



**DEVELOPMENT PERMIT NO. DP001242**

**SUN PORCH HOMES LTD**  
**Name of Owner(s) of Land (Permittee)**

**540 KENNEDY 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 buildings, structures and other developments thereon:

Legal Description:

**SECTION B, LOT 6, BLOCK G, SECTION 1, NANAIMO DISTRICT,  
PLAN 584  
PID No. 008-864-152**

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 Subject Property Map**  
**Schedule B Site and Parking Plans**  
**Schedule C Building Elevations and Details**  
**Schedule D Landscape Plan and Details**

4. If the landowner does not substantially start any construction with respect to which this permit was issued within two years after the date it was issued, the permit lapses.
5. 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.

### PERMIT TERMS

The "City of Nanaimo Zoning Bylaw 2011 No. 4500" is varied as follows:

1. *Section 6.10.7 Fence Height* – to increase the maximum permitted height of a retaining wall and fence within a side yard from 1.8m up to 3.2m as shown on Schedule C.
2. *Section 7.5.1 Siting of Buildings* – to reduce the minimum required (west) side yard setback from 4.5m to 3.0m for a proposed multi-family development.
3. *Section 17.2.1 General Regulations* – to reduce the minimum landscape buffer width from 1.8m to between 1.3m and 0.0m and vary minimum landscape treatment level 1(d) along the west side yard lot line as shown on Schedule D.

### CONDITIONS OF PERMIT

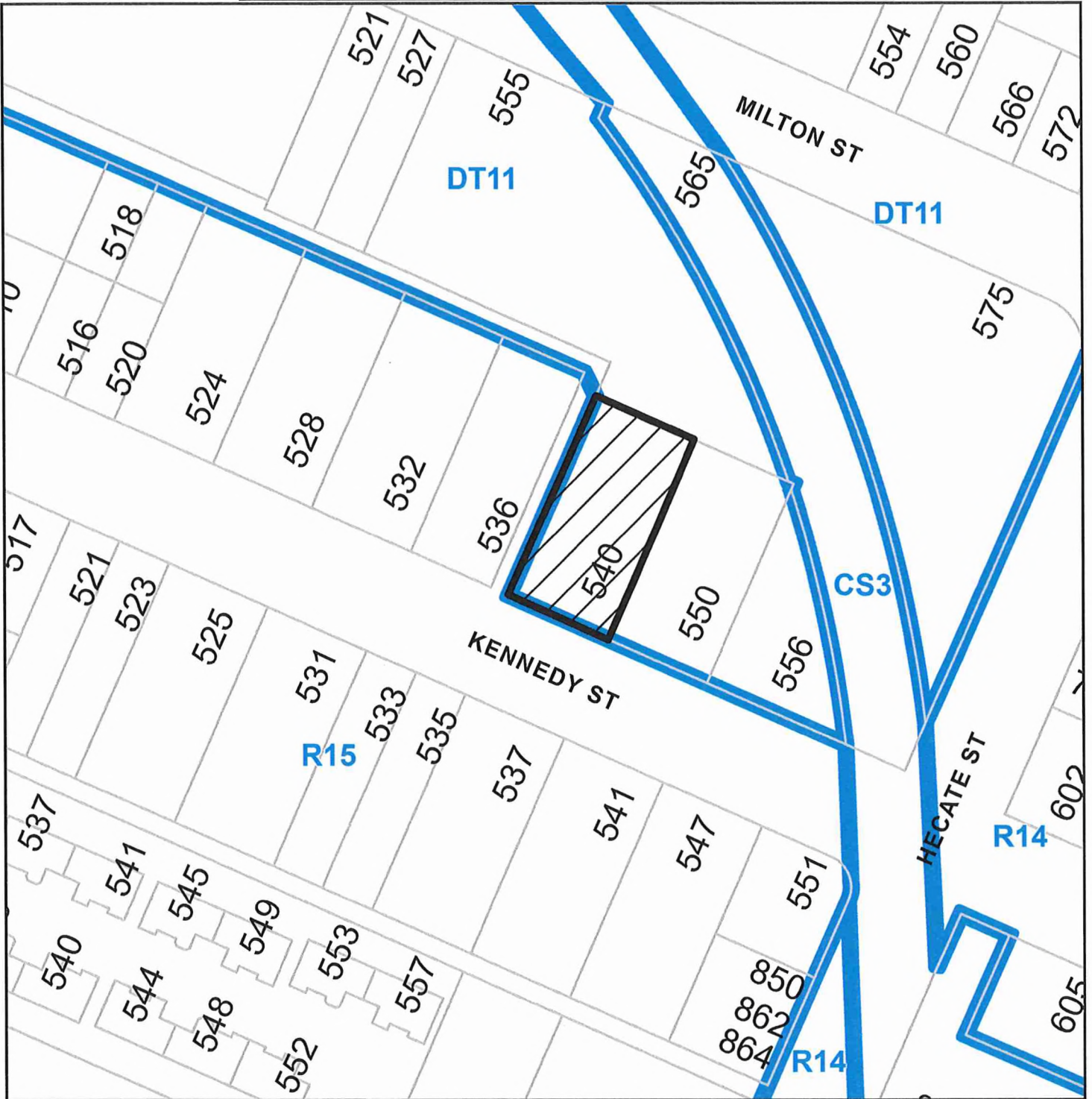
1. The subject property shall be developed generally in accordance with the Site and Parking Plans, prepared by Joyce Reid Troost Architecture., dated 2022-NOV-21, as shown on Schedule B.
2. The subject property shall be developed in substantial compliance with the Building Elevations and Details, prepared by Joyce Reid Troost Architecture., dated 2022-NOV-21, as shown on Schedule C.
3. The subject property shall be developed in substantial compliance with the Landscape Plan and Details prepared by 4 Site Landscape Architecture and Site Planning, dated 2023-JAN-09, as shown on Schedule D.
4. Registration of a 1.67m-wide Statutory Right-of-Way (SRW) as shown on Schedule B prior to building permit issuance for future widening of the lane.

