



DEVELOPMENT PERMIT NO. DP000917

ALTERRA PROPERTY GROUP LTD
Name of Owner(s) of Land (Permittee)

119 HALIBURTON 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 VIP79946

PID No. 026-499-819

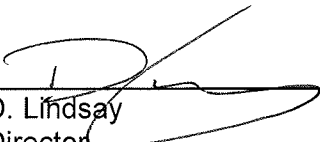
3. The land described herein shall be developed strictly in accordance with the following terms and conditions and provisions of this permit and any plans and specifications hereto which shall form a part thereof.

Schedule A Location Plan
Schedule B Site Plan
Schedule C Landscape Plan
Schedule D West Elevation, facing Haliburton Street
Schedule E Building Elevations
Schedule F Building Sections
Schedule G Rendering of West and South Building Elevations

- 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 2011 NO. 4500" is varied as follows:
- Section 7.6.1. Size of Buildings
- *Building Height*
The maximum allowable building height is 14.0m. The proposed building has a height of 15.0m, a variance of 1.0m.
- Section 17 – Landscaping – Figure B
- *Minimum Landscape Treatment Level 2d (Rear Parking Lot)*
The required Minimum Landscape Treatment Level 2d width is 1.8m. The proposed landscape width is 1.0m, a variance of 0.8m.

