



**DEVELOPMENT PERMIT NO. DP001030**

**1083039 BC LTD**

**Name of Owner(s) of Land (Permittee)**

**4066 OLD SLOPE PLACE**

**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 LOT 2, SECTION 5, WELLINGTON DISTRICT, PLAN 7234 LYING TO THE NORTH WEST OF THE NORTH WESTERLY BOUNDARY OF PLAN 9567, EXCEPT PART IN PLAN VIP55344**

**PID No. 005-741-467**

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 Plans**  
**Schedule C Landscape Plans**  
**Schedule D Building Sections**  
**Schedule E Building Elevations**

- a) Should the applicant 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 are required for a building permit and sign permit.

#### CONDITIONS OF PERMIT

1. The subject property shall be developed in accordance with the Site Plan prepared by ATA Architectural Design Ltd., received 2017-MAY-05, as shown on Schedule B.
2. The proposed public trail way to traverse the subject property from Verte Place to Old Slope Place and to Elmwood Park, generally as shown on the Site Plan (Schedule B – Public Trail Way).


The trail alignment and design is to be secured through the phased residential building strata subdivision.

3. The subject property shall be developed generally in accordance with the Landscape Plan and Details prepared by M2 Landscape Architecture Ltd., received 2017-APR-28, as shown on Schedule C.
4. The subject property shall be developed generally in accordance with the Building Elevations prepared by ATA Architectural Design Ltd., received 2017-APR-27, as shown on Schedule E.

REVIEWED AND APPROVED ON

2017-AUG-02.

Date

 ACTING DIRECTOR

FOR  
D. Lindsay  
Director

**Community Development**

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

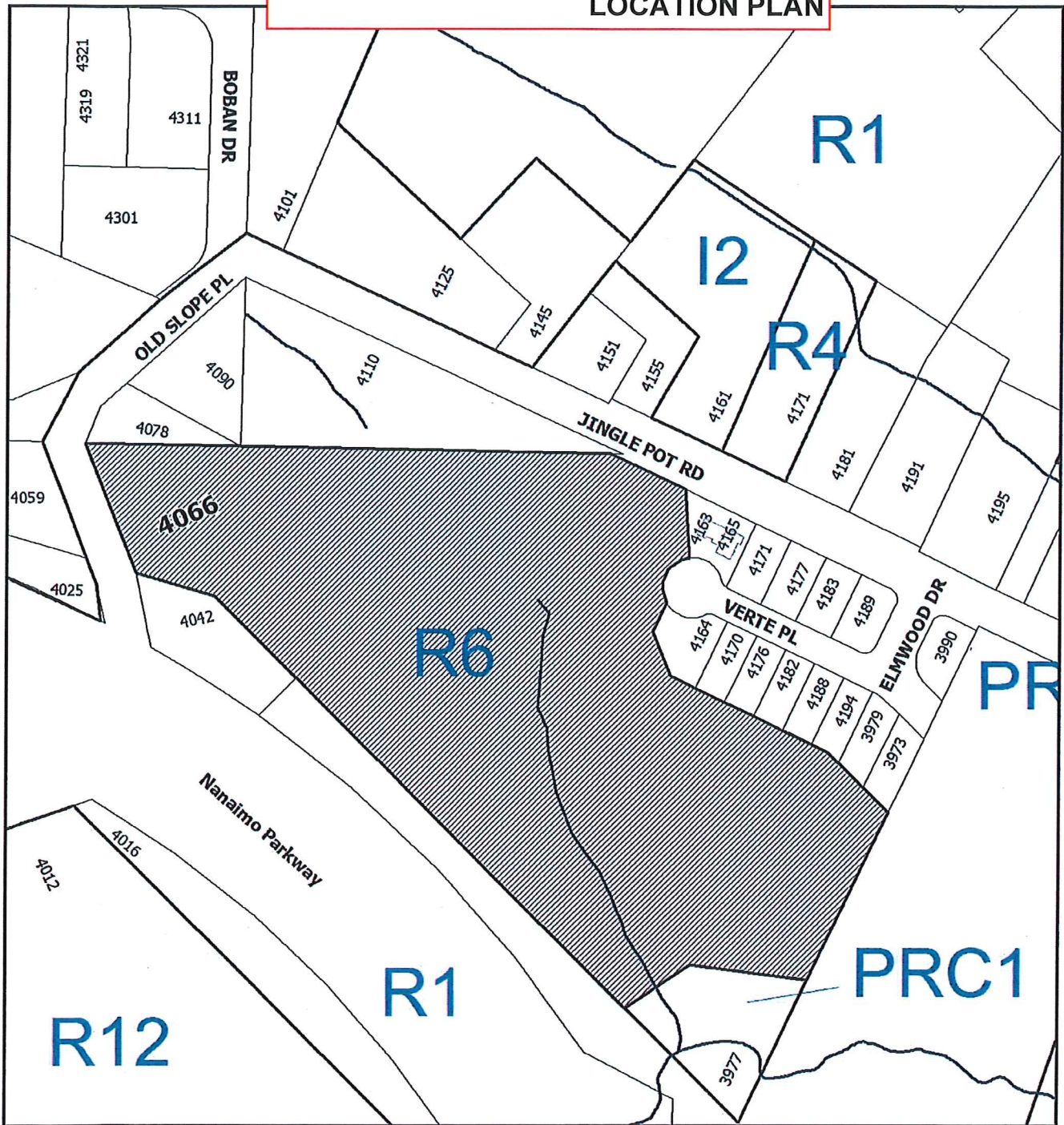
GN/in

Prospero attachment: DP001030

Development Permit DP001030  
4066 Old Slope Place

Schedule A

**LOCATION PLAN**



DEVELOPMENT PERMIT NO. DP001030



**LOCATION PLAN**

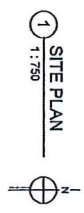
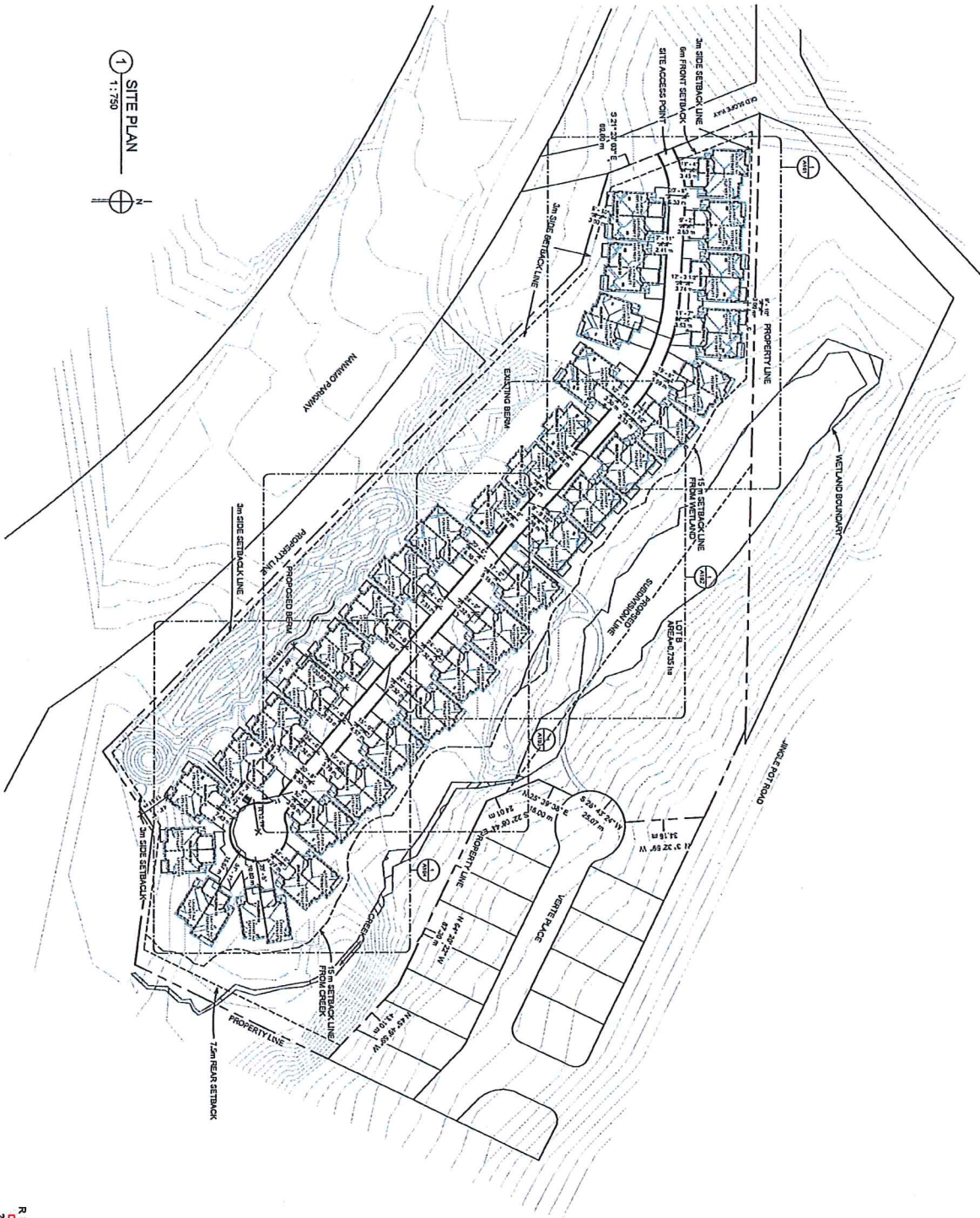


**Subject Property**

Civic: 4066 Old Slope Road  
That Part of Lot 2, Section 5, Wellington District, Plan 7234  
Lying to the North West of the North Westerly Boundary of  
Plan 9567, Except Part in Plan VIP55344



SITE PLANS



1 SITE PLAN  
1:750

RECEIVED  
2017 JUN 21 10:31 AM  
2017 JUN 21

<p>4066 OLD SLOPE PLACE, NANAIMO</p> <p>SHEET TITLE:</p> <p>SITE PLAN</p>		<p>CHECKED BY: AYA</p> <p>DRAWN BY: LAG</p> <p>START DATE: AUG 2016</p> <p>SCALE: 1:750</p> <p>PROJECT NO: 16-30</p> <p>DRAWING NO: A100</p>																								
<p>PROJECT:</p> <p>4066 OLD SLOPE PLACE, NANAIMO</p>		<p>REVISION SCHEDULE</p> <table border="1"> <thead> <tr> <th>NO</th> <th>DATE</th> <th>DESCRIPTION</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>AUG 2016</td> <td>ISSUED FOR</td> </tr> <tr> <td>2</td> <td>FEB 2017</td> <td>PP REVISION</td> </tr> <tr> <td>3</td> <td>JAN 2017</td> <td>BUILDING PERMIT</td> </tr> <tr> <td>4</td> <td></td> <td></td> </tr> <tr> <td>5</td> <td></td> <td></td> </tr> <tr> <td>6</td> <td></td> <td></td> </tr> <tr> <td>7</td> <td></td> <td></td> </tr> </tbody> </table>	NO	DATE	DESCRIPTION	1	AUG 2016	ISSUED FOR	2	FEB 2017	PP REVISION	3	JAN 2017	BUILDING PERMIT	4			5			6			7		
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<p>SCALE:</p>		<p>ISSUE DATES:</p> <table border="1"> <thead> <tr> <th>NO</th> <th>DATE</th> <th>DESCRIPTION</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>AUG 2016</td> <td>ISSUED FOR</td> </tr> <tr> <td>2</td> <td>FEB 2017</td> <td>PP REVISION</td> </tr> <tr> <td>3</td> <td>JAN 2017</td> <td>BUILDING PERMIT</td> </tr> <tr> <td>4</td> <td></td> <td></td> </tr> <tr> <td>5</td> <td></td> <td></td> </tr> <tr> <td>6</td> <td></td> <td></td> </tr> <tr> <td>7</td> <td></td> <td></td> </tr> </tbody> </table>	NO	DATE	DESCRIPTION	1	AUG 2016	ISSUED FOR	2	FEB 2017	PP REVISION	3	JAN 2017	BUILDING PERMIT	4			5			6			7		
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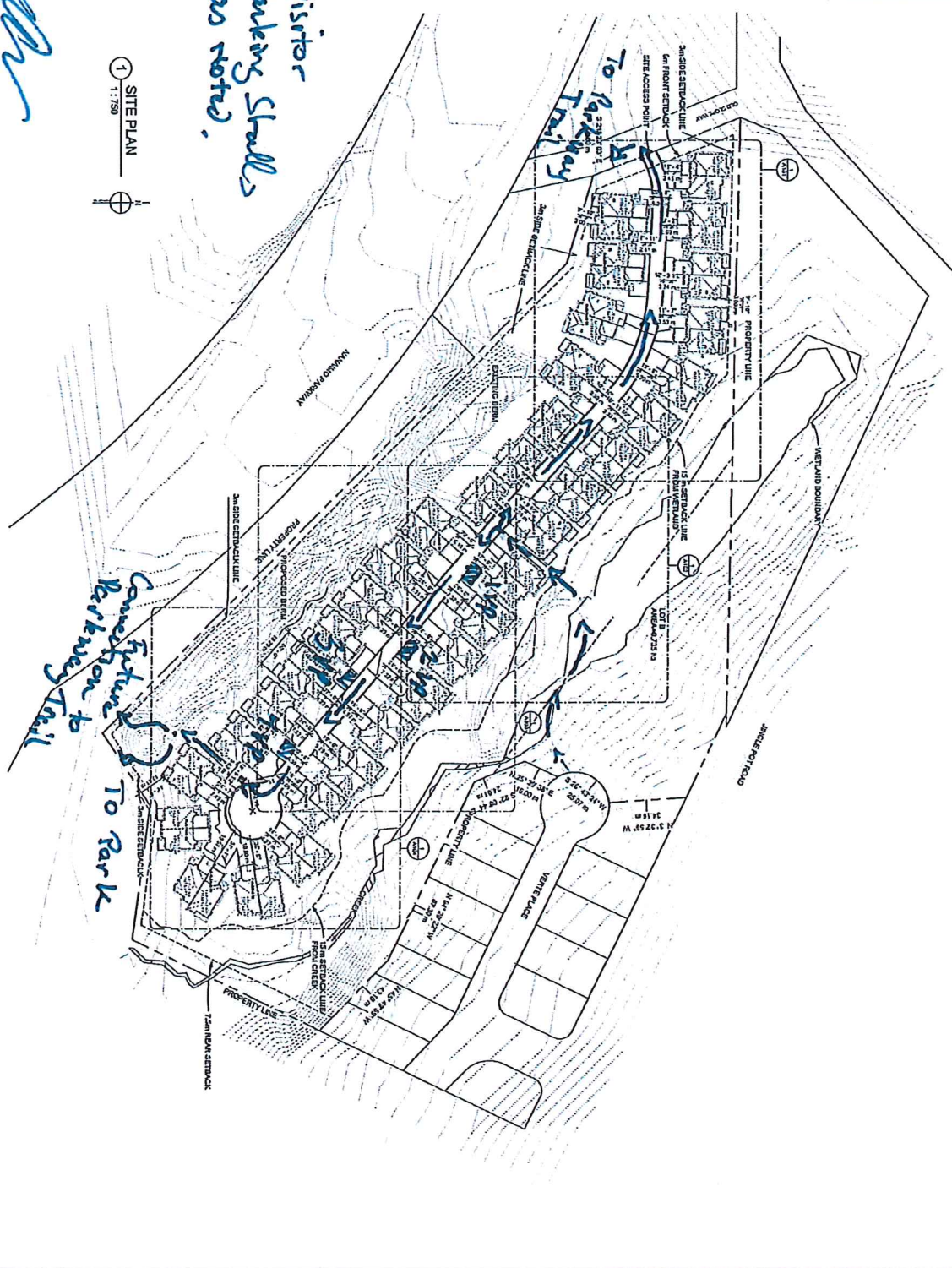


**PUBLIC TRAIL WAY**  
per Subject Property Covenant and Visitor Parking

*Handwritten signature*

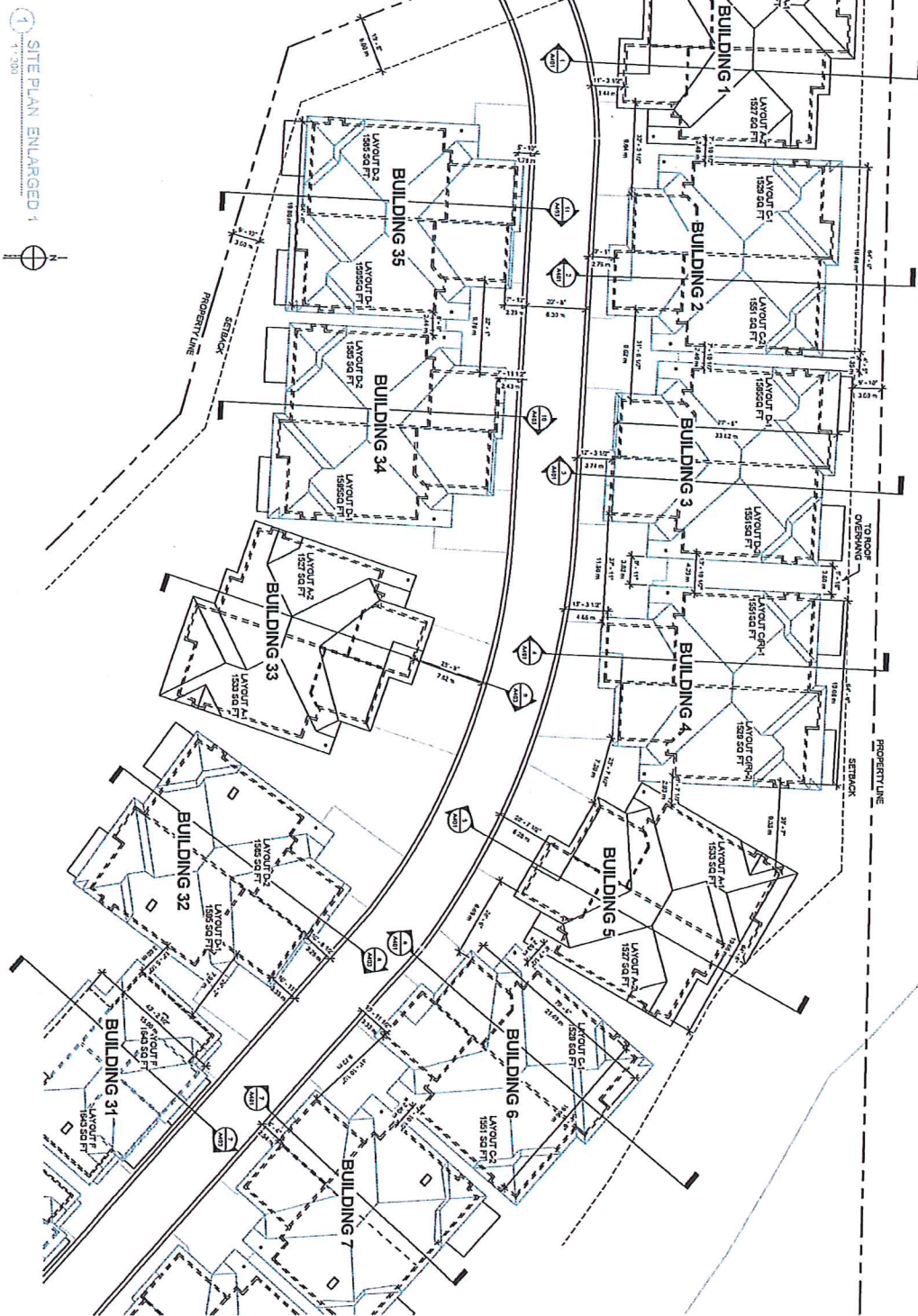
*4 Visitor  
Parking Stalls  
as noted.*