AUTHORIZING RESOLUTION PASSED BY COUNCIL THE **6TH DAY OF FEBRUARY, 2023.**

  
\_\_\_\_\_  
Corporate Officer

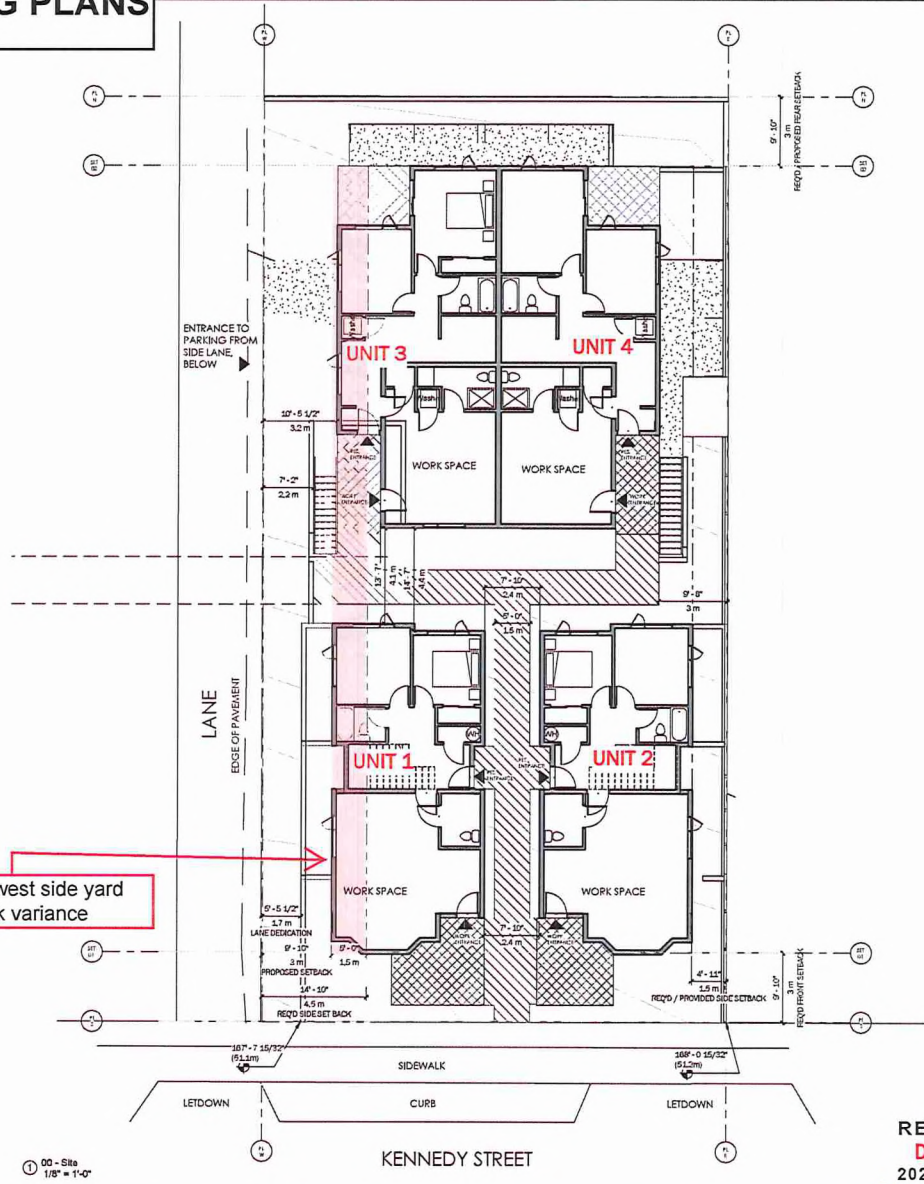
*Feb 14/2023*  
\_\_\_\_\_  
Date

**SUBJECT PROPERTY MAP**



540 KENNEDY STREET

**SITE AND PARKING PLANS**



Proposed west side yard setback variance

RECEIVED  
DP1242  
2022-NOV-21  
Current Planning

**JOYCE REID TROOST ARCHITECTURE**  
2515 GLENHAYR DRIVE  
NANAIMO, BC V9S 3R9  
joyce@jrtarchitecture.com  