REVIEWED AND APPROVED ON

2015-FEB-11
Date

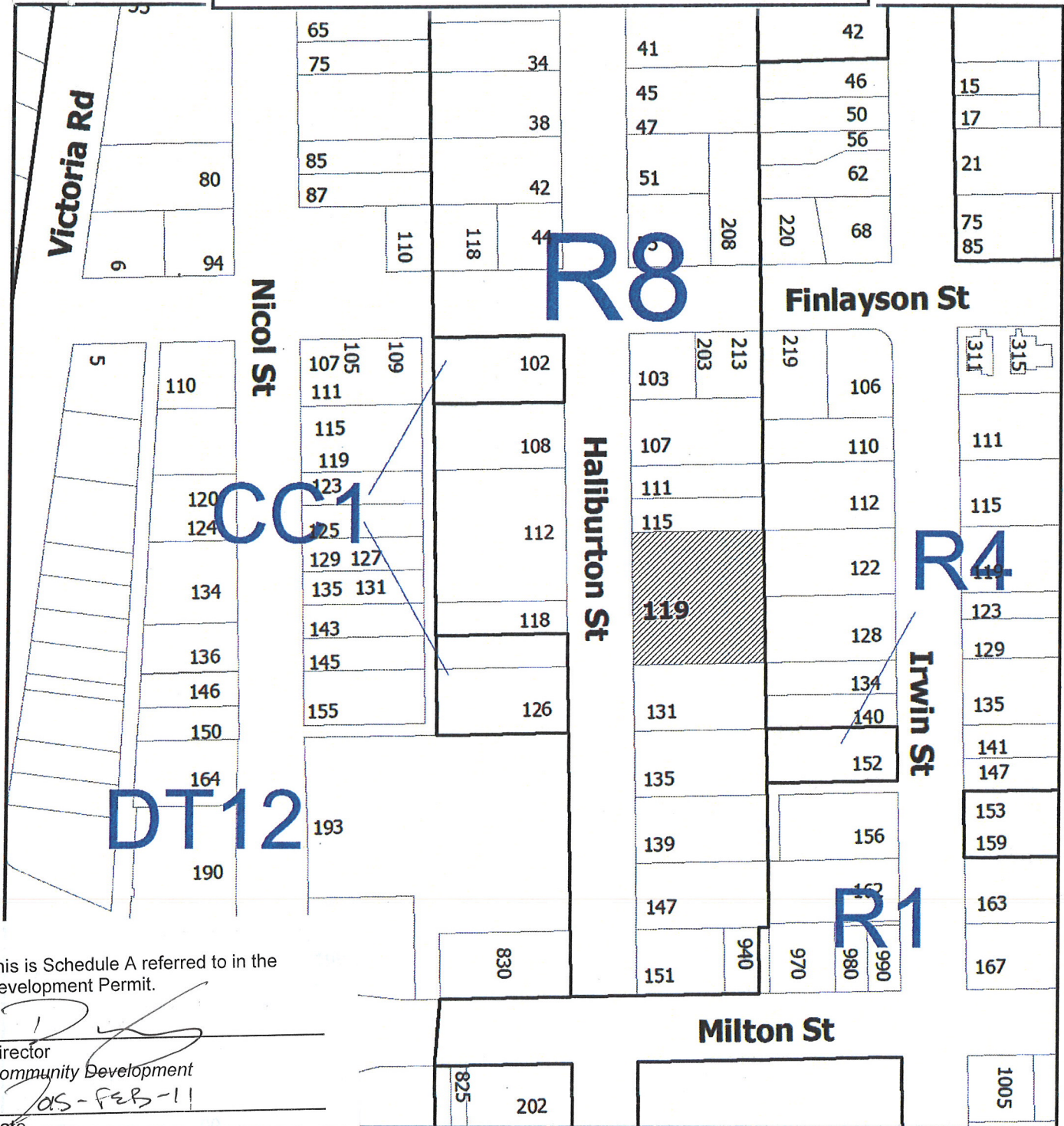

D. Lindsay
Director

Community Development

Pursuant to Section 154 (1)(b) of the Community Charter

GN/lb
Prospero attachment: DP000917

Location Plan



This is Schedule A referred to in the Development Permit.

Director
Community Development

AS - FEB - 11
Date

DEVELOPMENT PERMIT NO. DP000917

LOCATION PLAN

Civic: 119 Haliburton Street
Lot A, Section 1, Nanaimo District,
Plan VIP79946

 Subject Property



Development Permit DP000917
119 Haliburton Street

Schedule B

Site Plan

This is Schedule B referred to in the
Development Permit.