① SITE PLAN  
1:1750



4066 OLD SLOPE PLACE, NANAIMO	
SHEET TITLE	
SITE PLAN	
CHECKED BY:	AV
DRAWN BY:	LJS
START DATE:	AUG 2016
SCALE:	1:1750
PROJECT NO.:	16-30
DRAWING NO.:	A100

**SITE PLAN**  
Individual Building Types (Pg. 1/4)



1 SITE PLAN ENLARGED 1  
1/4\"/>



RECEIVED  
DP001030  
2017-JUN-21

CHECKED BY: AYVA  
DRAWN BY: AMWV  
START DATE: AUG 2016  
SCALE: 1/4\"/>

SHEET TITLE:  
SITE PLAN  
ENLARGED 1

PROJECT:  
4066 OLD  
SLOPE  
PLACE, MANAIMO

PROJECT:  
4066 OLD SLOPE PLACE, MANAIMO

SCALE:  
1/4\"/>

NO	DATE	DESCRIPTION
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3	16-30	PERMIT REVIEW
4	16-30	PERMIT REVIEW
5	16-30	PERMIT REVIEW
6	16-30	PERMIT REVIEW
7	16-30	PERMIT REVIEW

16-30  
A101



ATA  
2001 WEST WALKER STREET  
SUITE 200, LAKELAND, FL 33803  
TEL: 888-888-8888  
WWW.ATAFLORIDA.COM

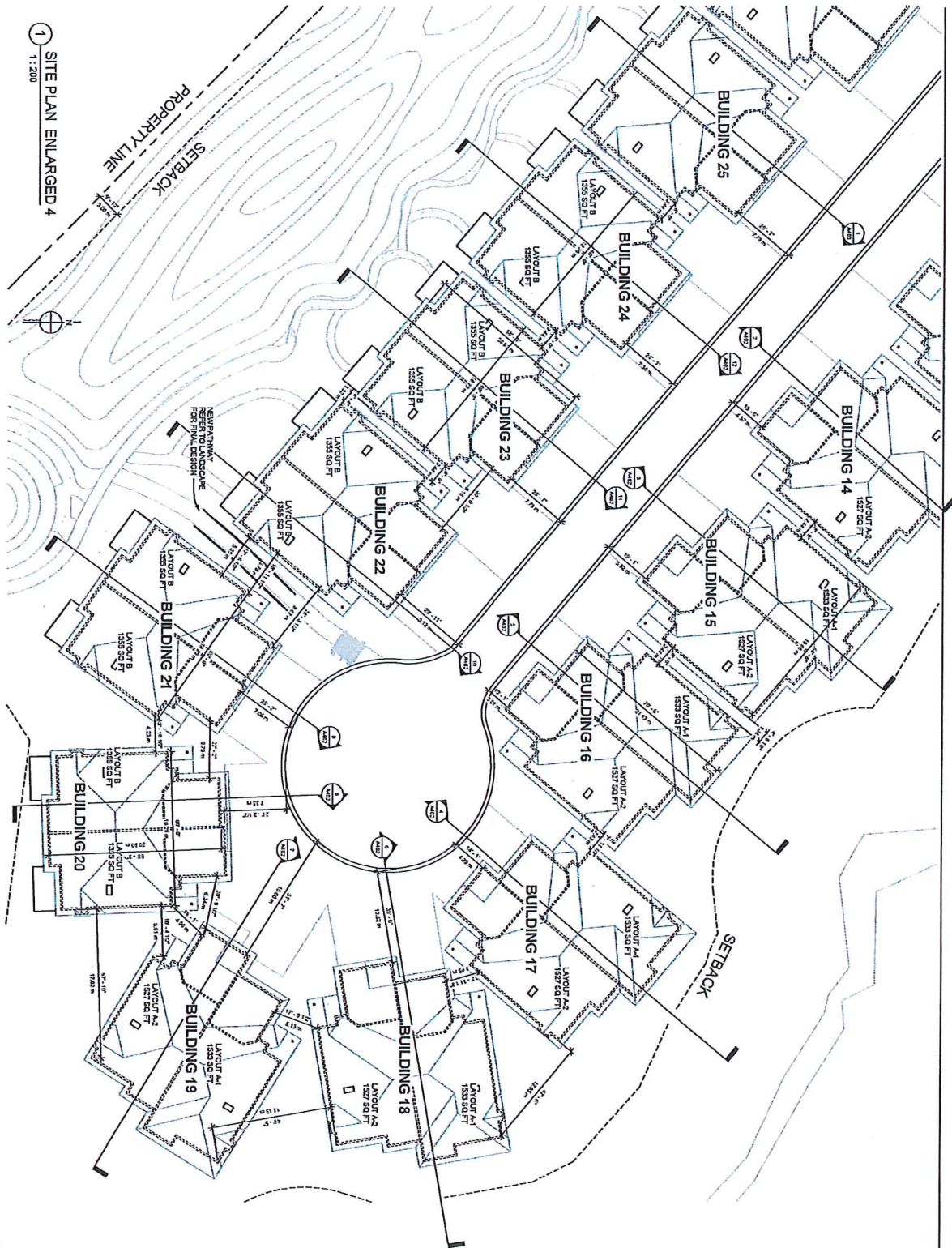












RECEIVED  
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2017-JUN-21

CHECKED BY: ATN  
DRAWN BY: AMBY  
START DATE: AUG 2016  
SCALE: 1:200  
PROJECT NO.: 16-30  
DRAWING NO.: A104

SHEET TITLE:  
4066 OLD  
SL OPE  
PLACE, NANAIMO  
SITE PLANE  
ENLARGED 4

PROJECT:  
4066 OLD  
SL OPE  
PLACE, NANAIMO

SCALE:

NO	DATE	DESCRIPTION
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2	FEB 20 17	DP REVIEW
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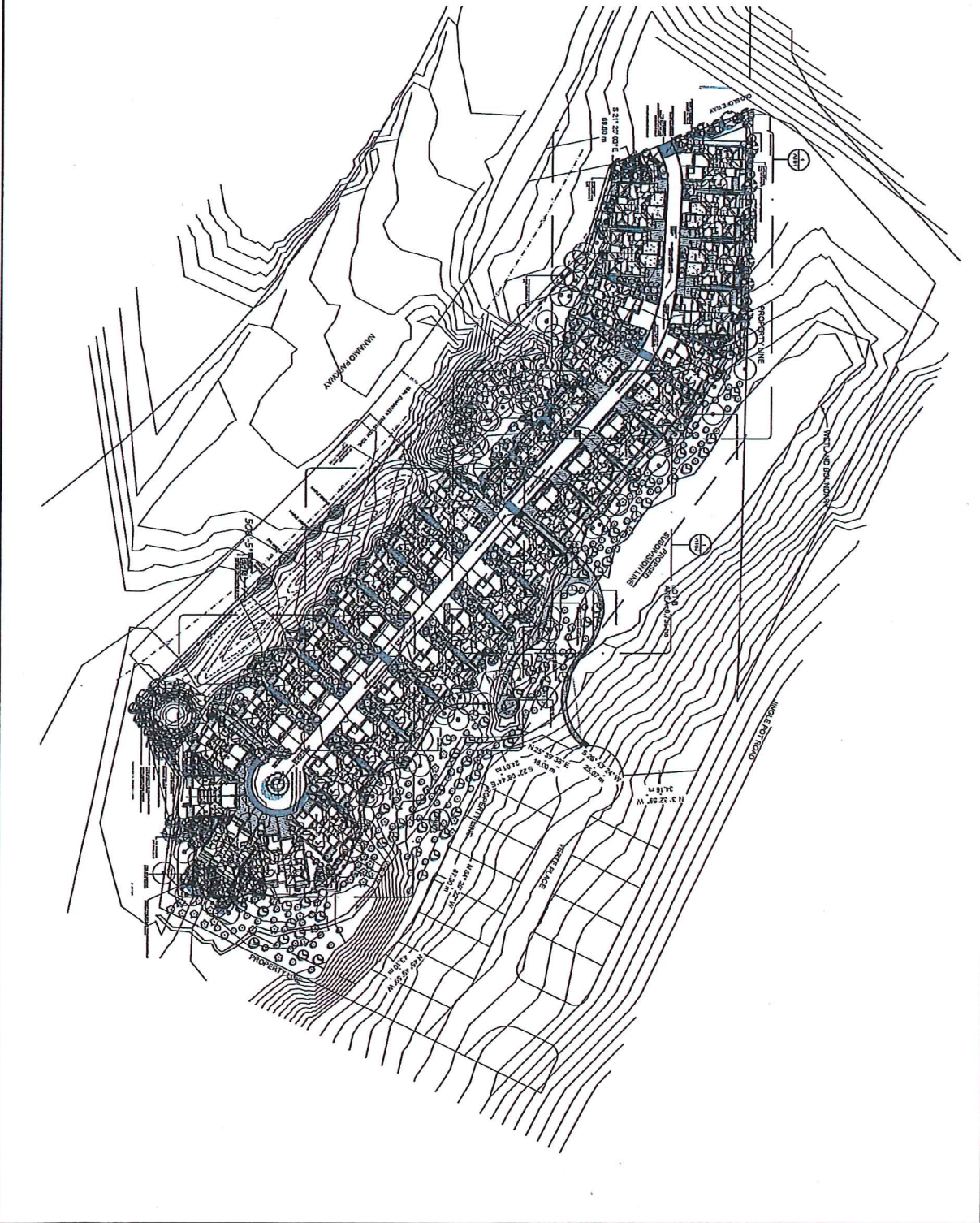
ATA  
ARCHITECTURAL ASSOCIATES  
1000 WEST BURNHAMPTON  
VANCOUVER, BC V6C 1S7  
TEL: 604-275-7828  
FAX: 604-275-7829  
WWW.ATAVANTAGE.COM

NOT TO SCALE  
THIS PLAN IS A PRELIMINARY DESIGN AND IS SUBJECT TO CHANGE WITHOUT NOTICE.  
THE CLIENT IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS.  
THE DESIGNER ASSUMES NO LIABILITY FOR ANY DAMAGE OR INJURY RESULTING FROM THE USE OF THIS PLAN.



LANDSCAPE PLANS

Overall Landscape Plan



<p>PROJECT: EMERALD WOODS 4066 OLD SLOPE PLACE NANAIMO</p>		<p>DATE: 2017-03-28 SCALE: 1/8" = 1'-0" DRAWN BY: [Name] CHECKED BY: [Name] DATE: 2017-03-28</p>	<p>NO. PROJECT NUMBER: JOB 16054</p>
<p>DRAWING TITLE: SITE PLAN</p>			

NO.	DESCRIPTION	DATE
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48	REVISION	2017-03-28
49	REVISION	2017-03-28
50	REVISION	2017-03-28

LANDSCAPE ARCHITECTURE

M2

7830 - 3610th Street  
New Westminster, British Columbia  
V3M 3J7  
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Tel: 604.553.0044  
Email: office@m2a.com

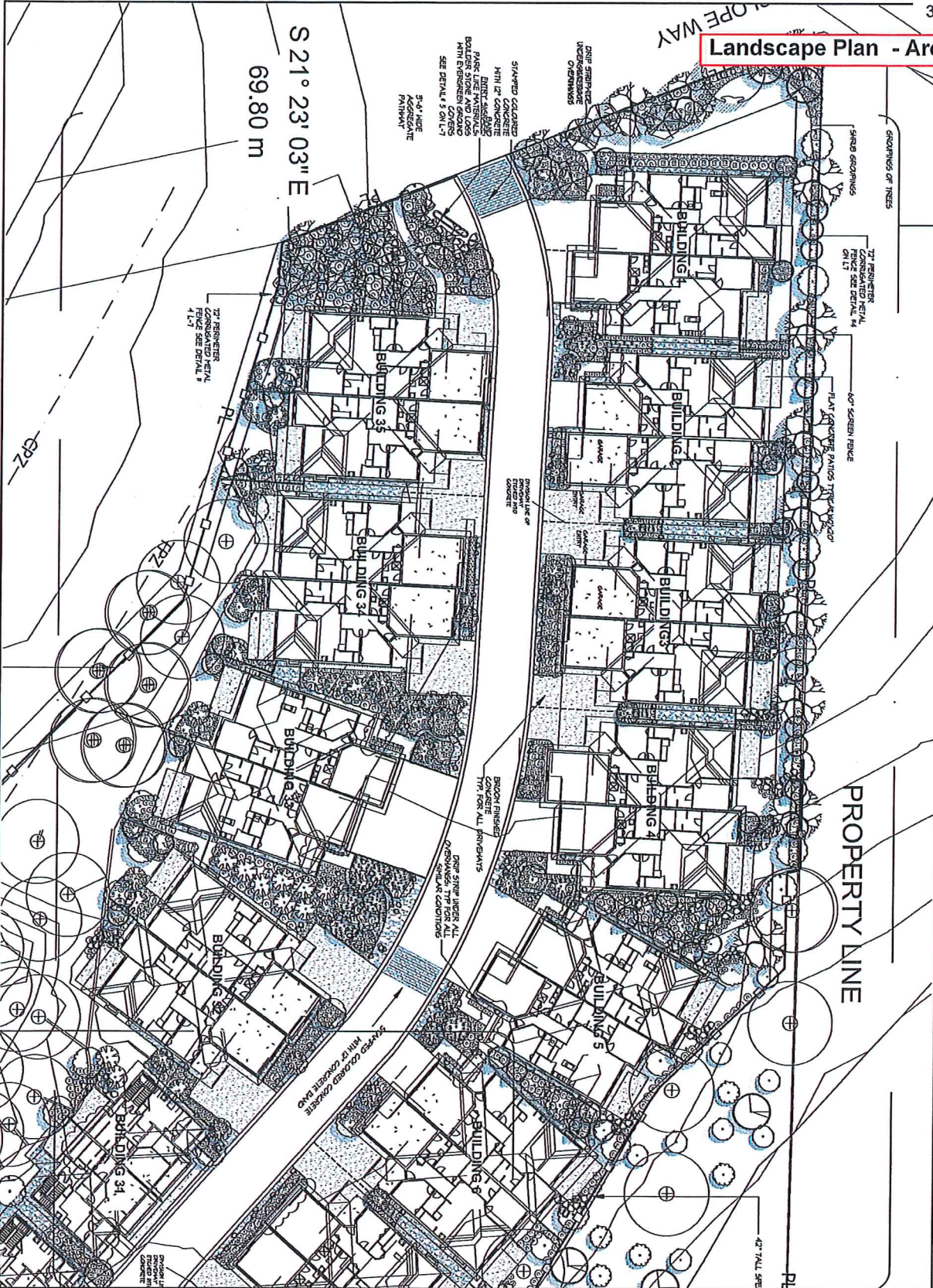
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**Landscape Plan - Area 1**



PROJECT:  
**EMERALD WOODS**  
 4400 OLD SLIPS PLACE  
 NAWAHO

CLIENT:  
 KONA WOODS INVESTMENT

DATE: 09/27/2014  
 DRAWING NO.: SWAMPING BUILDING

SCALE: 1/8" = 1'-0"

DESIGNED BY: [Signature]

CHECKED BY: [Signature]

DATE: 09/27/2014

**JOB 150324**

REVISIONS:

NO.	DATE	DESCRIPTION
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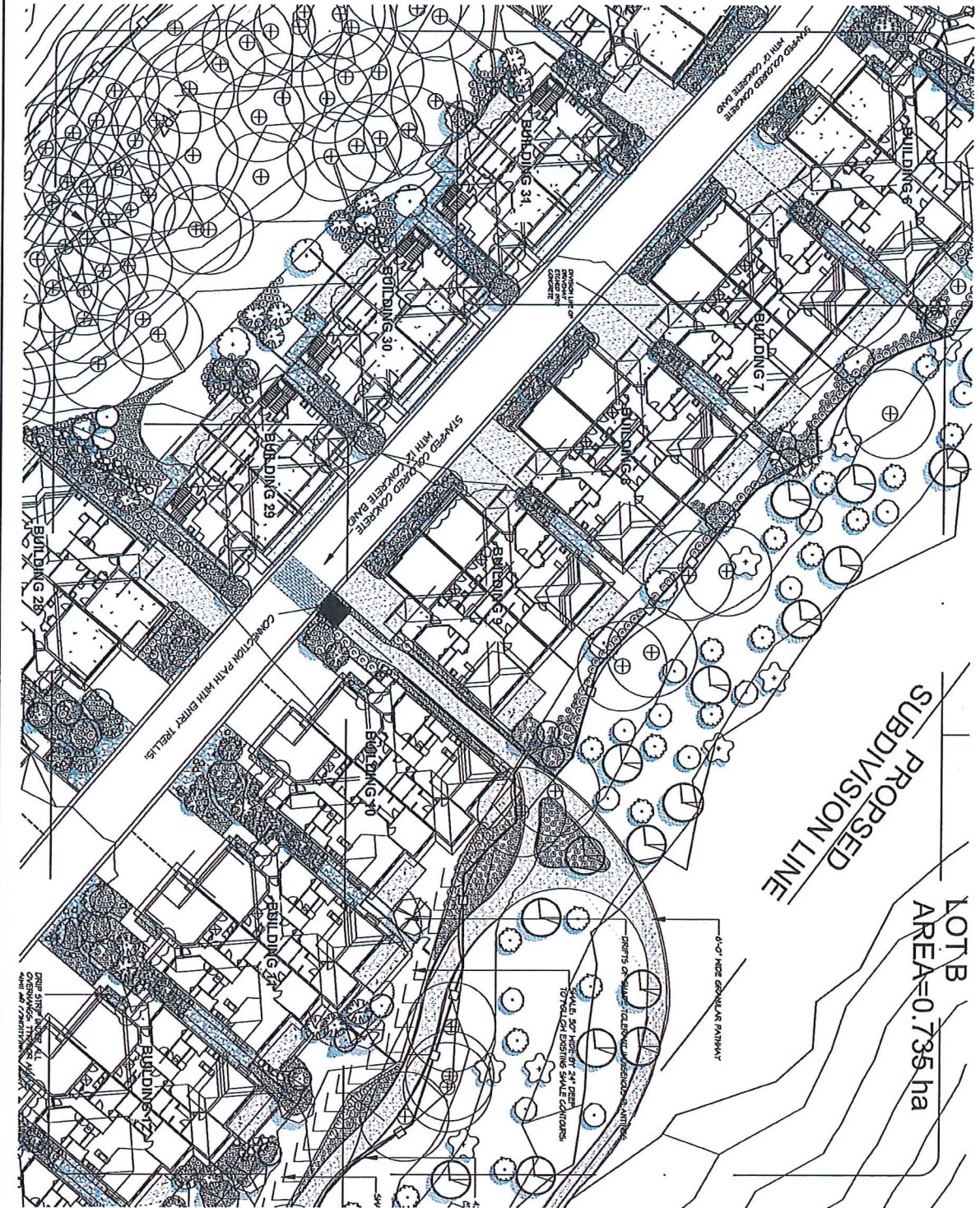
LANDSCAPE ARCHITECTURE