250.714.8749  
jrtarchitecture.com

NOT TO SCALE, DIMENSIONS AND MATERIALS CONSTRUCTION SPECIFICATIONS ARE THE SOLE RESPONSIBILITY OF THE ARCHITECT. THE ARCHITECT IS NOT RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED BY THE CLIENT. THE ARCHITECT IS NOT RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED BY THE CLIENT.

ARCH. STAMP

**KENNEDY LIVE/WORK**  
540 KENNEDY STREET, NANAIMO, BC

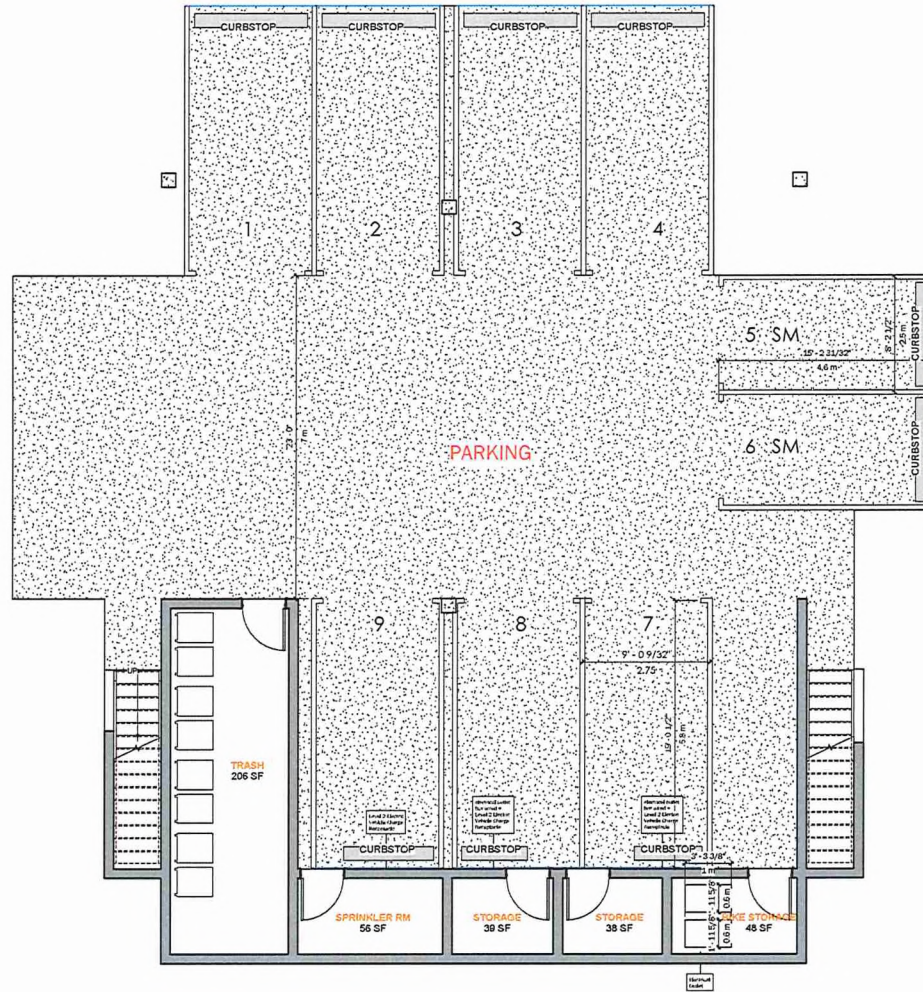
CLIENT  
Sun Porch Homes Ltd.