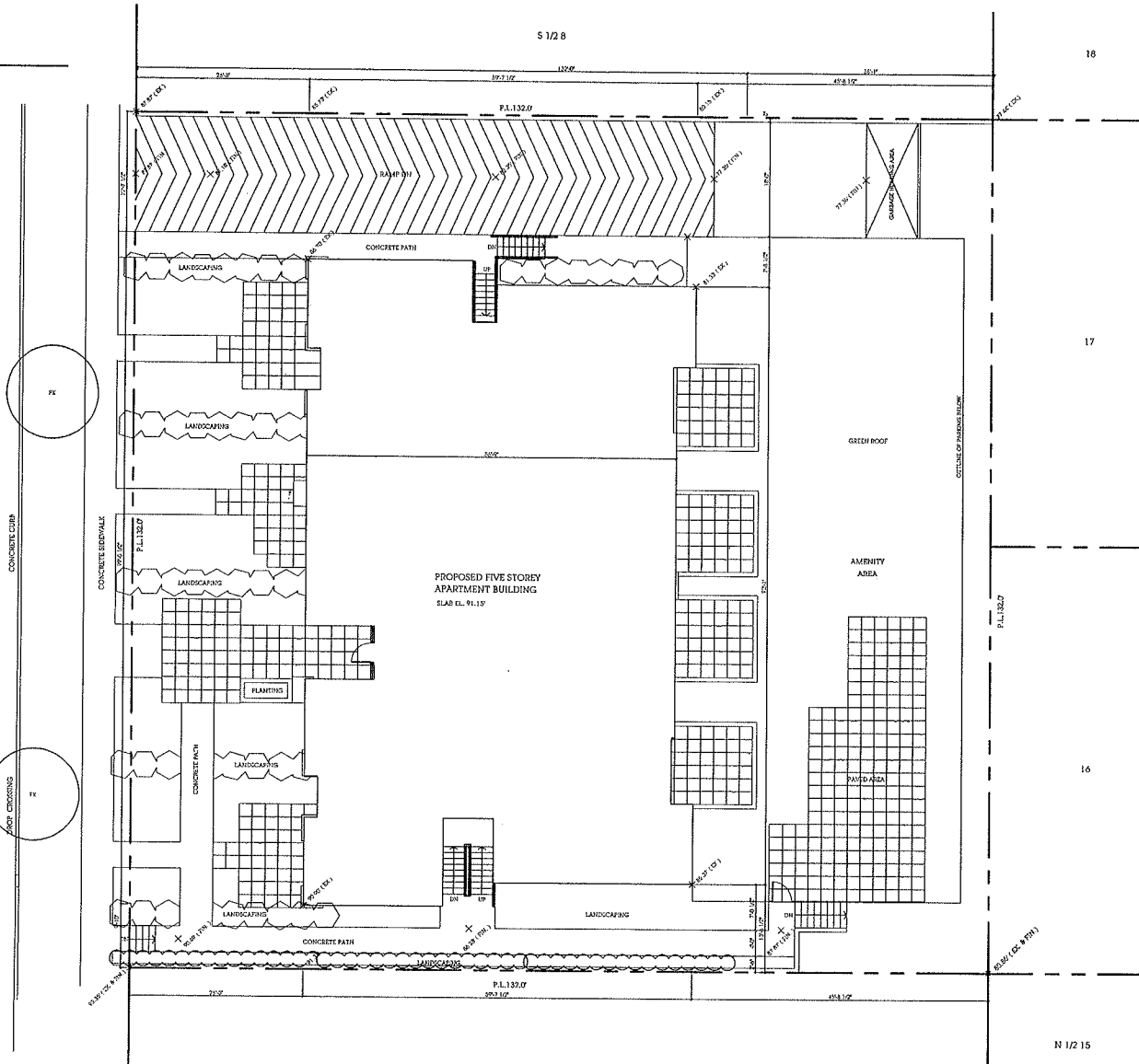
Director
Community Development

2015-FEB-11

Date



HALIBURTON STREET



N 1/2 15
SITE PLAN

LEGAL DESCRIPTION:
PLAN 554, BLOCK 7, LOTS 6+7
SEC 1 NUS PORTION N 1/2 LOT 6

CIVIC ADDRESS:
119 HALIBURTON STREET

ZONING: RM-5

USE: RM-5

SITE AREA:
132' x 132' = 17424 S.F.

SITE COVERAGE:
5237.5 S.F. / 17424 S.F. = 30.05%

ALLOWABLE F.S.R.: 1.5

ALLOWABLE FLOOR AREA:
17424 S.F. x 1.5 = 26136 S.F.

PROPOSED FLOOR AREA:
FIRST FLOOR 5180.5 S.F.
SECOND FLOOR 5237.5 S.F.
THIRD FLOOR 5237.5 S.F.
FOURTH FLOOR 5237.5 S.F.
FIFTH FLOOR 5237.5 S.F.
TOTAL 26130.5 S.F.

PROPOSED RECREATION AREA:
OUTDOOR - 1743 S.F.

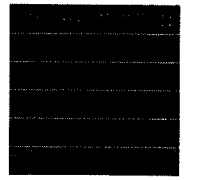
PARKING SPACE REQUIRED:
35 SPACES

PARKING SPACE PROVIDED:
35 SPACES

AVERAGE NATURAL GRADE:
EL. 86.07

ALLOWABLE HEIGHT:
14 M

PROPOSED HEIGHT:
OPTION 1 13.9 M
OPTION 1 14.9 M



EC. MCONEY
ARCHITECT
AND REG. DAVIS
VALENTINE INC.
VLE INC.
TEL 736 2727

DRAWN	
DATE	AUG 18 2008
SCALE	1/8" = 1'-0"

This is Schedule D referred to in the Development Permit.