7230 - 262 Lanes Lane  
 New Westminster, British Columbia  
 V3M 3A7  
 TEL: 604.553.0044  
 FAX: 604.553.0044  
 Email: office@m2a.com

**M2**



Landscape Plan - Area 2



PROJECT: EMERALD WOODS  
 4885 OLD SLOPE PLACE  
 VANCOUVER, BC  
 V6V 2G9

DATE: 2017-03-20  
 DRAWING NUMBER: L4

SCALE: 1/8" = 1'-0"

JOB NUMBER: JOB 16054

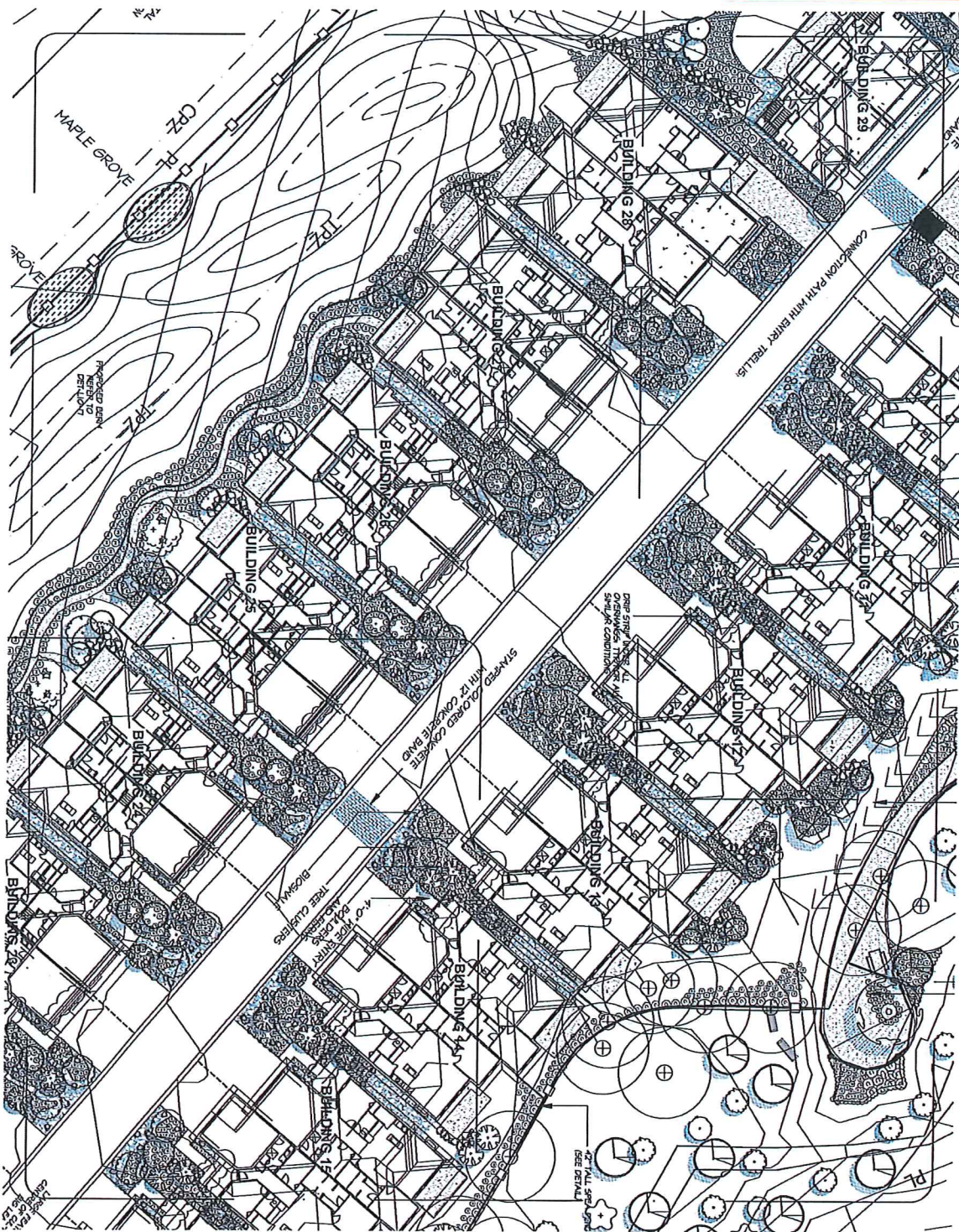
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10	ISSUED FOR PERMIT	2017-03-20	MM	MM

LANDSCAPE ARCHITECTURE  
 M2  
 6220 - 261 Street West  
 New Westminster, British Columbia  
 V3M 3L7  
 TEL: 604.553.0044  
 FAX: 604.553.0044  
 Email: office@m2ha.com

CONTRACT NO. 16054  
 DATE: 2017-03-20  
 DRAWING NUMBER: L4  
 SCALE: 1/8" = 1'-0"



Landscape Plan - Area 3



**PROJECT:**  
EMERALD WOODS  
4666 OLD SLOPE PLACE  
VANADIA

**CLIENT:** 5577 2ND AVE SW  
VANADIA CORPORATION  
VANCOUVER BC  
V6P 6K6  
VANCOUVER, BC  
V6P 6K6

**DATE:** 10/15/14

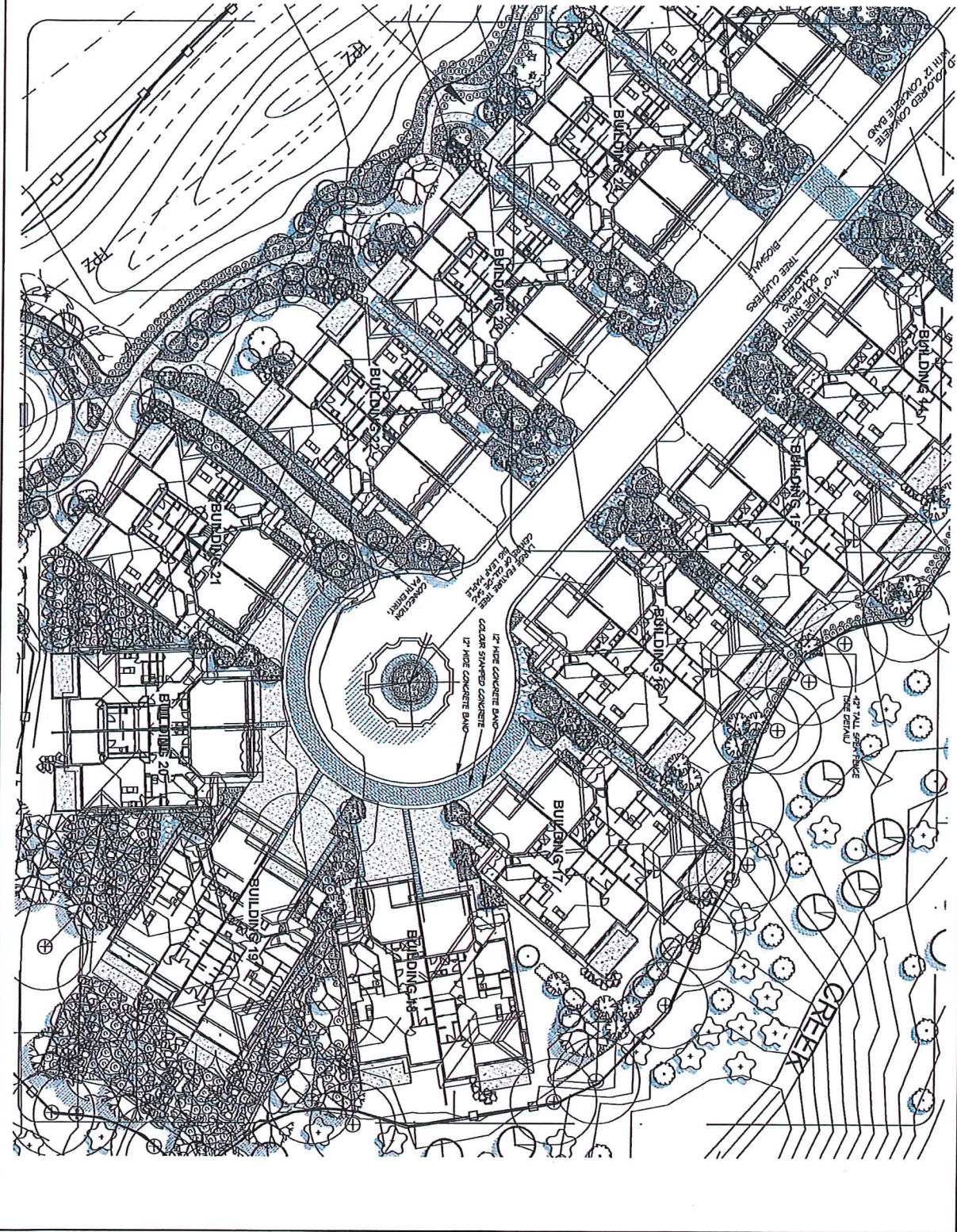
**SCALE:** 1/8" = 1'-0"

**JOB NUMBER:** JOB 16054

**LANDSCAPE ARCHITECTURE**  
**M2**  
LANDSCAPE ARCHITECTURE  
4330 - 261 LORNE AVENUE  
NEW WESTMINSTER, BRITISH COLUMBIA  
V3M 3J7  
TEL: 604.533.0944  
FAX: 604.533.0945  
EMAIL: OFFICE@M2A.COM



Landscape Plan - Area 4



PROJECT:  
EMERALD WOODS  
4666 OLD SLOPE PLACE  
NANAIMO

ISSUING TITLE:  
SITE PLAN  
AREA 4

DATE: 08/25/2010  
DRAWING NUMBER:  
L6

SCALE: 1/8" = 1'-0"  
SHEET NO.:  
JOB NO.: 76054

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**M2**  
 LANDSCAPE ARCHITECTURE  
 1730 - 267 Street East  
 New Westminster, British Columbia  
 V3M 3L7  
 TEL: 604.533.0004  
 FAX: 604.533.0004  
 Email: office@m2a.com

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**Typical Unit Landscape Plan  
Plant Lists**

PLANT SCHEDULE		UNIT 4 ONLY		
KEY QTY	BOTANICAL NAME	COMMON NAME		PLANTED SIZE / REMARKS
TREE	7 ABIES FRASERI	FRASER FIR		
	2 ABIES GRANDIS	GRAND FIR		2M HT; B4B
	5 ACER CIRCINATUM	VINE MAPLE		2M HT
	6 CORUS EDDIE'S 'WHITE WONDER'	WHITE WONDER DOGWOOD		2M HT; B4B; 3 STEM CLUMP 6CM CAL; STD FOR; B4B
SHRUB				
C	46 CORUS SERICEA 'FLAVIRAMEA'	YELLOWING DOGWOOD		
R3	3 RHODODENDRON 'CREST'	RHODODENDRON; YELLOWHAW		#1 POT #3 POT
GC				
G	123 BERGENIA CORDIFOLIA 'WINTERGLUT'	WINTERGLOW BERGENIA		#1 POT
GE	11 GAULTHERIA PROCUMBENS	WINTERGREEN		#1 POT
P	36 POLYSTICHUM MUNITUM	WESTERN SWORD FERN		#1 POT;

NOTES: \* PLANT SIZES IN THIS LIST ARE SPECIFIED ACCORDING TO THE BC LANDSCAPE STANDARD, LATEST EDITION. CONTAINER SIZES SPECIFIED AS PER CITA STANDARDS. BOTH PLANT SIZE AND CONTAINER SIZE ARE THE MINIMUM ACCEPTABLE SIZES. \* REFER TO SPECIFICATIONS FOR DEFINED CONTAINER MEASUREMENTS AND OTHER PLANT MATERIAL REQUIREMENTS. \* SEARCH AND REVIEW: MAKE PLANT MATERIAL AVAILABLE FOR OPTIONAL REVIEW BY LANDSCAPE ARCHITECT AT SOURCE OF SUPPLY. AREA OF SEARCH TO INCLUDE LOWER MAINLAND AND FRASER VALLEY. \* SUBSTITUTIONS: OBTAIN WRITTEN APPROVAL FROM THE LANDSCAPE ARCHITECT PRIOR TO MAKING ANY SUBSTITUTIONS TO THE SPECIFIED MATERIAL. UNAPPROVED SUBSTITUTIONS WILL BE REJECTED. ALLOW A MINIMUM OF FIVE DAYS PRIOR TO DELIVERY FOR REQUEST TO SUBSTITUTE. SUBSTITUTIONS ARE SUBJECT TO BC LANDSCAPE STANDARD - DEFINITION OF CONDITIONS OF AVAILABILITY.

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

PLANT SCHEDULE		UNIT 8 ONLY		M2 JOB NUMBER: 16-054
KEY QTY	BOTANICAL NAME	COMMON NAME		PLANTED SIZE / REMARKS
TREE	2 ACER CIRCINATUM	VINE MAPLE		
	2 CORUS EDDIE'S 'WHITE WONDER'	WHITE WONDER DOGWOOD		2M HT; B4B; 3 STEM CLUMP 6CM CAL; STD FOR; B4B
SHRUB				
C	20 CORUS SERICEA 'FLAVIRAMEA'	YELLOWING DOGWOOD		
R3	4 RHODODENDRON 'CREST'	RHODODENDRON; YELLOWHAW		#1 POT #3 POT
GC				
G	46 BERGENIA CORDIFOLIA 'WINTERGLUT'	WINTERGLOW BERGENIA		#1 POT
GE	8 GAULTHERIA PROCUMBENS	WINTERGREEN		#1 POT
P	32 POLYSTICHUM MUNITUM	WESTERN SWORD FERN		#1 POT;

NOTES: \* PLANT SIZES IN THIS LIST ARE SPECIFIED ACCORDING TO THE BC LANDSCAPE STANDARD, LATEST EDITION. CONTAINER SIZES SPECIFIED AS PER CITA STANDARDS. BOTH PLANT SIZE AND CONTAINER SIZE ARE THE MINIMUM ACCEPTABLE SIZES. \* REFER TO SPECIFICATIONS FOR DEFINED CONTAINER MEASUREMENTS AND OTHER PLANT MATERIAL REQUIREMENTS. \* SEARCH AND REVIEW: MAKE PLANT MATERIAL AVAILABLE FOR OPTIONAL REVIEW BY LANDSCAPE ARCHITECT AT SOURCE OF SUPPLY. AREA OF SEARCH TO INCLUDE LOWER MAINLAND AND FRASER VALLEY. \* SUBSTITUTIONS: OBTAIN WRITTEN APPROVAL FROM THE LANDSCAPE ARCHITECT PRIOR TO MAKING ANY SUBSTITUTIONS TO THE SPECIFIED MATERIAL. UNAPPROVED SUBSTITUTIONS WILL BE REJECTED. ALLOW A MINIMUM OF FIVE DAYS PRIOR TO DELIVERY FOR REQUEST TO SUBSTITUTE. SUBSTITUTIONS ARE SUBJECT TO BC LANDSCAPE STANDARD - DEFINITION OF CONDITIONS OF AVAILABILITY.

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

PLANT SCHEDULE		UNIT 12 ONLY		M2 JOB NUMBER: 16-054
KEY QTY	BOTANICAL NAME	COMMON NAME		PLANTED SIZE / REMARKS
TREE	2 ABIES FRASERI	FRASER FIR		
	8 ACER CIRCINATUM	VINE MAPLE		2M HT; B4B
	4 CORUS EDDIE'S 'WHITE WONDER'	WHITE WONDER DOGWOOD		2M HT; B4B; 3 STEM CLUMP 6CM CAL; STD FOR; B4B
	3 PRUNUS EMARGINATA	BITTER CHERRY		6CM CAL; STD; B4B
SHRUB				
C	13 CORUS SERICEA 'FLAVIRAMEA'	YELLOWING DOGWOOD		
GC				
G	164 BERGENIA CORDIFOLIA 'WINTERGLUT'	WINTERGLOW BERGENIA		#1 POT
GE	52 GAULTHERIA PROCUMBENS	WINTERGREEN		#1 POT
P	108 POLYSTICHUM MUNITUM	WESTERN SWORD FERN		#1 POT;

NOTES: \* PLANT SIZES IN THIS LIST ARE SPECIFIED ACCORDING TO THE BC LANDSCAPE STANDARD, LATEST EDITION. CONTAINER SIZES SPECIFIED AS PER CITA STANDARDS. BOTH PLANT SIZE AND CONTAINER SIZE ARE THE MINIMUM ACCEPTABLE SIZES. \* REFER TO SPECIFICATIONS FOR DEFINED CONTAINER MEASUREMENTS AND OTHER PLANT MATERIAL REQUIREMENTS. \* SEARCH AND REVIEW: MAKE PLANT MATERIAL AVAILABLE FOR OPTIONAL REVIEW BY LANDSCAPE ARCHITECT AT SOURCE OF SUPPLY. AREA OF SEARCH TO INCLUDE LOWER MAINLAND AND FRASER VALLEY. \* SUBSTITUTIONS: OBTAIN WRITTEN APPROVAL FROM THE LANDSCAPE ARCHITECT PRIOR TO MAKING ANY SUBSTITUTIONS TO THE SPECIFIED MATERIAL. UNAPPROVED SUBSTITUTIONS WILL BE REJECTED. ALLOW A MINIMUM OF FIVE DAYS PRIOR TO DELIVERY FOR REQUEST TO SUBSTITUTE. SUBSTITUTIONS ARE SUBJECT TO BC LANDSCAPE STANDARD - DEFINITION OF CONDITIONS OF AVAILABILITY.