REV. DATE	NUMBER	DESCRIPTION
2021121	1	CITY SUBMISSION



DATE: AUG 14, 2021  
SCALE: 1/8" = 1'-0"  
DRAWN BY: DL

SITE PLAN  
**A100**

1-00 - Site  
1/8" = 1'-0"



RECEIVED  
 DP1242  
 2022-DEC-13  
 Curbed Planning

 <p><b>JOYCE REID TROOST ARCHITECTURE</b>                  2515 GLEHAYR DRIVE                  NANAIMO, BC V9S 3R9                  joyce@jrtarchitecture.com                  250.714.8749                  jrtarchitecture.com</p>	<p>THE DRAWINGS, SPECIFICATIONS AND MATERIALS OF CONSTRUCTION, WHETHER OR NOT THEY ARE TO BE USED IN WHOLE OR IN PART, ARE THE PROPERTY OF JOYCE REID TROOST ARCHITECTURE. ALL RIGHTS ARE RESERVED. NO PART OF THESE DRAWINGS OR SPECIFICATIONS MAY BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF JOYCE REID TROOST ARCHITECTURE. THE USER OF THESE DRAWINGS AND SPECIFICATIONS SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AUTHORITIES.</p>	<p>ARCH. STAMP</p> 	<p><b>KENNEDY LIVE/WORK</b>                  540 KENNEDY STREET, NANAIMO, BC</p>	<p>CLIENT                  Sun Porch Homes Ltd.</p>	<table border="1"> <thead> <tr> <th>REV. DATE</th> <th>NUMBER</th> <th>DESCRIPTION</th> </tr> </thead> <tbody> <tr> <td>2021121</td> <td>1</td> <td>DRY SUBMISSION</td> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>	REV. DATE	NUMBER	DESCRIPTION	2021121	1	DRY SUBMISSION																			<p>DATE: AUG 14, 2021                  SCALE: 1/8" = 1'-0"</p>	<p>PARKING LEVEL</p>
					REV. DATE	NUMBER	DESCRIPTION																								
2021121	1	DRY SUBMISSION																													
					<p>DRAWN BY: DL</p>	<p><b>A101</b></p>																									

**MATERIAL LEGEND**

	01 GENTEK VINYL LAP SIDING WICKER CAFE
	02 GENTEK VINYL SHINGLE SIDING HERITAGE GREY
	03 TRIM CASHMERE



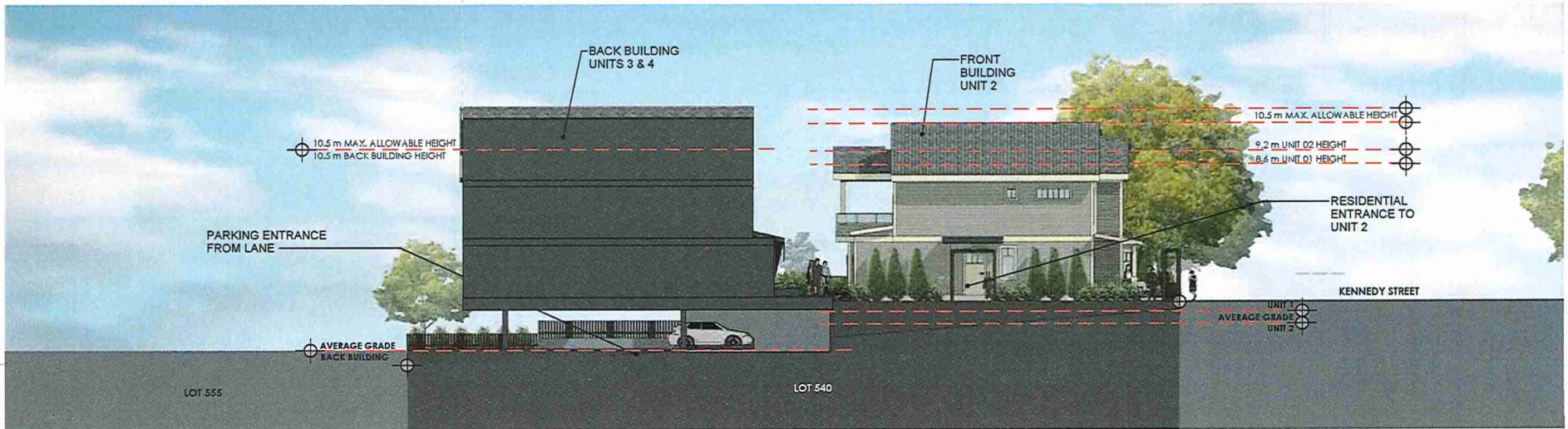
FRONT ELEVATION (FROM PINE STREET) Scale 1/8" = 1'



