOOD GRAIN PATTERN LONGBOARD
- 10 SMOOTH FINISH CONG. BLOCK-GRAY
- 11 2" BLACK METAL
- 12 7/2" RED METAL
- 13 ROUGH CUT WDC
- 14 6" DIAMETER ST
- 15 BLACK METAL 1

This is Schedule D referred to in the Development Permit.

General Manager  
Community Safety & Development  
Date *July 30, 2012*



Development Permit No. DP000784  
6740 Metral Drive  
Schedule E  
Building Elevations – South



This is Schedule E referred to in the  
Development Permit.

General Manager  
Community Safety & Development

Date  
July 30, 2017

**GENERAL NOTE:**  
All work shall conform with the BC Building Code 2006  
and all work shall be checked and approved by the Building  
Department prior to construction.  
Discrepancies found on these plans should be brought to the attention of the Architect prior to work  
commencing.

**COMMERCIAL DEVELOPMENT**  
**6470 Metral Drive, Nanaimo, B.C.**  
**for Marwest Group of Companies**

**LEGEND**

- BUILDING SECTION
- WALL SECTION
- ROOF SECTION
- GROUND LEVEL
- ELEVATION SECTION
- OTHER SECTION
- SITE BOUNDARY
- PROPERTY LINE
- SURVEY STATION
- NORTH
- OTHER

**CONSULTANTS**

ARCHITECT  
**architects ltd**  
 400-140 WEST PALMER  
 VANCOUVER B.C. V6C 3E5  
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 FAX: 604-263-7501  
 WWW.ARCHITECTS.LTD

LANDSCAPE ARCHITECT AND ARCHITECTURAL LTD  
 LANSKY ARCHITECTURE  
 1707 BROADVIEW STREET  
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 FAX: 604-267-0001  
 WWW.LANSKYARCHITECTURE.COM

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 VANCOUVER B.C. V6M 1B4  
 TEL: 604-267-7000  
 FAX: 604-267-7001  
 WWW.GRWRYAN.COM

**CONTACT LIST**

**SUBJECT PROPERTY**

**KEY PLAN**

**DRAWING LIST**

ARCHIT	A-0.0 COVER SHEET
ARCHIT	A-0.1 SITE PHOTOS
ARCHIT	A-1.1 SITE PLAN
ARCHIT	A-2.1 ROOF PLAN
ARCHIT	A-2.2 ROOF PLANS
ARCHIT	A-3.1 ELEVATIONS
ARCHIT	A-3.2 SIGNAGES
LANDSCAPE	L-1.1 LANDSCAPE PLAN
LANDSCAPE	L-1.2 LANDSCAPE SPECIFICATIONS
LANDSCAPE	L-1.3 LANDSCAPE SPECIFICATIONS
LANDSCAPE	L-1.4 TREE MANAGEMENT PLAN
SURVEY	S&1 TOPOGRAPHIC SURVEY

**CONTRACT LIST**

NO APPOINTMENT WARRANTY APPROVED  
 OIL CHANGE  
 OIL CHANGE  
 CAR WASH

**ARCHIT**

ARCHIT	A-0.0 COVER SHEET
ARCHIT	A-0.1 SITE PHOTOS
ARCHIT	A-1.1 SITE PLAN
ARCHIT	A-2.1 ROOF PLAN
ARCHIT	A-2.2 ROOF PLANS
ARCHIT	A-3.1 ELEVATIONS
ARCHIT	A-3.2 SIGNAGES

**CIVIC ADDRESS**

6470 METRAL DRIVE, NANAIMO, B.C.

**LEGAL DESCRIPTION**

PART OF SECTION 19, WILLINGDON DISTRICT AS SHOWN ON STATUTORY PLAN OF THAT PART PERMIT

**ZONING**

CC4 - NORTH NANAIMO URBAN CENTRE

**DEVELOPMENT PERMIT APPLICATION FOR 1-STORY COMMERCIAL BUILDINGS 'A'**

**CONSULTANTS**

ARCHITECT  
 architects ltd  
 400-140 WEST PALMER  
 VANCOUVER B.C. V6C 3E5  
 TEL: 604-263-7500  
 FAX: 604-263-7501  
 WWW.ARCHITECTS.LTD

LANDSCAPE ARCHITECT AND ARCHITECTURAL LTD  
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 FAX: 604-267-7001  
 WWW.GRWRYAN.COM

**CONTACT LIST**

**SUBJECT PROPERTY**

**KEY PLAN**

**DRAWING LIST**

ARCHIT	A-0.0 COVER SHEET
ARCHIT	A-0.1 SITE PHOTOS
ARCHIT	A-1.1 SITE PLAN
ARCHIT	A-2.1 ROOF PLAN
ARCHIT	A-2.2 ROOF PLANS
ARCHIT	A-3.1 ELEVATIONS
ARCHIT	A-3.2 SIGNAGES
LANDSCAPE	L-1.1 LANDSCAPE PLAN
LANDSCAPE	L-1.2 LANDSCAPE SPECIFICATIONS
LANDSCAPE	L-1.3 LANDSCAPE SPECIFICATIONS
LANDSCAPE	L-1.4 TREE MANAGEMENT PLAN
SURVEY	S&1 TOPOGRAPHIC SURVEY

**CIVIC ADDRESS**

6470 METRAL DRIVE, NANAIMO, B.C.

**LEGAL DESCRIPTION**

PART OF SECTION 19, WILLINGDON DISTRICT AS SHOWN ON STATUTORY PLAN OF THAT PART PERMIT

**ZONING**

CC4 - NORTH NANAIMO URBAN CENTRE

**DEVELOPMENT PERMIT APPLICATION FOR 1-STORY COMMERCIAL BUILDINGS 'A'**

**COMMERCIAL DEVELOPMENT**  
6470 METRAL DRIVE, NANAIMO B.C.  
FOR MARWEST GROUP OF COMPANIES

architects ltd  
400-140 WEST PALMER  
VANCOUVER B.C. V6C 3E5  
TEL: 604-263-7500  
FAX: 604-263-7501  
WWW.ARCHITECTS.LTD

PERMIT NO. 30004  
**COVER SHEET**  
SCALE: AS SHOWN  
DATE: JUL 30 2017  
SHEET NO. 12  
TOTAL SHEETS: 19