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

PLANT SCHEDULE		UNIT 28 ONLY		M2 JOB NUMBER: 16-054
KEY QTY	BOTANICAL NAME	COMMON NAME		PLANTED SIZE / REMARKS
TREE	1 ABIES FRASERI	FRASER FIR		
	4 ACER CIRCINATUM	VINE MAPLE		2M HT; B4B
	2 CORUS EDDIE'S 'WHITE WONDER'	WHITE WONDER DOGWOOD		2M HT; B4B; 3 STEM CLUMP 6CM CAL; STD FOR; B4B
SHRUB				
C	43 CORUS SERICEA 'FLAVIRAMEA'	YELLOWING DOGWOOD		
M	12 MAHONIA AQUIFOLIUM	OREGON GRAPE		#1 POT
R3	3 RHODODENDRON 'CREST'	RHODODENDRON; YELLOWHAW		#3 POT
GC				
G	54 BERGENIA CORDIFOLIA 'WINTERGLUT'	WINTERGLOW BERGENIA		#1 POT
GE	4 GAULTHERIA PROCUMBENS	WINTERGREEN		#1 POT
P	126 POLYSTICHUM MUNITUM	WESTERN SWORD FERN		#1 POT;
SHRUB				
R3	3 RHODODENDRON 'CREST'	RHODODENDRON; YELLOWHAW		#3 POT

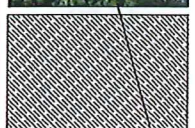
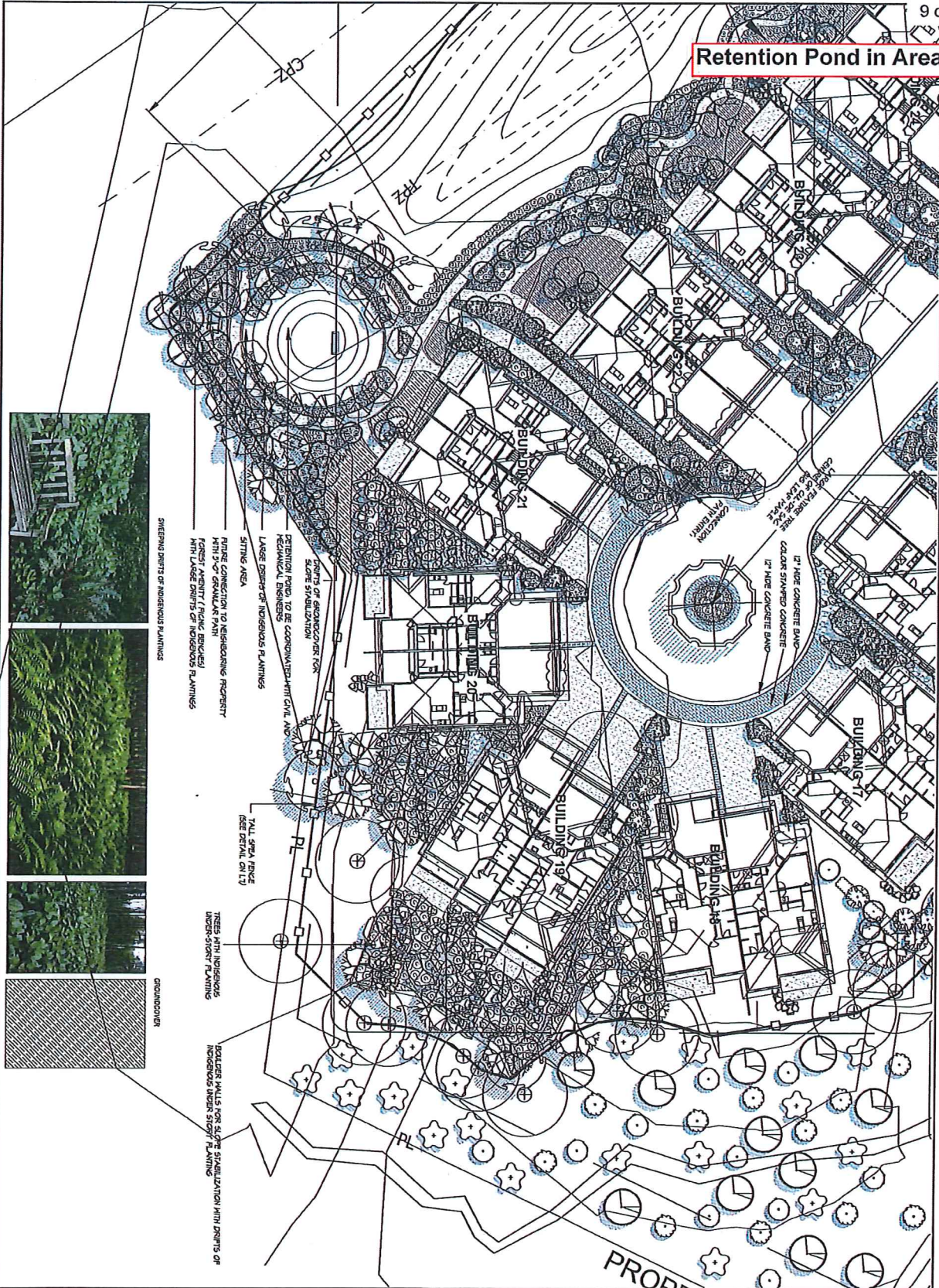
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**ALL PLANT MATERIAL MUST BE PROVIDED FROM CERTIFIED DISEASE FREE NURSERY. PROVIDE CERTIFICATION UPON REQUEST.**

**RECEIVED**  
By Current Planning and Subdivision at 8:55 am, Jun 27, 2017



**Retention Pond in Area 4**



**DRAWING TITLE**  
**RETENTION POND ENLARGEMENT**  
**ENLARGEMENT**  
**18**  
**JOB 16054**

**PROJECT**  
**EMERALD WOODS**  
**400 OLD SLOPE PLACE**  
**MANAWA**

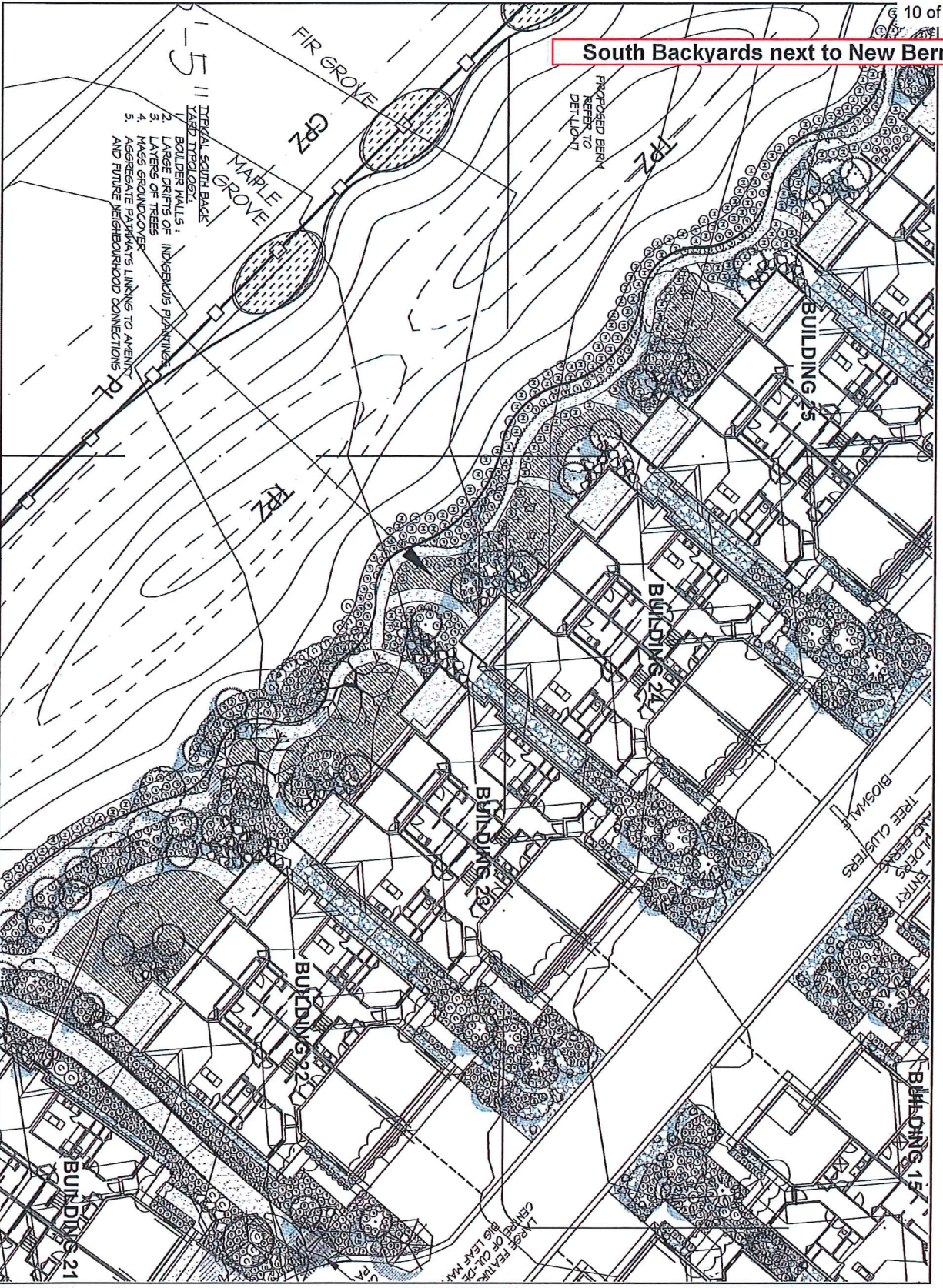
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20	ISSUED FOR PERMIT	10/15/14

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**South Backyards next to New Berm**



1. BOLDER WALLS;
2. LARGE PRINTS OF INDIGENOUS PLANTINGS;
3. LAYERS OF TREES;
4. MASS GRINDCOVER;
5. AGGREGATE PATRYMANS LINKING TO AERENT AND FUTURE NEIGHBOURHOOD CONNECTIONS

**PROJECT:**  
EMERALD WOODS  
488 OLD SUPER PLACE  
NANAIMO

**DATE:** 08/25/2010 **ISSUING NUMBER:**  
01/11/2011 **REVISED:**  
02/11/2011 **SCALE:** 1/8" = 1'-0"

**PROJECT TITLE:**  
SOUTH BACKYARDS

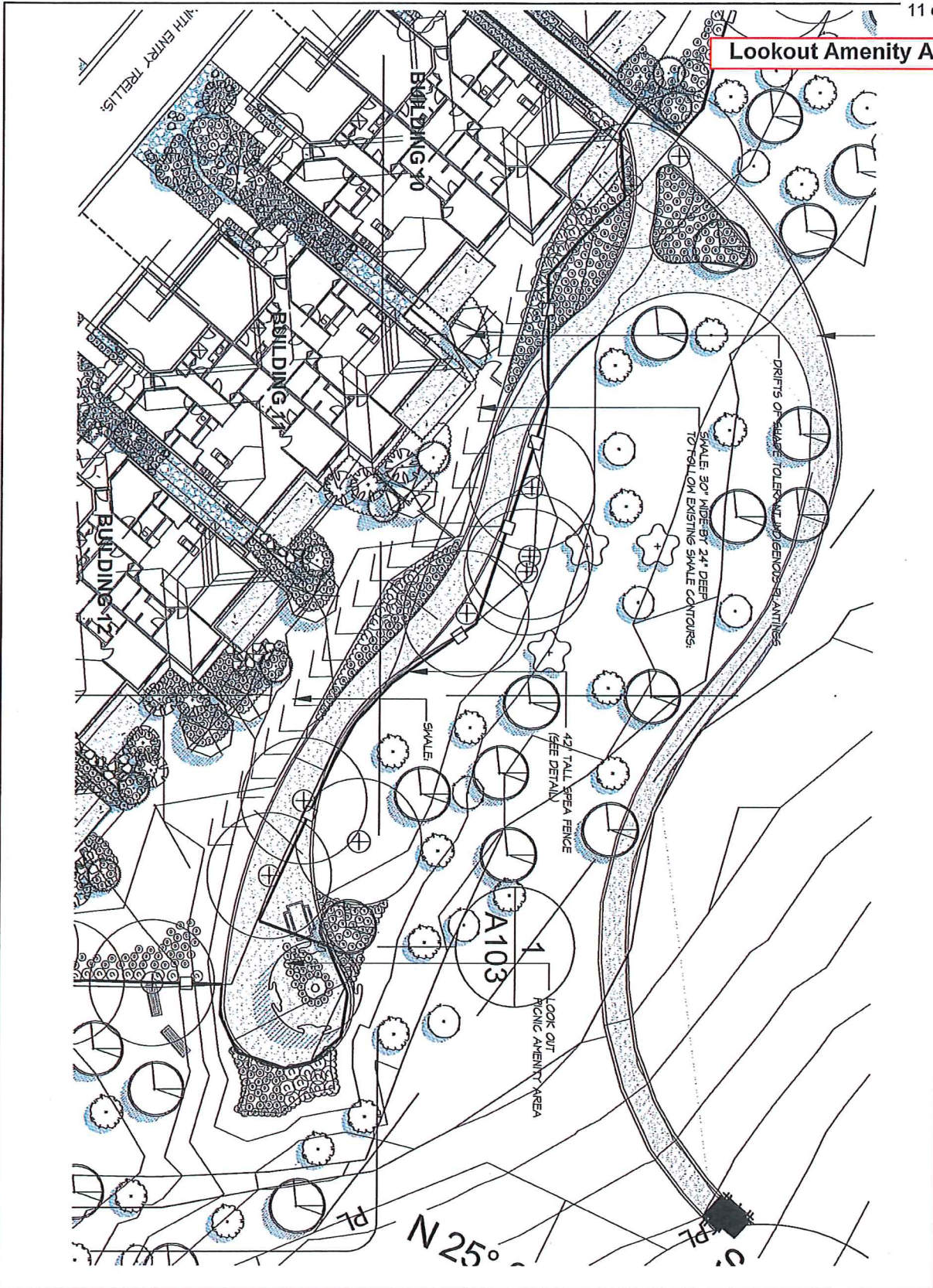
**JOB NUMBER:**  
JOB 16054

**LANDSCAPE ARCHITECTURE**  
**M2**

2220 - 2610RTE 1000  
New Westminster, British Columbia  
VAN. V3M 2J7 CAN. 604  
Fax: 604.553.0045  
Email: office@m2a.com



Lookout Amenity Area



**PROJECT:**  
EMERALD WOODS  
40M O&D SLOPE PLACE  
NANAIMO

**DATE:** 09/27/2012  
**SCALE:** 1/8"=1'-0"  
**DRAWN BY:** [Name]  
**CHECKED BY:** [Name]  
**DATE:** [Date]

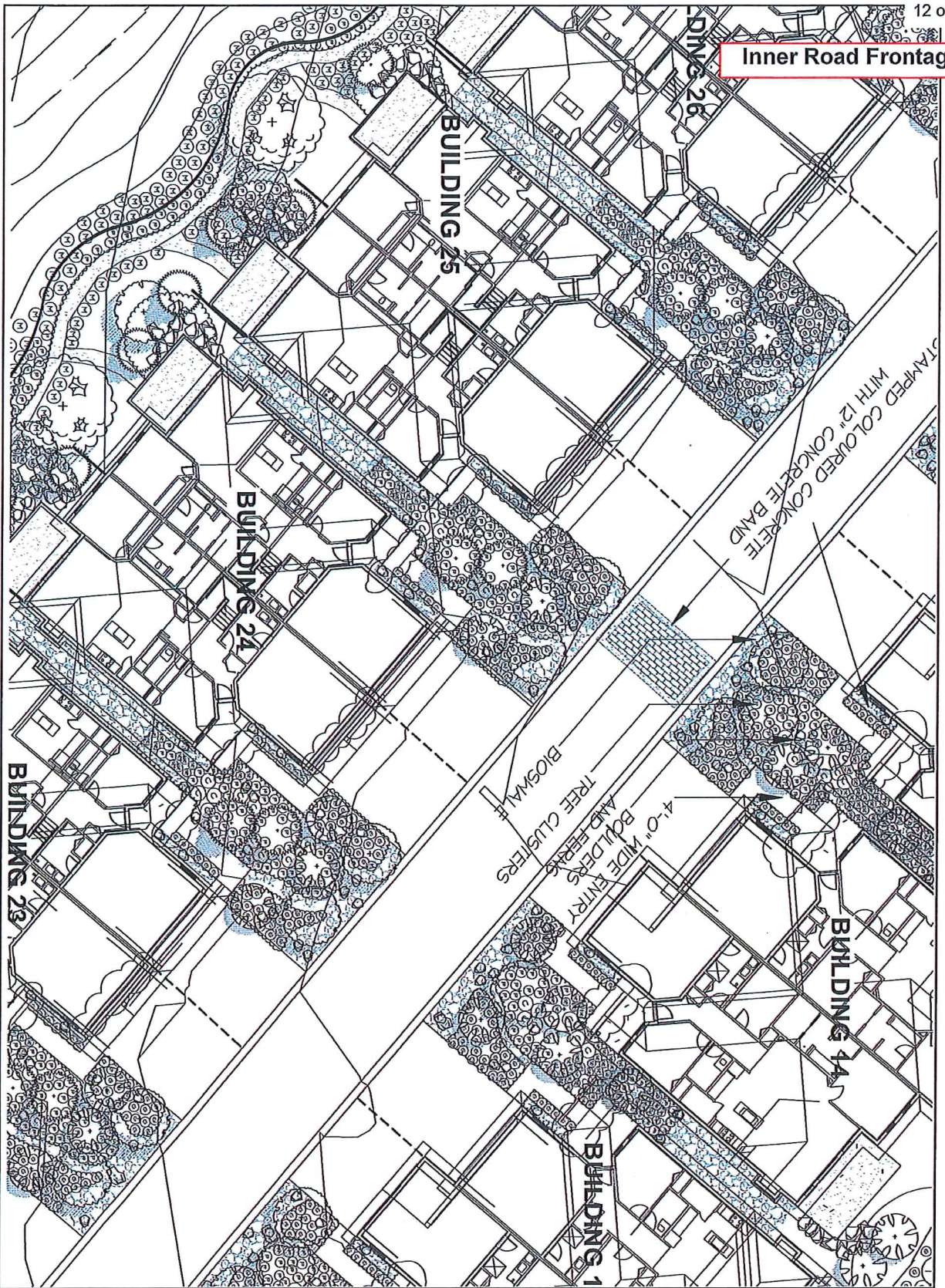
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**LOOK OUT:**  
AMENITY AREA  
L10

**M2**  
LANDSCAPE ARCHITECTURE  
2220-261st Street, Nanaimo, BC V9A 3J7  
New Westminster, British Columbia  
V3M 2J7  
Tel: 604-553-0044  
Fax: 604-553-0045  
Email: office@m2la.com