BACK ELEVATION Scale 1/8" = 1'

RECEIVED  
 DP1242  
 2022-DEC-13



 JOYCE RED TROOST ARCHITECTURE 2515 GLENVIEW DRIVE NANAIMO, BC V9S 3P9 joyce@jrarchitecture.com 250.714.5749 jrarchitecture.com	ARCH STAMP 	KENNEDY LIVE/ WORK 540 KENNEDY STREET, NANAIMO, BC	CLIENT Sun Porch Homes Ltd.	REV. DATE 2021-12-01	NUMBER 01	DESCRIPTION EVERY REVISION/REVISION	DATE AUG 14 2021	ELEVATIONS A200
				DATE DEC 08 2022	DRAWN BY JRT	CHECKED BY JRT		



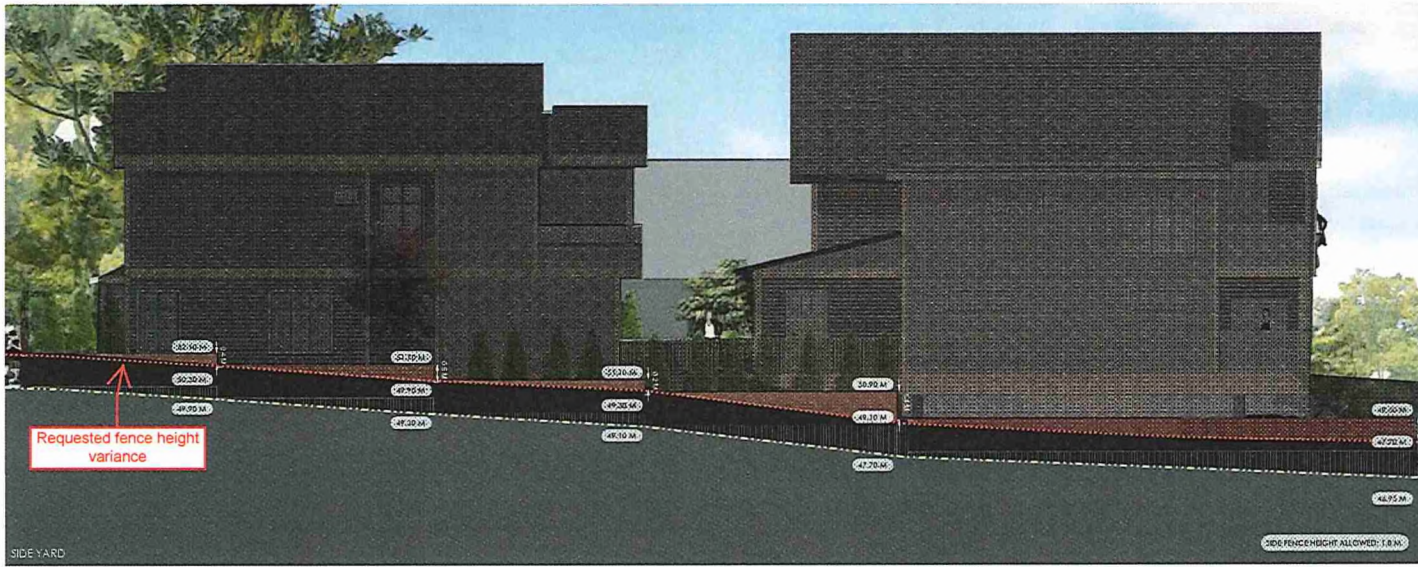
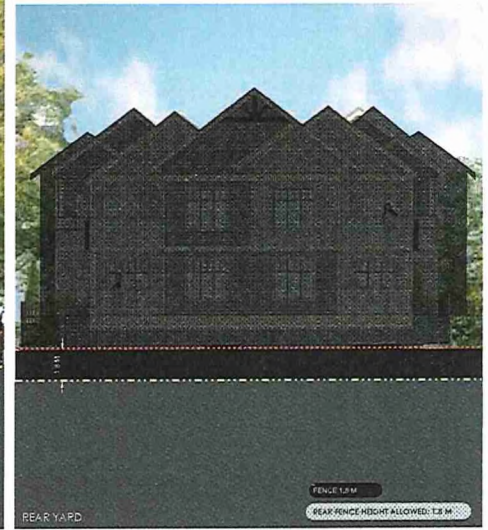
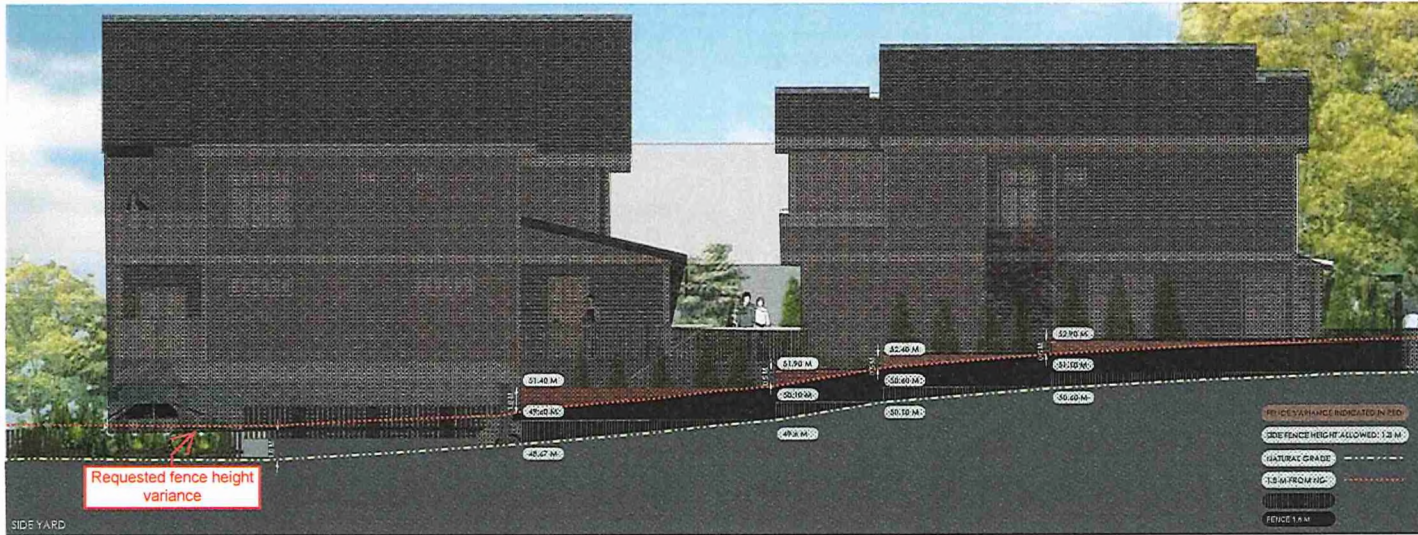
SECTION / WEST ELEVATION, FRONT BUILDING, UNIT 2 Scale 1/8" = 1'



EAST ELEVATION, SIMILAR TO WEST ELEVATION Scale 1/8" = 1'

 <p>JOYCE REID TROST ARCHITECTURE 2515 CLEMENS DRIVE NANAIMO, BC V9S 3R9 joyce@jrtarchitecture.com 250.714.2949 jrtarchitecture.com</p>	<p>THE PROPRIETOR, DESIGNER, AND CONTRACTOR OF THIS PROJECT HEREBY WARRANTS THAT THE INFORMATION CONTAINED HEREIN IS TRUE