Director
Community Development

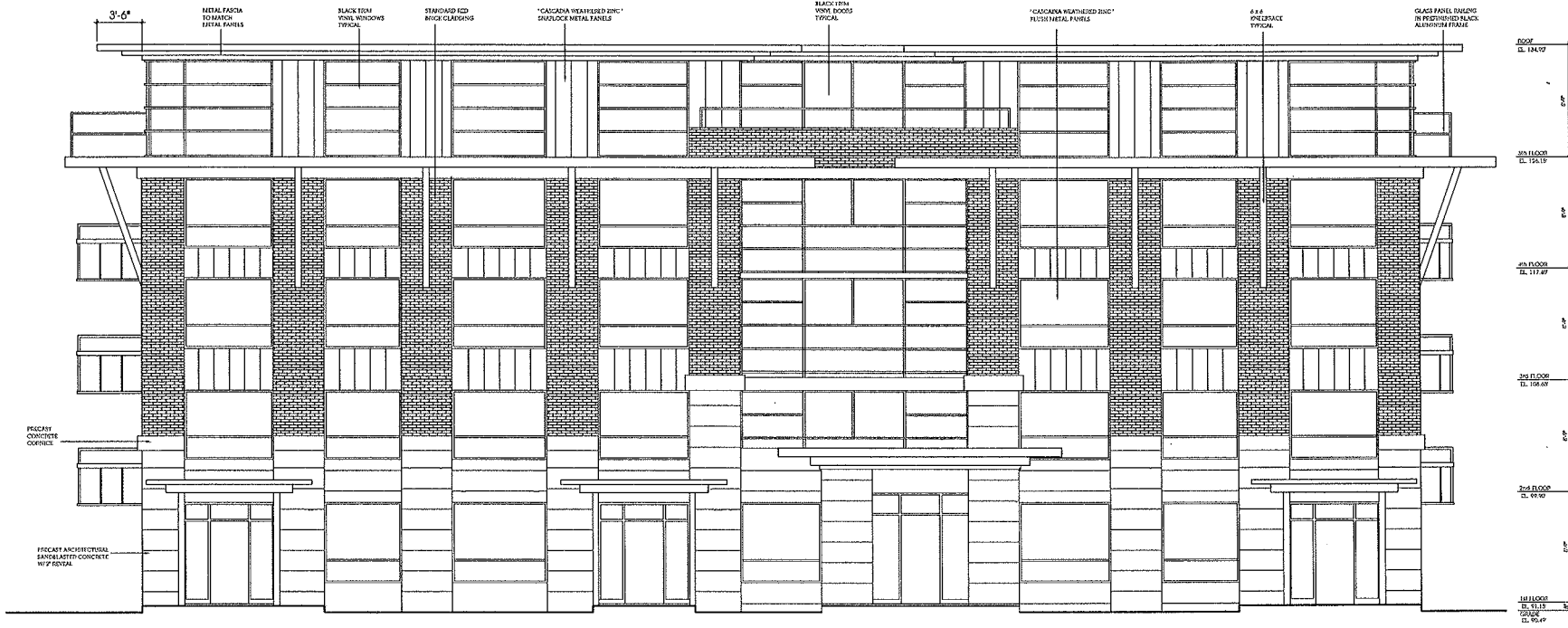
2015-FEB-11

Date

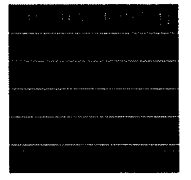
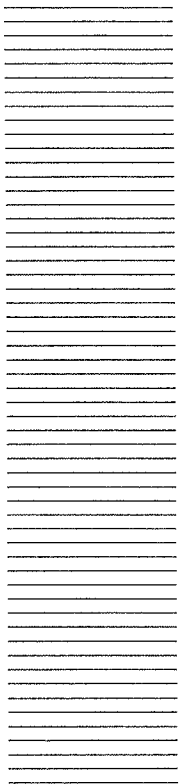
Development Permit DP000917
119 Haliburton Street

Schedule D

West Elevation,
facing Haliburton Street



WEST ELEVATION



KE MOONEY
ARCHITECT
300 - 1226 DAVIE
VANCOUVER BC
VGE 1M3
664 736 2927

DRAWN	
DATE	AUG 18 2018
SCALE	1/4" = 1'-0"
6	

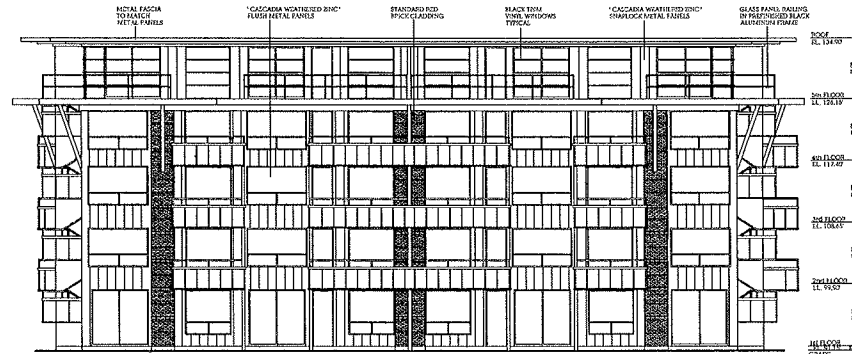
Building Elevations

This is Schedule E referred to in the Development Permit:

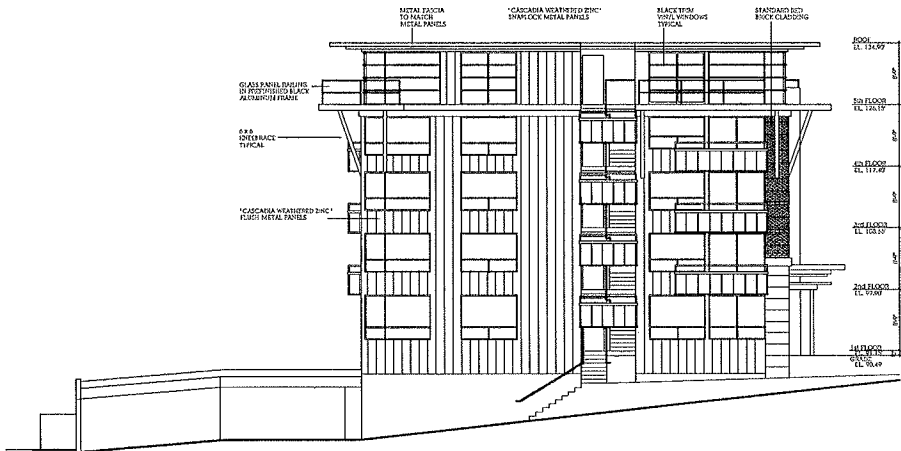
Director
Community Development

2015-FEB-11

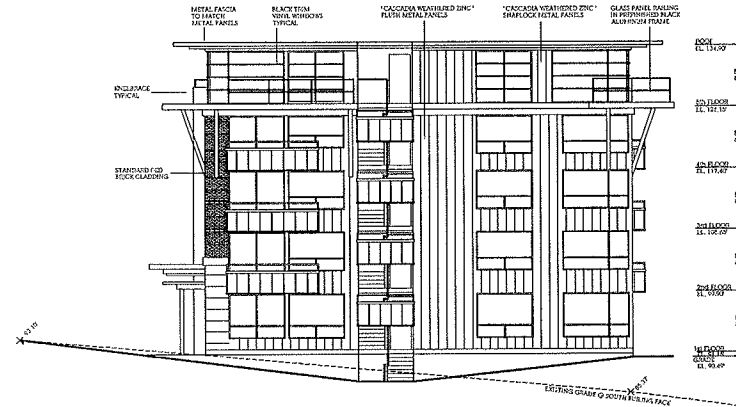
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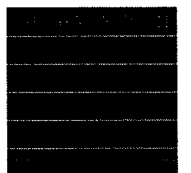
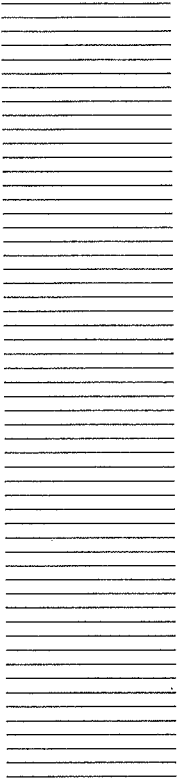
EAST ELEVATION