**Inner Road Frontages**



**DRAWING TITLE**  
**INNER ROAD FRONTAGES**

**DATE:** 09/12/2010 **DRAWING NUMBER:** L111

**SCALE:** 1/8" = 1'-0"

**DESIGNER:** JMB

**CHECKER:** JMB

**DATE:** 09/12/2010 **JOB NUMBER:** 108-16054

**PROJECT:**  
**EMERALD WOODS**  
 4018 OLD STAFF PLACE  
 INVANO

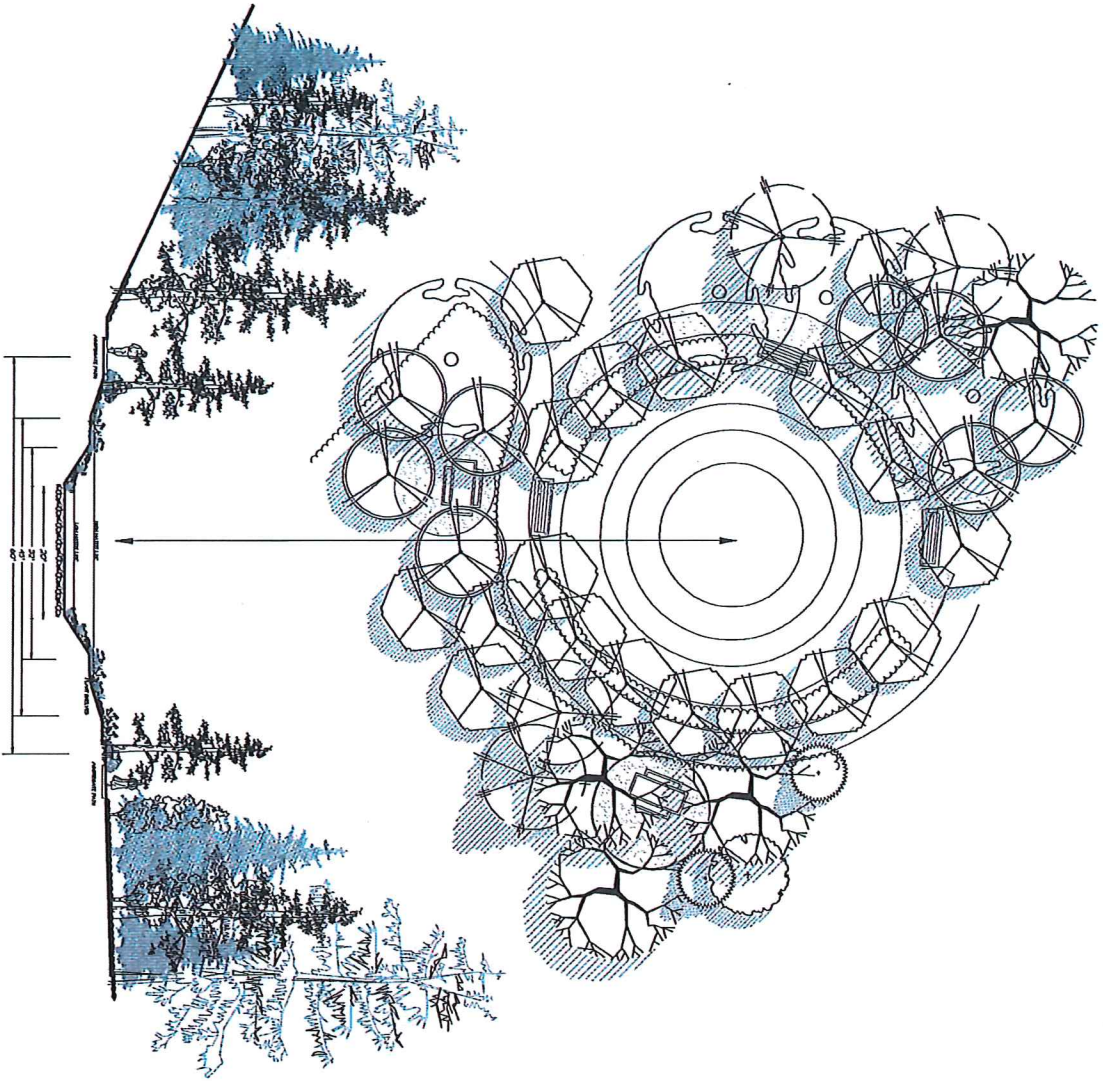
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**LANDSCAPE ARCHITECTURE**  
**M2**  
 28 GARDEN DRIVE  
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**Detention Pond**




**M2**  
 LANDSCAPE ARCHITECTURE  
 12201-2575 GERRARD STREET  
 NEW WESTMINSTER, BRITISH COLUMBIA  
 VAN 3L7  
 TEL: 604.553.8944  
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100	REVISED	01/15/13

PROJECT:  
**EMERALD WOODS**  
 4488 OLD SLOPE PLACE  
 NANAIMO

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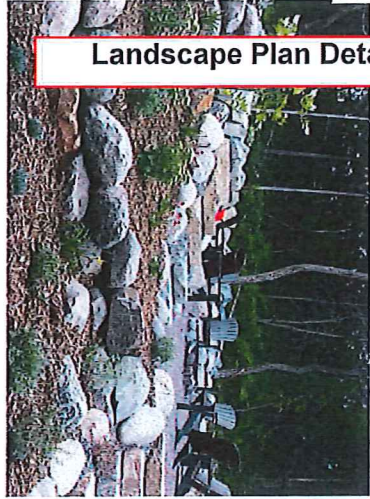
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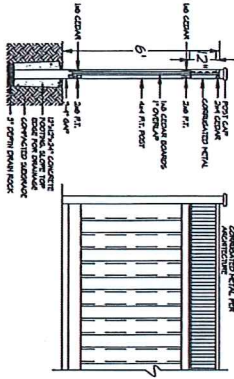




Landscape Plan Details



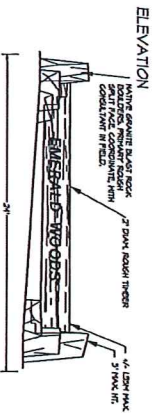
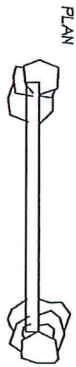
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4 TYPICAL PERIMETER FENCE



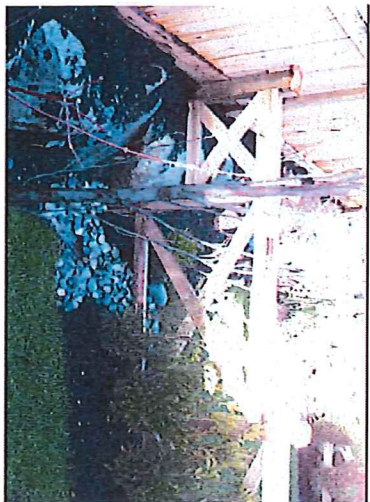
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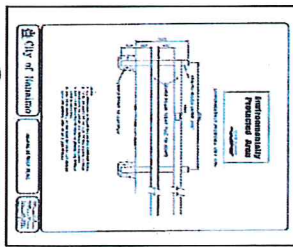
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TYPICAL FOREST AMENITY



3 TYP. FENCE ON BOULDER WALL



6 SPEA FENCE



**M2**
  
 LANDSCAPE ARCHITECTURE
   
 11227 26th Avenue
   
 New Westminster, British Columbia
   
 V3M 3L7
   
 Tel: 604.533.0044
   
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 EMERALD WOODS  
 488 OLD SCOT PLACE  
 NANAIMO

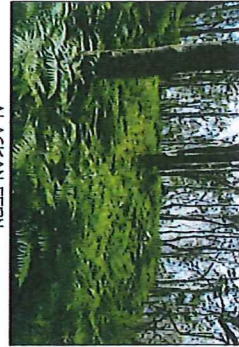
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 SHEET NO: 114  
 TOTAL SHEETS: 114  
 JOB NO: 16054  
 DRAWING NUMBER: 114  
 OF 9  
 JOB 16054



**Landscape Plan Form and Character**

THEME AND CHARACTER



ALASKAN FERN



YELLOW TWIG DOGWOOD



NATIVE MOCK ORANGE



NATIVE EVERGREEN HUCKLEBERRY



NATIVE RHODODENDRON



SALAL



PACIFIC NORTHWEST NATURE PRESERVE



RED HICKLEBERRY



AUTUMN FERN



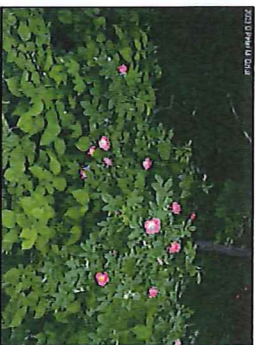
FLOWERING DOGWOOD FOREST BLUE JAY



OREGON GRAPE



LAYERS OF NATIVE PLANTINGS



NATIVE ROSA WOODSII

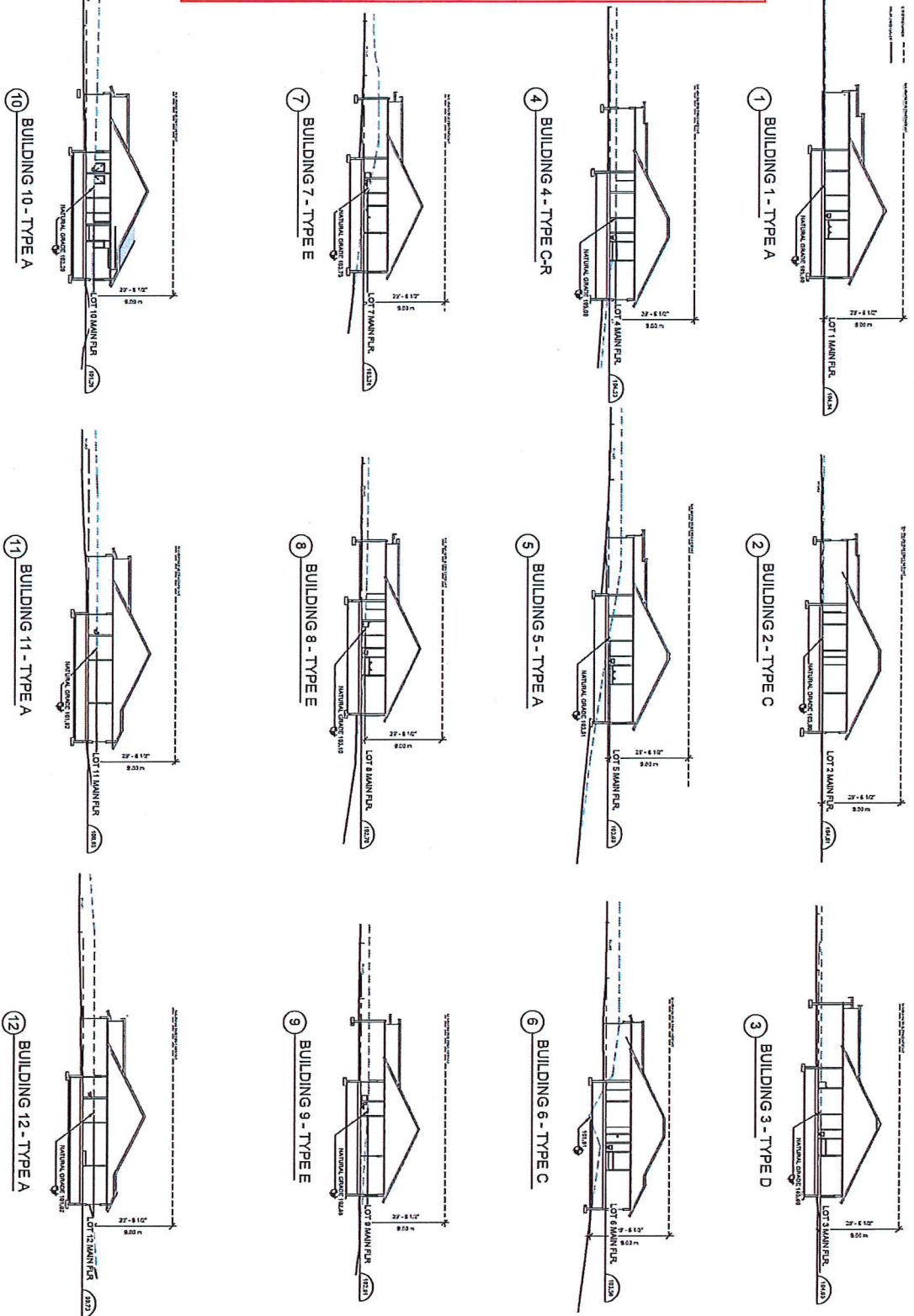
**M2**
  
 LANDSCAPE ARCHITECTURE
   
 17207 26th Avenue NE
   
 New Westminster, British Columbia
   
 VAN, B.C. V5M 2A7
   
 TEL: 604.553.0844
   
 FAX: 604.553.0846
   
 Email: office@m2la.com

NO.	DESCRIPTION	DATE
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PROJECT:
   
 EMERALD WOODS
   
 4080 OLD SACRE PLACE
   
 NWYALLO
   
 DRAWING TITLE:
   
 THEME
   
 AND CHARACTER
   
 DATE: 05/27/2014
   
 DRAWING NUMBER:
   
 L15
   
 SCALE: 1/8" = 1'-0"
   
 PROJECT NO:
   
 16054
   
 JOB NO:
   
 16054



**BUILDING SECTIONS**



RECEIVED  
DP001030  
2017-JUN-21

CHECKED BY:	ATA
DRAWN BY:	MS
START DATE:	AUG 2016
SCALE:	1:200
PROJECT NO.:	DP001030
DRAWING NO.:	A401

**SITE SECTIONS**

**4066 OLD SLOPE PLACE, NANAIMO**

**PROJECT:**

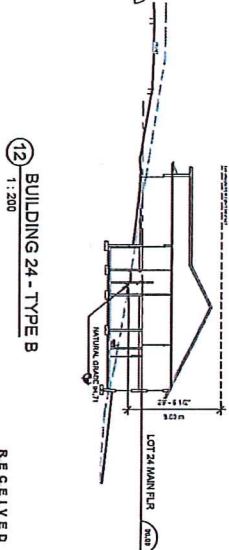
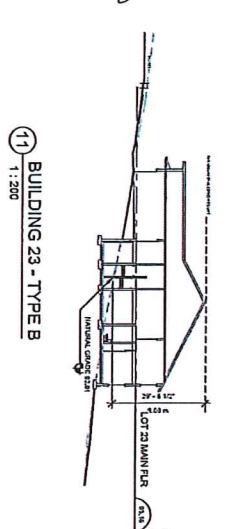
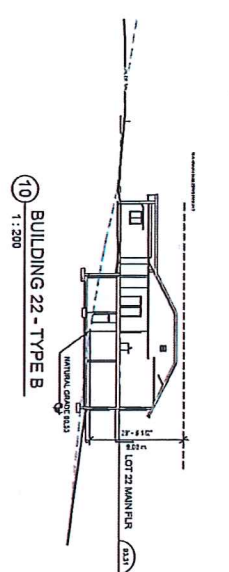
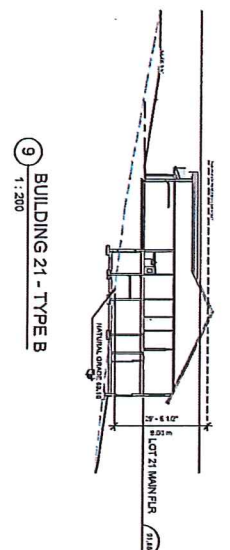
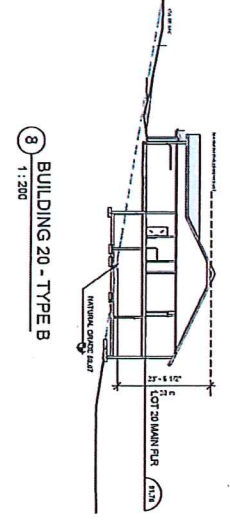
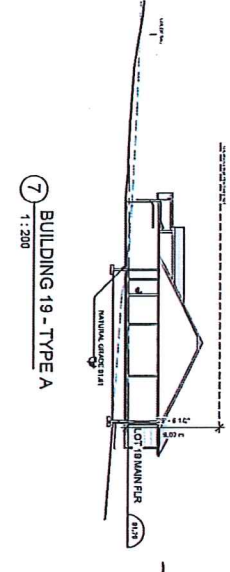
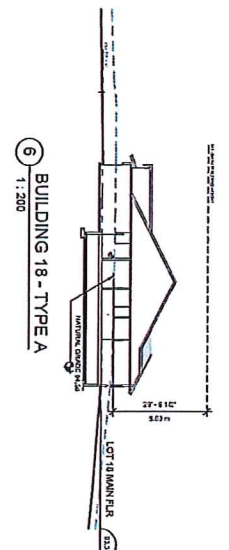
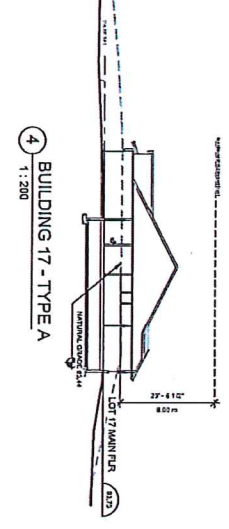
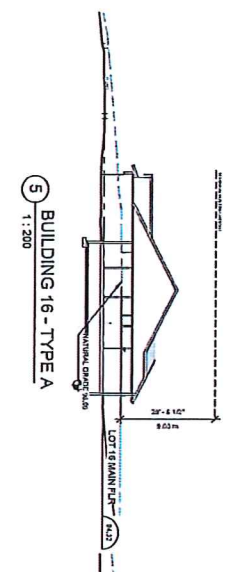
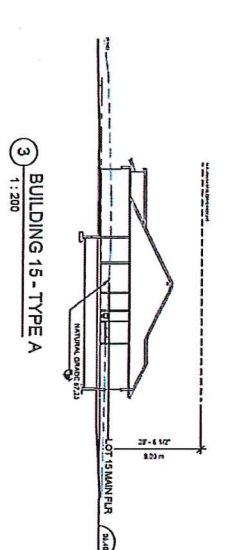
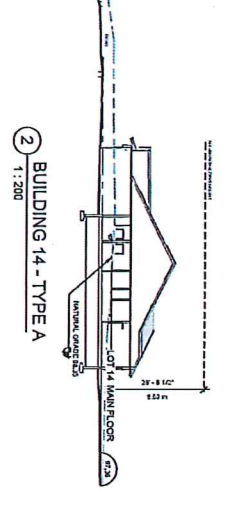
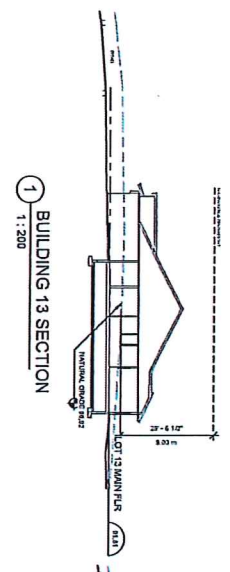
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NO	DATE	DESCRIPTION
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2	FEB 22/17	DP REVIEW
3	JAN 23/17	BUILDING PERMIT
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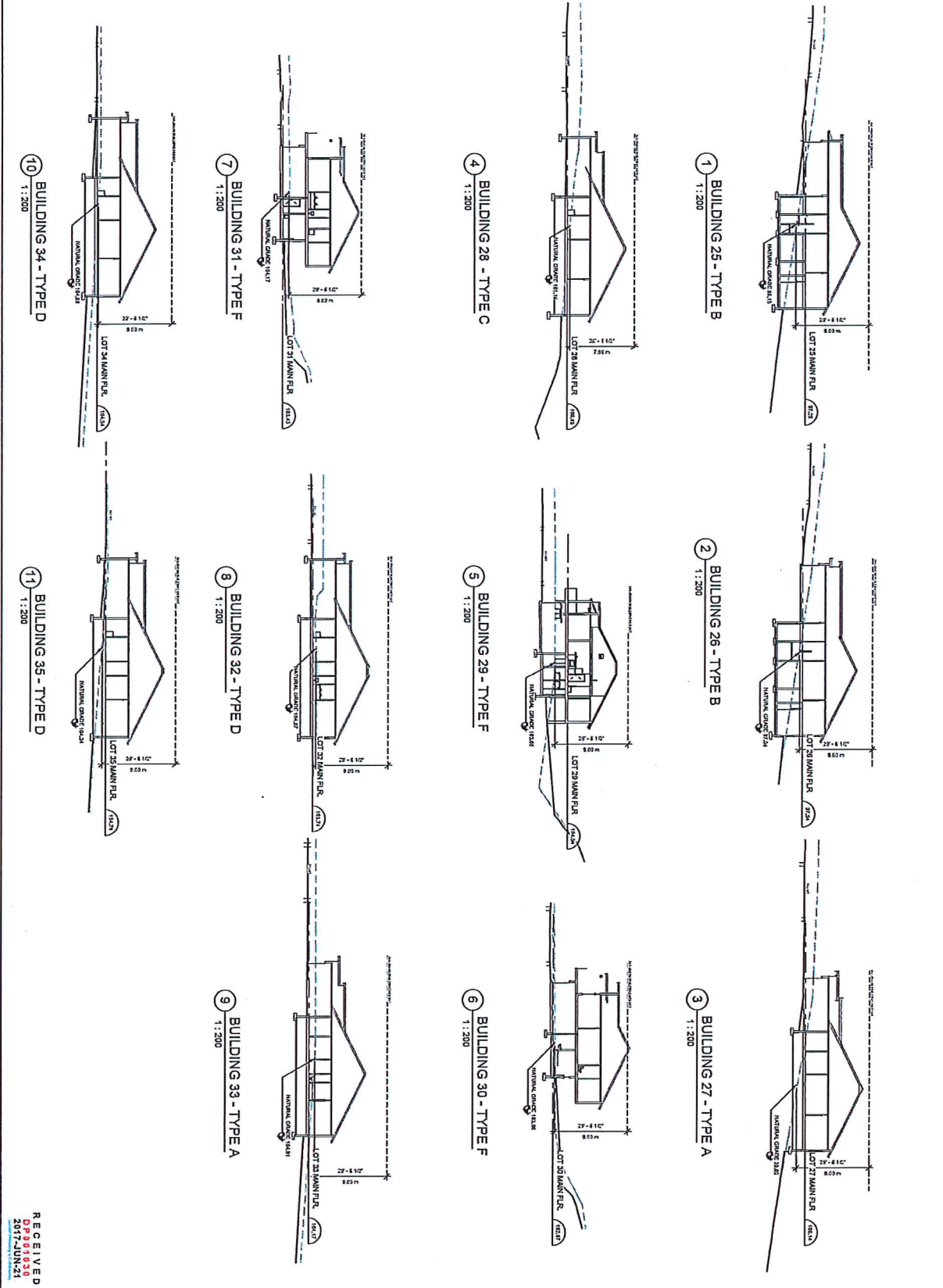
ATA  
ARCHITECTURAL  
2004 BAYVIEW TRAIL, SUITE 100  
NANAIMO, BC V9S 4E5  
TEL: 250-754-1111  
WWW.ATAARCHITECTS.COM