AND CORRECT TO THE BEST OF HIS KNOWLEDGE AND BELIEF. ANY INFORMATION CONTAINED HEREIN IS NOT TO BE USED FOR ANY OTHER PROJECT WITHOUT THE WRITTEN CONSENT OF THE ARCHITECT.</p>	 <p>ARCHITECT</p>	<p>KENNEDY LIVE/ WORK 540 KENNEDY STREET, NANAIMO, BC</p>	<p>CLIENT Sun Porzhi Homes Ltd.</p>	<table border="1"> <thead> <tr> <th>REV. DATE</th> <th>NUMBER</th> <th>DESCRIPTION</th> </tr> </thead> <tbody> <tr> <td>2021-11</td> <td>01</td> <td>CLIENT SUBMISSION</td> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>	REV. DATE	NUMBER	DESCRIPTION	2021-11	01	CLIENT SUBMISSION																									<p>DATE: AUG 14 2021 SCALE: SEE DRAWING</p>	<p>ELEVATIONS</p>
					REV. DATE	NUMBER	DESCRIPTION																														
2021-11	01	CLIENT SUBMISSION																																			
<p>RECEIVED 2022-DEC-13</p>					<p>A201</p>																																
<p>DRAWN BY: JRT    JRT    THE NAME BY: JRT</p>																																					