NORTH ELEVATION



SOUTH ELEVATION



EG MOONEY
ARCHITECT
JULIE REGAN
VAN DER BEEK
V&E IMA
704.736.2227

DRAWN	DATE
AUG 18 2018	
SCALE: 1/8" = 1'-0"	
7	

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119 Haliburton Street

Schedule F

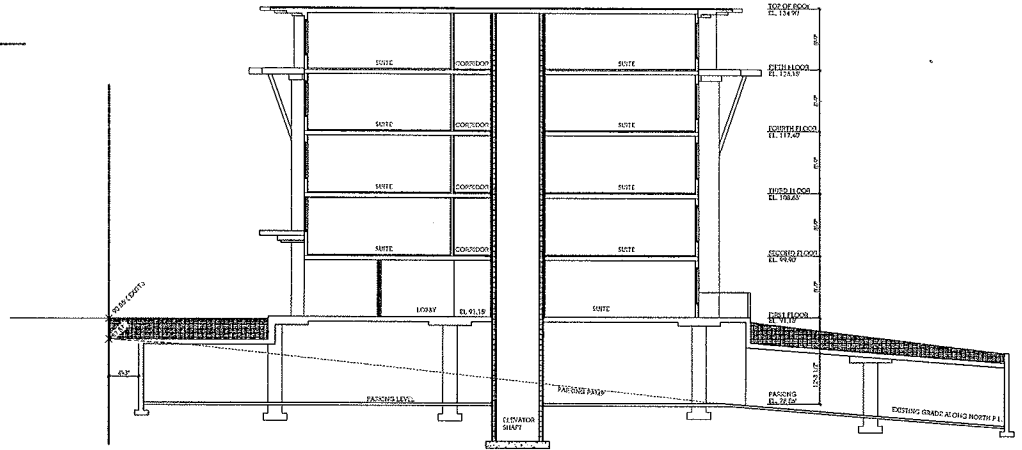
Building Sections

This is Schedule F referred to in the
Development Permit.

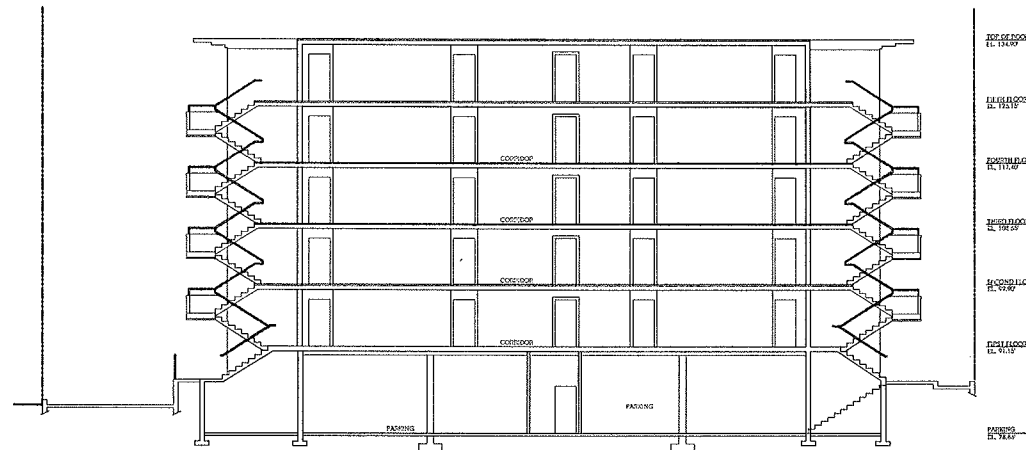
Director
Community Development

2015-FEB-11

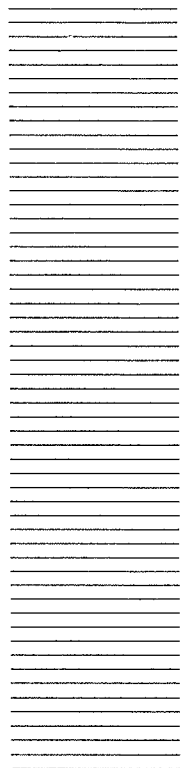
Date



BUILDING SECTION A - A



BUILDING SECTION B - B



FC McONEY
ARCHITECT
340 BAZZANIE
VALE CREEK RD.
V6E 1M3
604 736 2727

DRAWN
DATE AUG 18 2008
SCALE 1/8" = 1'-0"

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100
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119 Haliburton Street

Schedule G

**Rendering of West and South
Building Elevations**

This is Schedule G referred to in the
Development Permit.



Director
Community Development

2015-FEB-11.

Date