4066 OLD SLOPE PLACE, NANAIMO, BC V9X 1A6 TEL: (250) 759-2777 WWW.ATAARCHITECTS.COM	
PROJECT NO. 2017-200-21 DRAWING NO. A402	
SHEET TITLE: SITE SECTIONS	
CHECKED BY: MG DRAWN BY: MG START DATE: AUG 2016 SCALE: 1:200 PROJECT NO.: 2017-200-21 DRAWING NO.: A402	
RECEIVED 2017-AUG-21	
REVISION SCHEDULE NO. DATE DESCRIPTION	
1.	MAY 12/16 ISSUE FOR PERMIT
2.	FEB 2017 PERMIT
3.	JUN 2017 PERMIT
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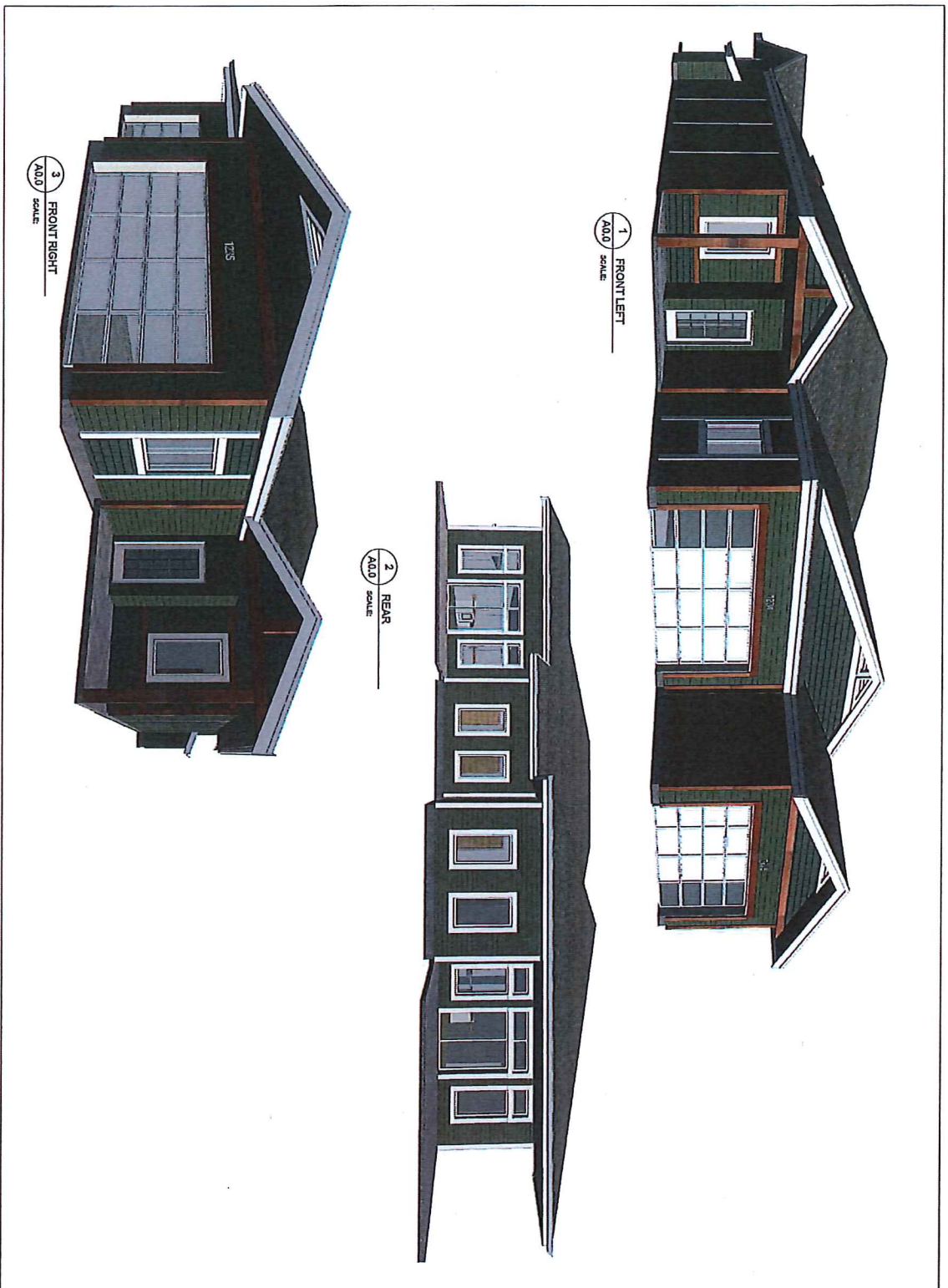


<p><b>ATA</b> ARCHITECTURAL TECHNOLOGISTS ASSOCIATION LTD.</p> <p>2601 WEST BROADWAY VANCOUVER, B.C. V6K 2K6 TEL: 604-278-8777 WWW.ATAARCHITECTS.COM</p>																												
<p><b>REVISION SCHEDULE</b></p> <table border="1"> <thead> <tr> <th>NO.</th> <th>DATE</th> <th>DESCRIPTION</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td>AUG 12/16</td> <td>ISSUED FOR PERMITS</td> </tr> <tr> <td>2.</td> <td>FEB 27/17</td> <td>DP REVISION</td> </tr> <tr> <td>3.</td> <td>JAN 20/17</td> <td>BUILDING PERMIT</td> </tr> <tr> <td>4.</td> <td></td> <td></td> </tr> <tr> <td>5.</td> <td></td> <td></td> </tr> <tr> <td>6.</td> <td></td> <td></td> </tr> <tr> <td>7.</td> <td></td> <td></td> </tr> <tr> <td>8.</td> <td></td> <td></td> </tr> </tbody> </table>		NO.	DATE	DESCRIPTION	1.	AUG 12/16	ISSUED FOR PERMITS	2.	FEB 27/17	DP REVISION	3.	JAN 20/17	BUILDING PERMIT	4.			5.			6.			7.			8.		
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<p><b>PROJECT:</b> 4066 OLD SLOPE PLACE, NANAIMO</p>																												
<p><b>SHEET TITLE:</b> SITE SECTIONS</p>																												
<p><b>CHECKED BY:</b> ATA <b>DRAWN BY:</b> AMBY <b>START DATE:</b> AUG 2016 <b>SCALE:</b> 1:200 <b>PROJECT NO.:</b> DRAWING NO. 16-30 <b>A403</b></p>																												
<p><b>RECEIVED</b> 07/29/16 11:50 07/29/16 11:52</p>																												









**ATA**  
ARCHITECTURE  
2008 HASTINGS STREET, SUITE 100  
VANCOUVER, BC V6Z 1K2  
TEL: (604) 275-8277  
WWW.ATAVANTAGE.COM

**REVISION SCHEDULE**

NO.	DATE	DESCRIPTION
1	12/09/18	ISSUED FOR PERMIT REVIEW
2		
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**NOTES**

1. ALL WORK SHALL BE IN ACCORDANCE WITH THE BC BUILDING ACT AND REGULATIONS.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS.
3. THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES AT ALL TIMES.
4. THE CONTRACTOR SHALL PROTECT ALL EXISTING UTILITIES AND STRUCTURES.
5. THE CONTRACTOR SHALL MAINTAIN A NEAT AND ORDERLY WORK SITE AT ALL TIMES.
6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DISPOSING OF ALL DEBRIS AND WASTE.
7. THE CONTRACTOR SHALL MAINTAIN ADEQUATE SAFETY MEASURES AT ALL TIMES.

**PROJECT**

4066 OLD SLOPE PLACE NANAIMO

**CLIENT**

ATA

**DESIGNED BY**

ATA

**DRAWN BY**

ATA

**START DATE**

12/20/18

**SCALE**

1/8" = 1'-0"

**PROJECT NO.**

16-30

**DRAWING NO.**

A0.0

**SHEET TITLE**

COVER PAGE LAYOUT A

**DATE**

12/20/18

**SCALE**

1/8" = 1'-0"

**PROJECT NO.**

16-30

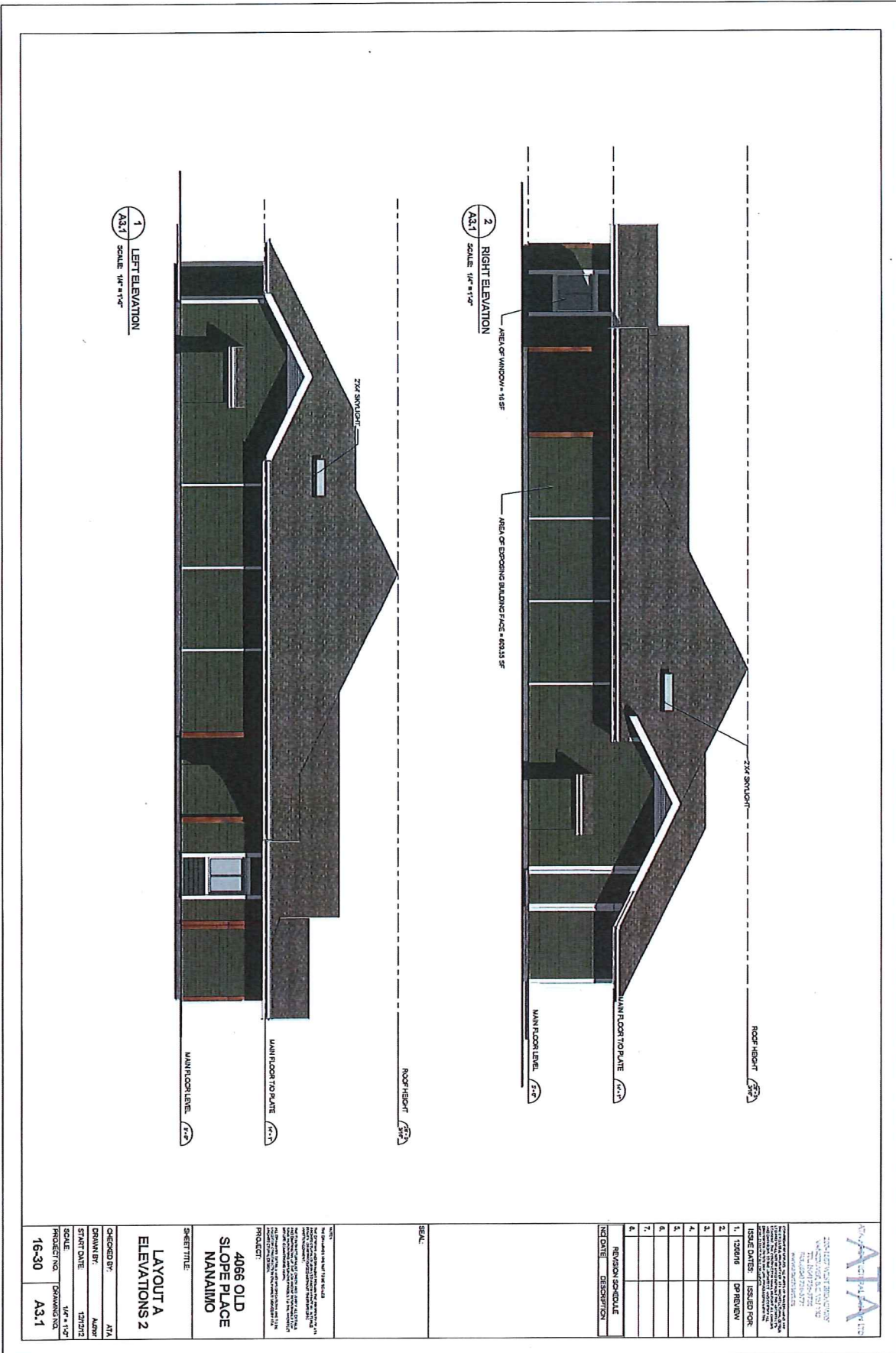
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A0.0









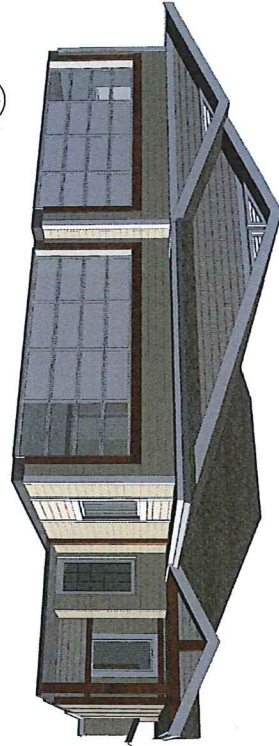
1 LEFT ELEVATION  
AS.1 SCALE: 1/8" = 1'-0"

2 RIGHT ELEVATION  
AS.1 SCALE: 1/8" = 1'-0"

<p><b>ATA</b> ARCHITECTURAL TECHNOLOGISTS ASSOCIATION 2204-122ND STREET, SUITE 100 VANCOUVER, BC V6N 1Y2 TEL: 604-275-7722 WWW.ATA-BC.COM</p>																												
<p><b>REVISION SCHEDULE</b></p> <table border="1"> <thead> <tr> <th>NO.</th> <th>DATE</th> <th>DESCRIPTION</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td>12/09/18</td> <td>CP REVIEW</td> </tr> <tr> <td>2.</td> <td></td> <td></td> </tr> <tr> <td>3.</td> <td></td> <td></td> </tr> <tr> <td>4.</td> <td></td> <td></td> </tr> <tr> <td>5.</td> <td></td> <td></td> </tr> <tr> <td>6.</td> <td></td> <td></td> </tr> <tr> <td>7.</td> <td></td> <td></td> </tr> <tr> <td>8.</td> <td></td> <td></td> </tr> </tbody> </table>		NO.	DATE	DESCRIPTION	1.	12/09/18	CP REVIEW	2.			3.			4.			5.			6.			7.			8.		
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<p><b>SHEET TITLE:</b> LAYOUT A ELEVATIONS 2</p>																												
<p><b>CHECKED BY:</b> ATA</p>																												
<p><b>DRAWN BY:</b> AMBT</p>																												
<p><b>START DATE:</b> 12/09/18</p>																												
<p><b>SCALE:</b> 1/8" = 1'-0"</p>																												
<p><b>PROJECT NO.:</b> 16-30</p>																												
<p><b>DRAWING NO.:</b> A3.1</p>																												



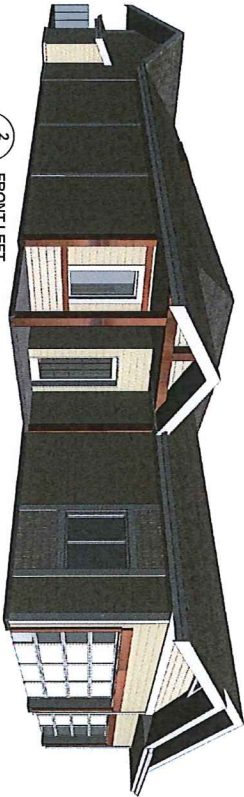
**Building Type B**  
(P. 1/3)



1 FRONT RIGHT  
A0.0 SCALE



3 REAR  
A0.0 SCALE



2 FRONT LEFT  
A0.0 SCALE

**ATA**  
ARCHITECTURAL DESIGN LTD.  
2801 185<sup>TH</sup> WEST BROWNWAY  
VANCOUVER, B.C. V6J 1X2  
TEL: (604) 273-8270  
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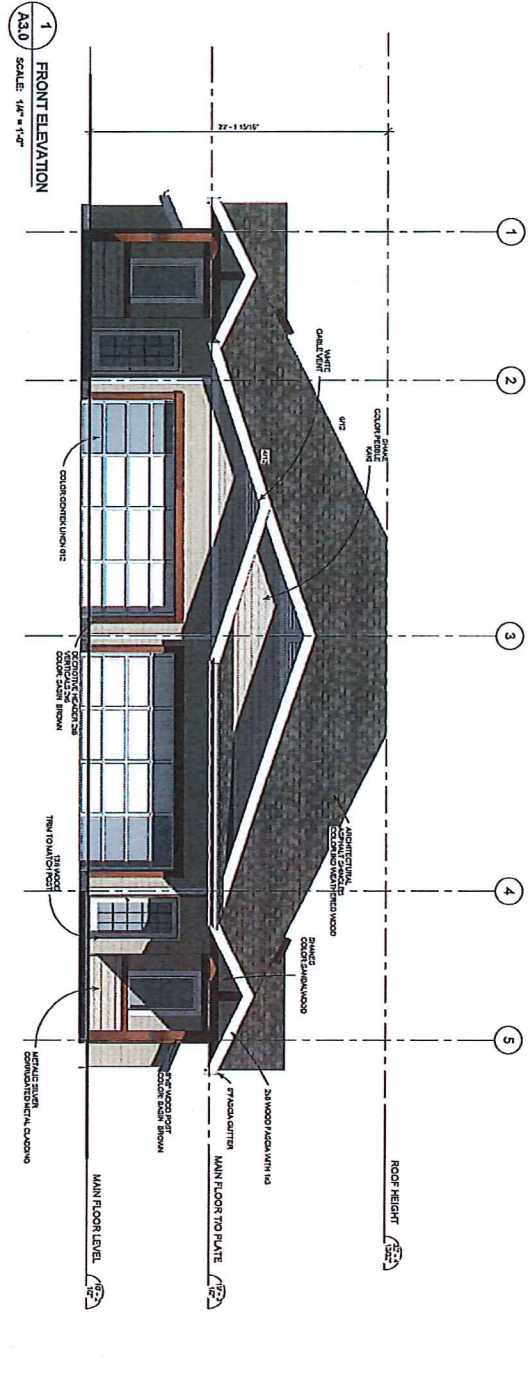
ISSUE DATES	ISSUED FOR
1. 1/28/16	PP REVIEW
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NO	DATE	DESCRIPTION
1	1917	PP AMENDMENT