**JOYCE REID THOFT ARCHITECTURE**  
 2515 GLEN YR DRIVE  
 NANAIMO, BC V9S 3P9  
 joyce@jrchitecture.com  
 250.714.8749  
 jrchitecture.com

THE PROFESSIONAL DESIGNER HAS  
 EXAMINED THE DRAWING AND CERTIFIED THAT IT  
 ACCURATELY REPRESENTS THE PROJECT AS  
 DESCRIBED AND APPROVED. HIS  
 EXERCISE OF PROFESSIONAL RESPONSIBILITY IS  
 LIMITED TO THE DESIGN AND CONSTRUCTION OF  
 THE PROJECT AS SHOWN ON THESE PLANS. HE HAS  
 NOT CONDUCTED A VISUAL CHECK OF THE  
 PROJECT OR THE SITE SINCE THE DATE OF  
 HIS SIGNATURE ON THESE PLANS.



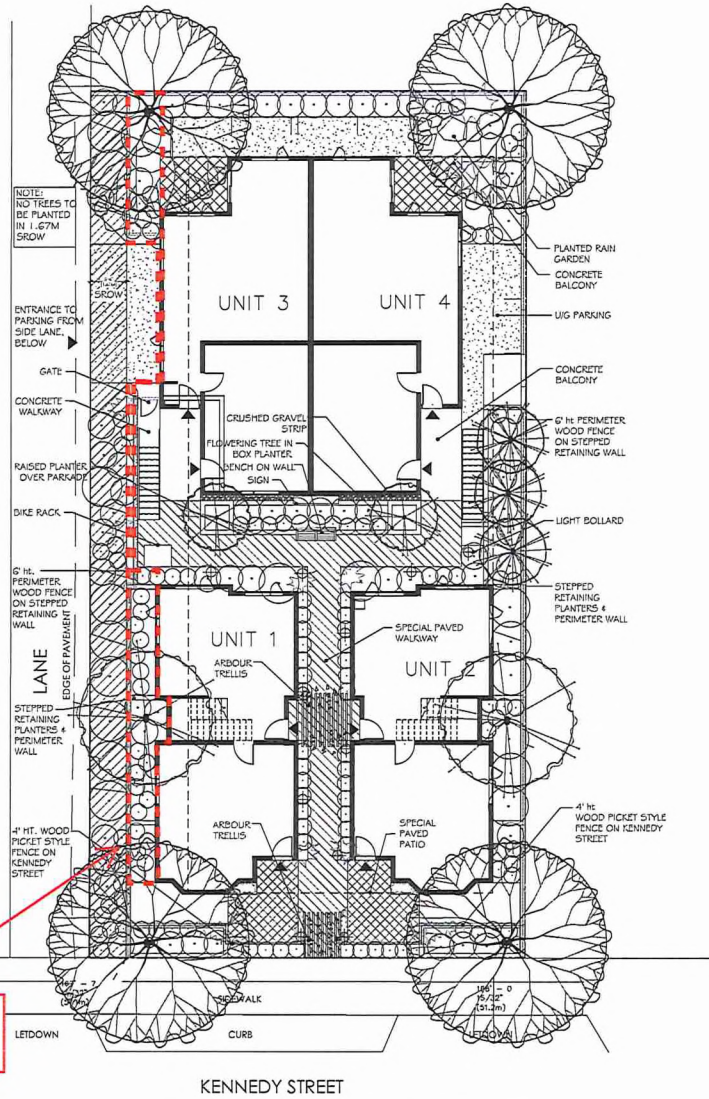
**KENNEDY LIVE/ WORK**  
 540 KENNEDY STREET, NANAIMO, BC

CLIENT  
 Sun Porch Homes Ltd.