SEAL:

PROJECT: 4066 OLD SLOPE PLACE, NANAIMO  
SHEET TITLE: COVER PAGE LAYOUT B  
CHECKED BY: ATA  
DRAWN BY: Author  
START DATE: 12/27/12  
SCALE: 16-30  
PROJECT NO: A0.0  
DRAWING NO:





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ARCHITECTURAL TALENT ASSOCIATES LTD.  
224-1021 WEST 2ND AVENUE  
VANCOUVER, BC V6L 2K6  
TEL: 604-271-2677  
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ISSUE DATES	ISSUED FOR
1 12/2016	DP REVIEW
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REVISION SCHEDULE

NO	DATE	DESCRIPTION
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**4066 OLD SLOPE PLACE, NANAIMO**

PROJECT:

SHEET TITLE:  
**LAYOUT B ELEVATIONS**

CHECKED BY: ATA

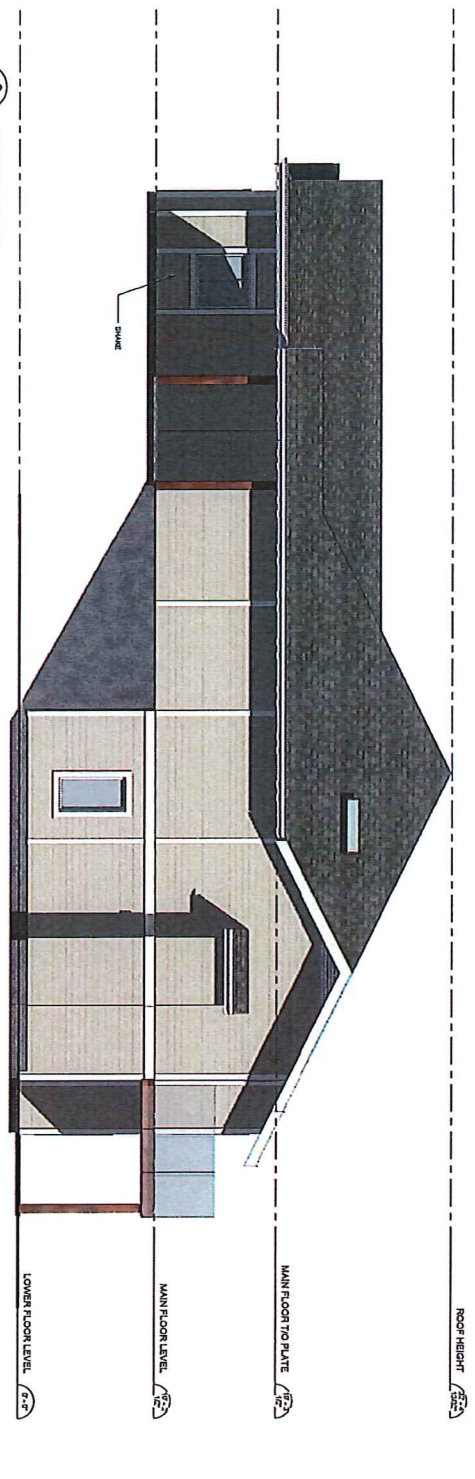
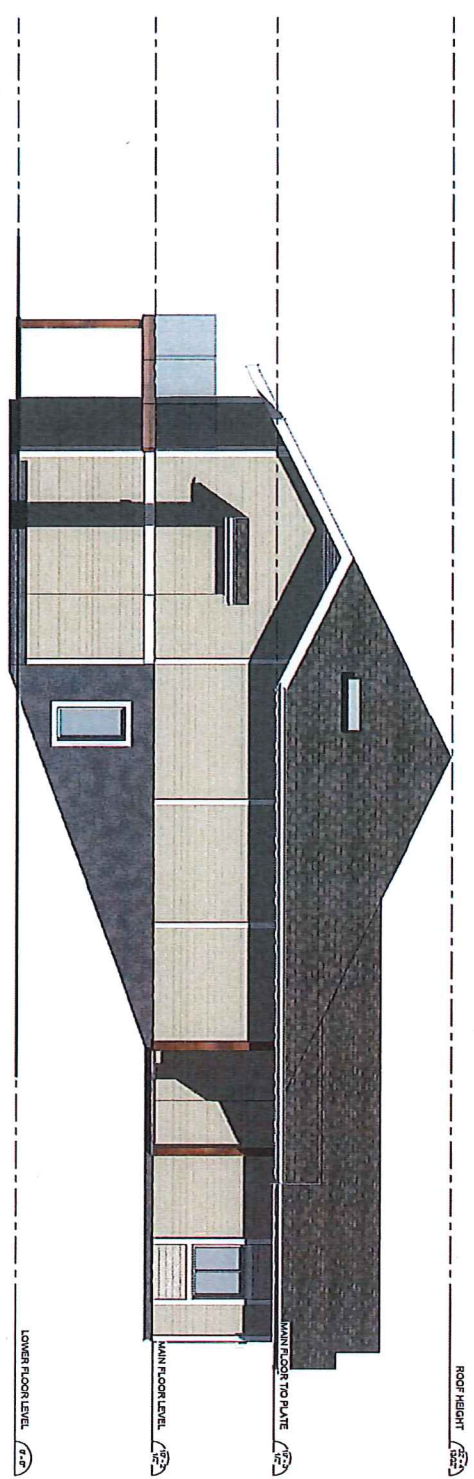
DRAWN BY: ML

START DATE: 12/2016

SCALE: 1/4" = 1'-0"

PROJECT NO. 16-30 DRAWING NO. A3.0





NO	DATE	REVISION DESCRIPTION
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PROJECT: 4066 OLD SLOPE PLACE, NANAIMO  
 SHEET TITLE: LAYOUT B ELEVATIONS  
 CHECKED BY: ATVA  
 DRAWN BY: MJL  
 START DATE: 1/21/2012  
 SCALE: 1/4" = 1'-0"  
 PROJECT NO.: 16-30  
 DRAWING NO.: A3.1

ATVA ARCHITECTURAL & DESIGN LTD.  
 224-1221 WEST BROADWAY  
 VANCOUVER, BC V6K 2B8  
 TEL: (604) 730-0222  
 FAX: (604) 730-0773  
 WWW.ATVAARCHITECT.COM





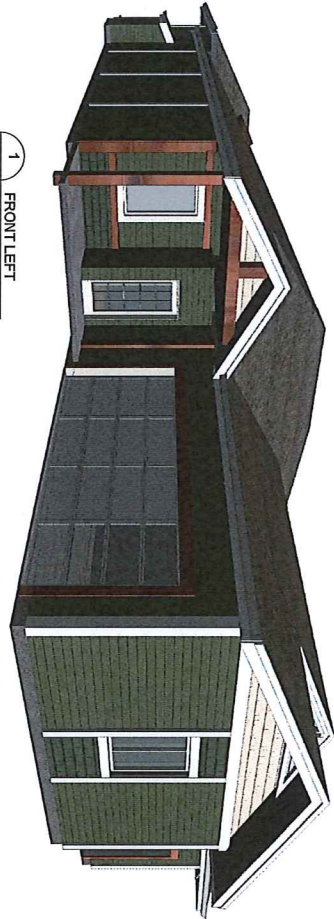




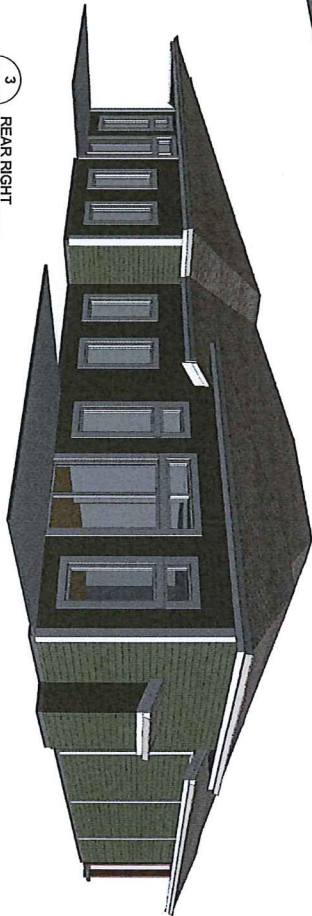


**Building Type C-R**  
(P. 1/3)

1 FRONT LEFT  
A0.0 SCALE:



3 REAR RIGHT  
A0.0 SCALE:



2 FRONT RIGHT  
A0.0 SCALE:



**ATA**  
ATA ARCHITECTURAL INC. LTD.  
210-1181 WEST BROADWAY  
VANCOUVER, B.C. V6J 1X2  
TEL: (604) 736-9398  
FAX: (604) 736-9371

ISSUE DATES	ISSUED FOR
1. 12/08/18	OPEN REVIEW
2.	
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NO.	DATE	DESCRIPTION
1	12/08/18	ISSUE FOR AMENDMENT

**SCALE:**

**PROJECT:**  
4066 OLD  
SLOPE PLACE,  
NANAIMO

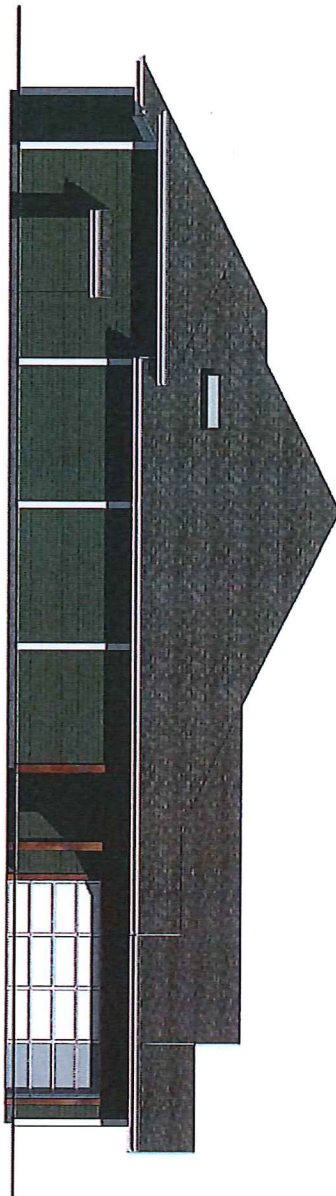
**SHEET TITLE:**  
LAYOUT C - R  
ONE SIDE  
GARAGE  
COVER PAGE

**CHECKED BY:** ATN  
**DRAWN BY:** AMJ  
**START DATE:** 12/12/12  
**SCALE:**  
**PROJECT NO.:** 16-30  
**DRAWING NO.:** A0.0

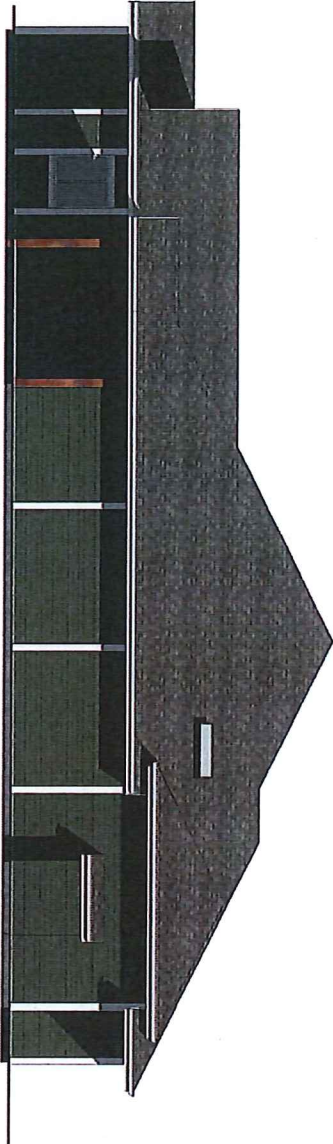




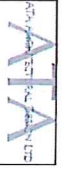




1 LEFT ELEVATION  
A3.1 SCALE: 1/8" = 1'-0"



2 RIGHT ELEVATION  
A3.1 SCALE: 1/8" = 1'-0"



ATA  
ARCHITECTURAL TALENT ASSOCIATES  
220-1127 WEST 120TH AVENUE  
SUITE 100  
DENVER, COLORADO 80231  
TEL: 303.751.5000  
FAX: 303.751.5077  
WWW.ATAARCHITECTS.COM

REVISION SCHEDULE

NO	DATE	DESCRIPTION
1	1/20/18	DP REVIEW
2		
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ISSUE DATES

NO	DATE	ISSUED FOR
1	1/20/18	DP REVIEW
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REVISION SCHEDULE

NO	DATE	DESCRIPTION
1	FEB 2017	DP AMENDMENT

SEAL:

NOTES:  
1. THE DRAWING SHALL BE USED FOR THE DESIGN OF THE PROJECT ONLY.  
2. THE DRAWING SHALL NOT BE USED FOR ANY OTHER PURPOSES.  
3. THE DRAWING SHALL NOT BE USED FOR ANY OTHER PROJECTS.  
4. THE DRAWING SHALL NOT BE USED FOR ANY OTHER PURPOSES.  
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8. THE DRAWING SHALL NOT BE USED FOR ANY OTHER PURPOSES.

PROJECT:  
4066 OLD  
SLOPE PLACE,  
NANAIMO

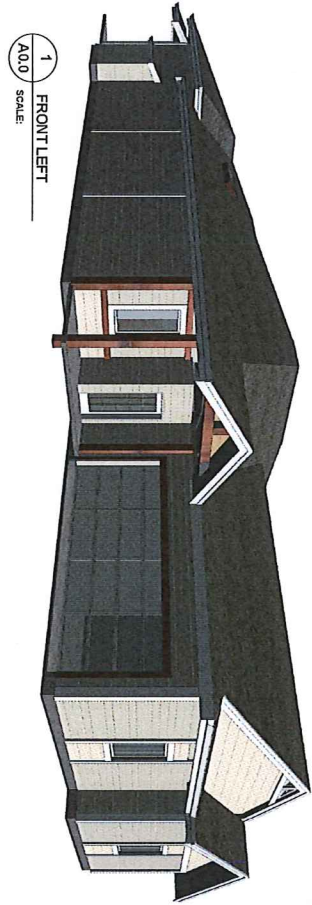
SHEET TITLE:  
LAYOUT C-R  
ELEVATIONS

CHECKED BY: ATN  
DRAWN BY: AMB  
START DATE: 1/17/18  
SCALE: 1/8" = 1'-0"

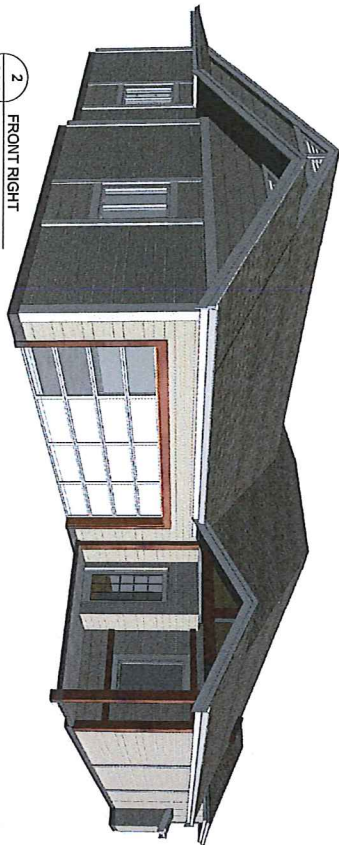
PROJECT NO.: 16-30  
DRAWING NO.: A3.1



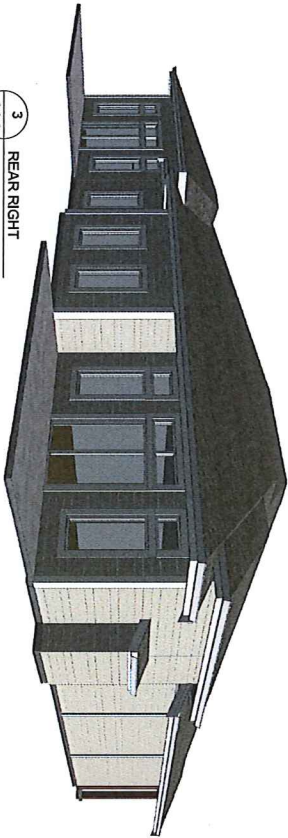
**Building Type D**  
(P. 1/3)



1 FRONT LEFT  
A0.0 SCALE



2 FRONT RIGHT  
A0.0 SCALE



3 REAR RIGHT  
A0.0 SCALE

**ATA**  
ARCHITECTURAL DESIGN LTD.  
2801 160<sup>th</sup> WEST BROADWAY  
VANCOUVER, B.C. V6J 1X2  
TEL: (604) 256-5390  
WWW.ATADESIGN.CO

ISSUE DATES	ISSUED FOR
1. 1/28/18	DR PERMIT
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NO. DATE	DESCRIPTION
1 28/17	ISSU AMENDMENT

**REVISION SCHEDULE**

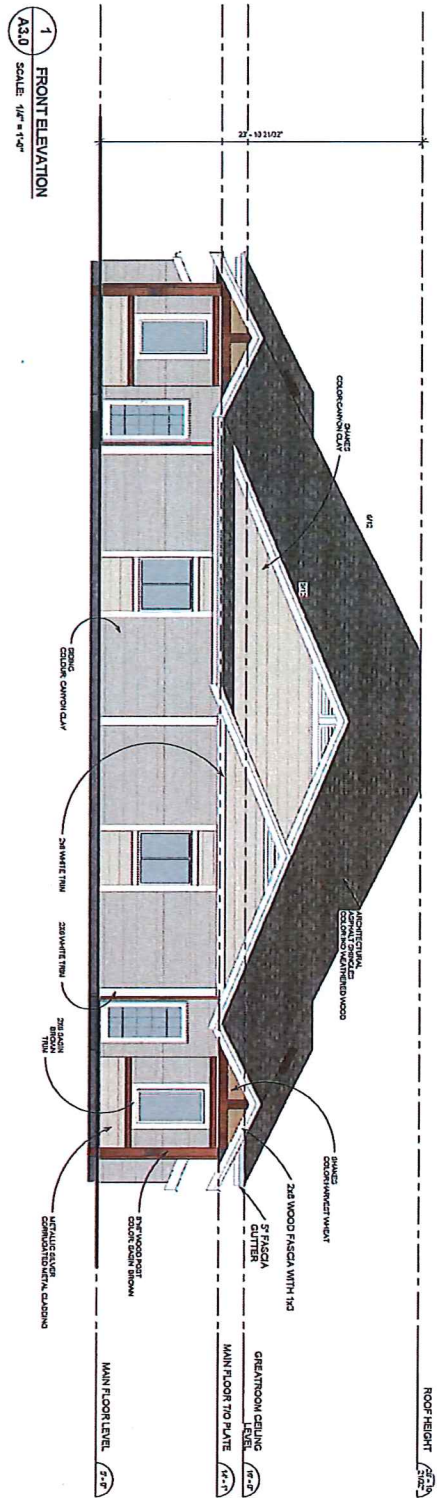
SEAL:

**PROJECT:**  
4066 OLD  
SLOPE PLACE,  
NANAIMO

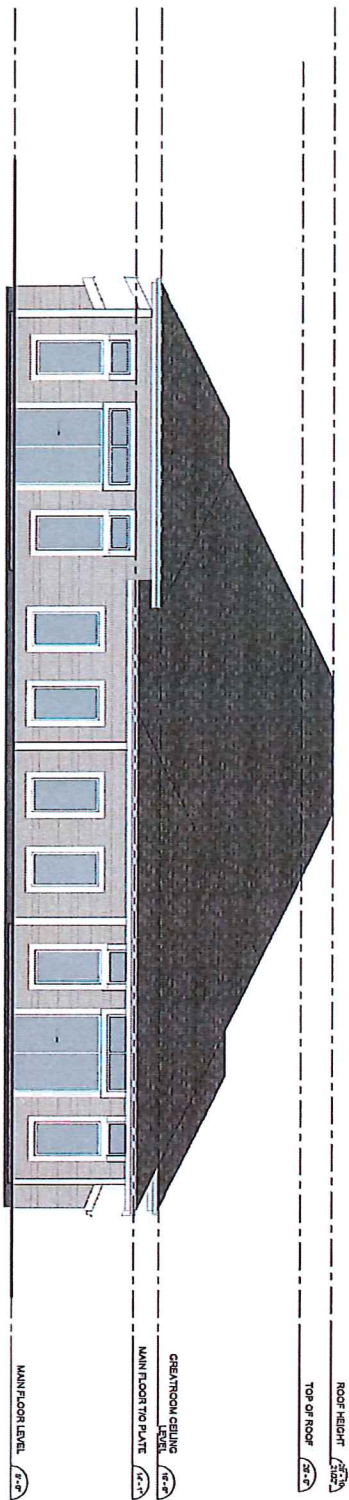
**SHEET TITLE:**  
LAYOUT D  
COVER PAGE

**CHECKED BY:** ATA  
**DRAWN BY:** Amber  
**START DATE:** 12/12/12  
**SCALE:**  
**PROJECT NO.:** 16-30  
**DRAWING NO.:** A0.0





1 FRONT ELEVATION  
SCALE: 1/4" = 1'-0"



3 BACK ELEVATION  
SCALE: 1/4" = 1'-0"

**ATA**  
ARCHITECTURAL TECHNOLOGIES LTD.  
2240 EAST WEST ROAD  
VANCOUVER, BC  
V6M 2K1  
TEL: (604) 276-0777  
FAX: (604) 276-0777  
WWW.ATA-CANADA.COM

**REVISION SCHEDULE**

NO	DATE	DESCRIPTION
1	FEB 12 11	TOP ASSESSMENT

**REVISION SCHEDULE**

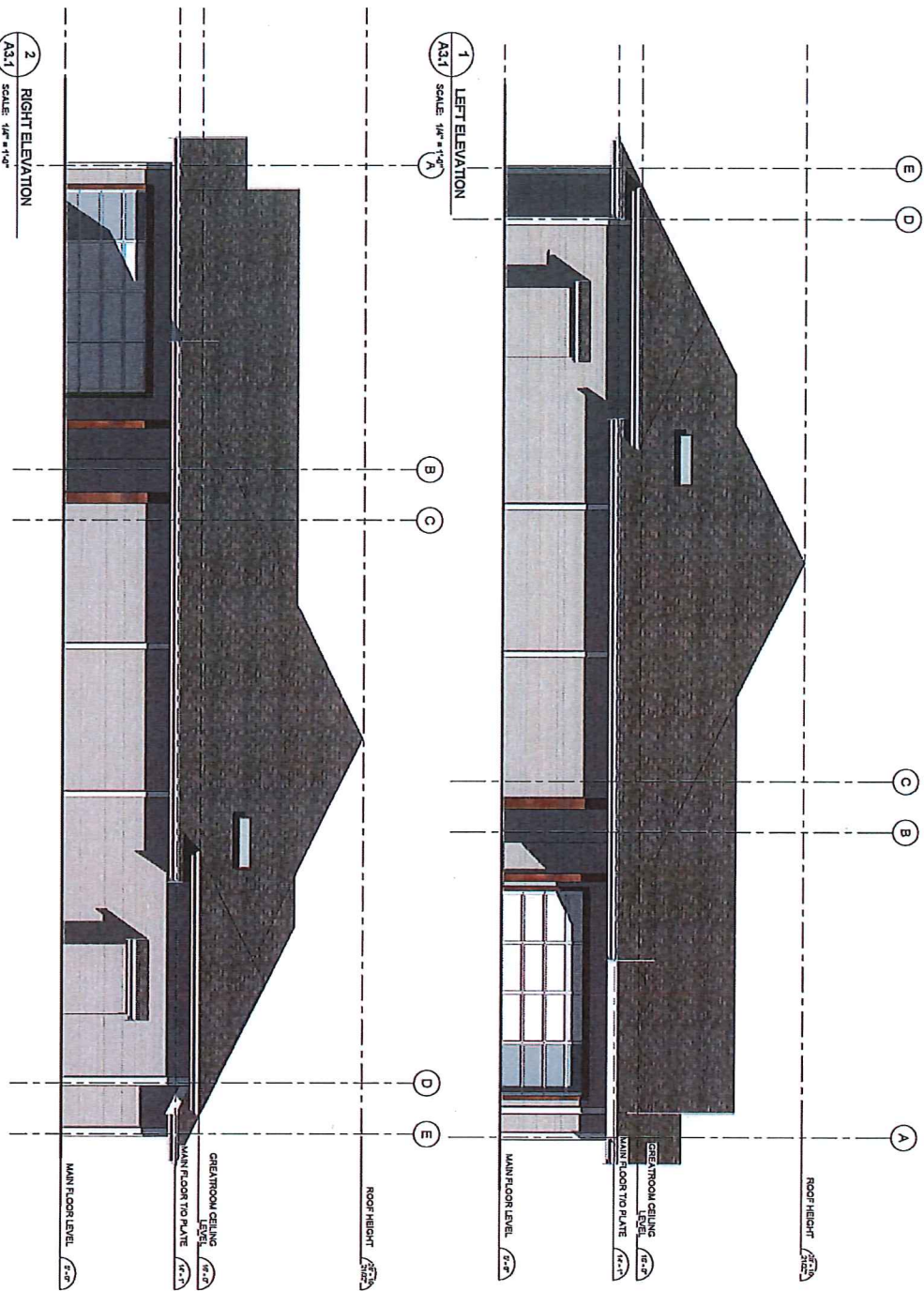
NO	DATE	DESCRIPTION
1	FEB 12 11	TOP ASSESSMENT

**LAYOUT D ELEVATIONS**

PROJECT: 4066 OLD SLOPE PLACE, NANAIMO

CHECKED BY: AVI  
DRAWN BY: MJ  
START DATE: 1/21/12  
SCALE: 1/4" = 1'-0"  
PROJECT NO.: DRAWING NO.: 16-30 A3.0





**ATA**  
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 CONSULTANTS  
 1000 WEST BROADWAY  
 SUITE 2000  
 DENVER, CO 80202  
 TEL: (303) 733-8777  
 WWW.ATAARCHITECTS.COM

PROJECT NO. 16-30  
 SHEET NO. A3.1

ISSUE DATES	ISSUED FOR
1. 12/08/16	PP REVIEW
2.	
3.	
4.	
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REVISION SCHEDULE	
NO	DATE
1	12/8/17
2	
3	
4	
5	
6	
7	
8	

NO	DATE	DESCRIPTION
1	12/8/17	PP AMENDMENT
2		
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**PROJECT:**  
 4066 OLD  
 SLOPE PLACE,  
 NANAIMO

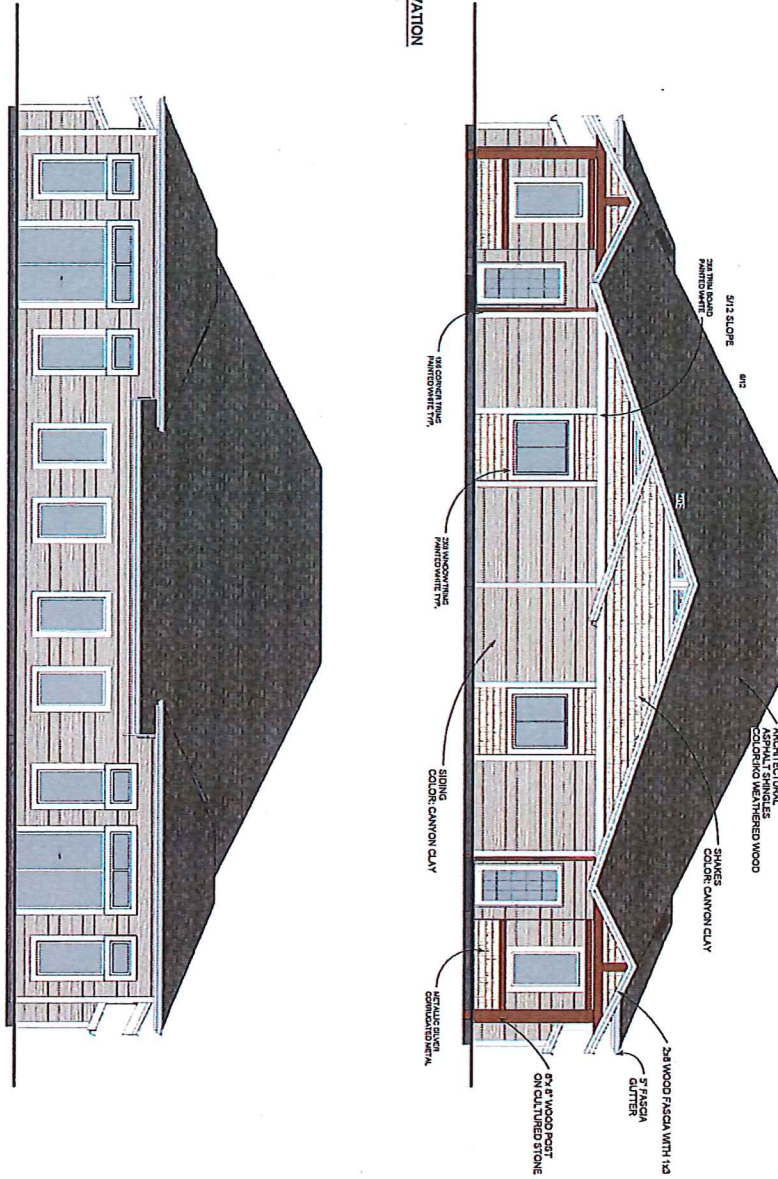
**SHEET TITLE:**  
 LAYOUT D  
 ELEVATIONS

**CHECKED BY:** ATN  
**DRAWN BY:** MJ  
**START DATE:** 12/12/12  
**SCALE:** 1/4" = 1'-0"  
**PROJECT NO.:** 16-30  
**DRAWING NO.:** A3.1

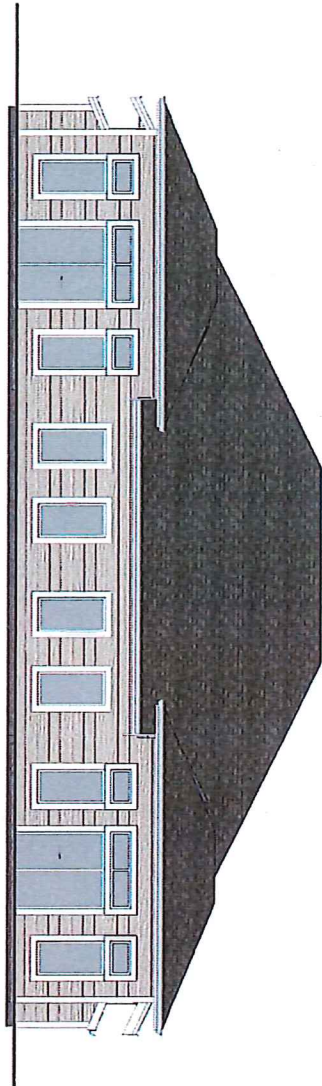




1 FRONT ELEVATION  
A3.0 SCALE: 1/4" = 1'-0"



3 BACK ELEVATION  
A3.0 SCALE: 1/4" = 1'-0"



2200 WEST 20TH AVENUE  
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REVISIONS  
NO. DATE DESCRIPTION  
1 12/08/18 ISSUED FOR  
CP REVIEW

NO.	DATE	DESCRIPTION
1	12/08/18	ISSUED FOR CP REVIEW
2		
3		
4		
5		
6		
7		

REVISION SCHEDULE  
NO. DATE DESCRIPTION  
1 FEB 18/18 AMENDMENT

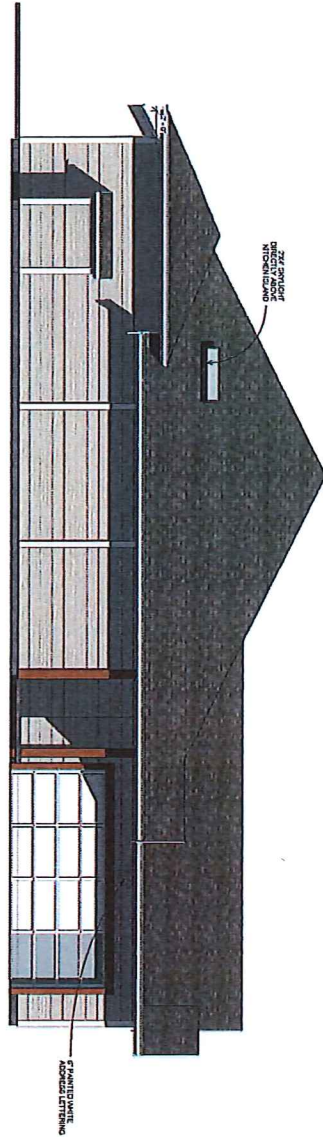
SEAL:

NOTES:  
1. THE DRAWING AND ALL THE DETAILS  
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3. ALL DIMENSIONS SHALL BE IN UNITS  
OF FEET AND INCHES UNLESS  
OTHERWISE SPECIFIED.  
PROJECT:  
4066 OLD  
SLOPE PLACE,  
NANAIMO

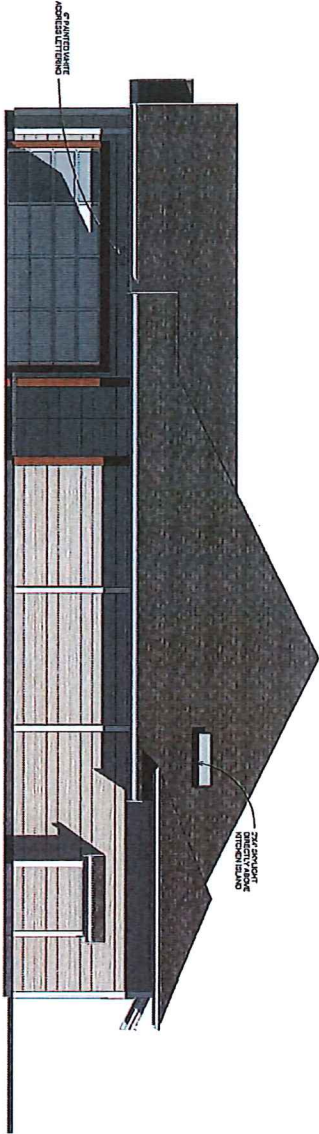
SHEET TITLE:  
LAYOUT  
ELEVATIONS

CHECKED BY: ATN  
DRAWN BY: MJJ  
START DATE: 12/12/18  
SCALE: 1/4" = 1'-0"  
PROJECT NO.: DRAWING NO.  
16-30 A3.0

1 LEFT ELEVATION  
A3.1 SCALE: 1/4" = 1'-0"



2 RIGHT ELEVATION  
A3.1 SCALE: 1/4" = 1'-0"



**ATA**  
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REVISION SCHEDULE

NO.	DATE	DESCRIPTION
1	12/08/16	IFP REVIEW
2		IFP REVIEW
3		IFP REVIEW
4		
5		
6		
7		
8		

NO.	DATE	DESCRIPTION
1	12/08/17	IFP AMENDMENT

PROJECT: 4066 OLD SLOPE PLACE, NANAIMO

CHECKED BY: AT/A  
DRAWN BY: M/L  
START DATE: 12/01/16  
SCALE: 1/4" = 1'-0"  
PROJECT NO.: 16-30  
DRAWING NO.: A3.1

4066 OLD SLOPE PLACE, NANAIMO

PROJECT: 4066 OLD SLOPE PLACE, NANAIMO

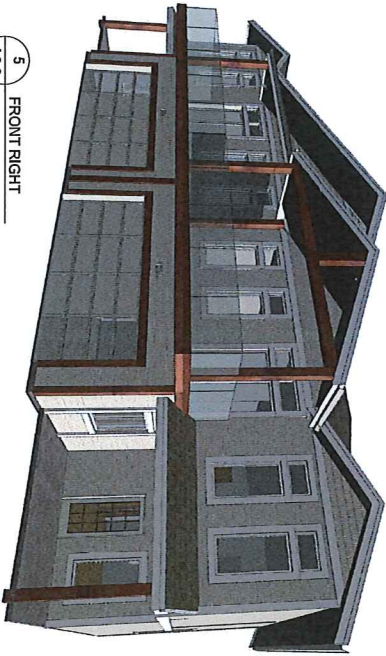
CHECKED BY: AT/A  
DRAWN BY: M/L  
START DATE: 12/01/16  
SCALE: 1/4" = 1'-0"  
PROJECT NO.: 16-30  
DRAWING NO.: A3.1



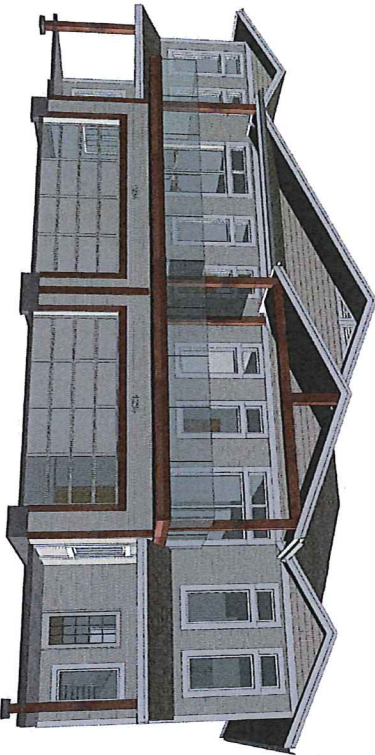
**Building Type F**  
(P. 1/3)



3 FRONT LEFT  
A0.0 SCALE



5 FRONT RIGHT  
A0.0 SCALE



4 REAR RIGHT  
A0.0 SCALE

**ATA**  
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ISSUE DATES	ISSUED FOR
1. 12/01/16	DP REVIEW
2.	
3.	
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NO.	DATE	DESCRIPTION
1	12/01/17	DP AMENDMENT

SEAL:

**PROJECT:**  
4066 OLD  
SLOPE PLACE,  
NANAIMO

**SHEET TITLE:**  
LAYOUT F  
COVER PAGE

**CHECKED BY:** ATA  
**DRAWN BY:** Andrew  
**START DATE:** 12/12/12  
**SCALE:**  
**PROJECT NO.:** 16-30  
**DRAWING NO.:** A0.0