REV. DATE	NUMBER	DESCRIPTION
APR 20, 22	1	REV BY: JOYCE REID THOFT

DATE	AUG 14, 2021	ELEVATIONS- FENCE DETAILS	
SCALE	SEE DRAWING		
<b>RECEIVED</b>		A203	
DP 1542 2022-DEC-13			
DRAWN BY	JRT	DESIGNED BY	JRT

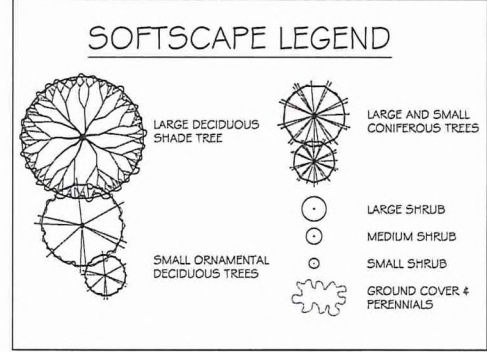
LANDSCAPE PLAN AND DETAILS



Proposed variance to landscape buffer

SUGGESTED PLANT LIST				
Key	Common Name	Latin Name	Size	
Trees	LIGU	Sweetgum	Liquidambar styraciflua var. 'Warpleson' 7cm Cal.	
	PDGG	Pacific Dogwood	Cornus nuttallii var. 'Eddie's White Wonder' 4cm Cal.	
	YUAP	Yew Maple	Acor circinnatum 4cm Cal.	
	SERB	Serbian Spruce	Picea omorica 2.5m Ht.	
	KOUS	Kousa Dogwood	Cornus kousa var. 'Babini' 2.5m Ht.	
Large Shrubs	THUJ	Upright Cedar	Thuja occidentalis var. 'Smaragd' 2.0m Ht.	
	LRHA	White Rhododendron	Rhododendron var. 'Cunningham's White' 27 Pot.	
	NINE	Ninebark	Physocarpus opulifolius var. 'Diabolo' #5 Pot.	
	MAH	Dragon Grape	Mahonia aquifolium #5 Pot.	
	Medium Shrubs	MRHA	Medium Rhododendron	Rhododendron var. 'White' #2 Pot.
VACC		Mountain Blueberry	Vaccinium ovalum #2 Pot.	
MRHB		Medium Rhododendron	Rhododendron var. 'Sonnember Song' #2 Pot.	
DOO		Variegated Dogwood	Cornus alba var. 'Tracy Haze' #2 Pot.	
RIBE		Red Flowering Currant	Ribes sanguinum #2 Pot.	
SALA		Sisal	Gulnere shalton #2 Pot.	
ALAT		Winged Burning Bush	Euonymus alata var. 'Fireball' #2 Pot.	
DVIB		David Viburnum	Viburnum davidii #2 Pot.	
Small Shrubs		EUOP	Crawling Euonymus	Euonymus fortunei var. 'Emerald Gaiety' #1 Pot.
		DWPJ	Dwarf Lily of the Valley Shrub	Pieris japonica var. 'Putty' #2 Pot.
	POLY	Sword Fern	Polystichum montanum #1 Pot.	
	SPFE	Sold Flame Spirea	Spiraea bumalda var. 'Gold Flame' #2 Pot.	
	DWRH	Dwarf Rhododendron	Rhododendron var. 'Patty Bee' #2 Pot.	
	LAVA	Lavender	Levantis angustifolia var. 'Munstead' #2 Pot.	
	AZAP	Pink Evergreen Azalea	Azalea japonica var. 'Gump's Pink' #2 Pot.	
	BOE	Bonewood	Buxus sempervirens var. 'Winter Gem' #2 Pot.	
	SARC	Sarcococca	Sarcococca hookeriana #2 Pot.	
	Ground Covers	BEAR	Barberry	Arcosiphobas ova-oval var. 'Vancouver Jade' #SP4 Pot.
VIT		Viburnum	Vaccinium vitis-idaea #SP4 Pot.	
GAUL		Winegarden	Gaultheria procumbens #SP4 Pot.	
BERG		Bergenia	Bergenia cordifolia var. 'Birmingham Ruby' #SP4 Pot.	
CORN		Bunchberry	Cornus canadensis #SP4 Pot.	
AJUS	Bugleweed	Ajuga reptans var. 'Bronze Beauty' #SP4 Pot.		
Perennials & Grasses	TEST	Orange Flame Sedge	Carex testacea SP5	
	CARX	Variegated Sedge	Carex morrowii var. 'Aureo-variegata' SP5	
	HEUC	Coast Bellis	Heuchera micrantha var. 'Birmingham Bronze' SP5	
	JUNC	Sedge	Juncus effusus SP5	
	HACK	Isconoclon Grass	Nicotiana glauca SP5	
KMFL	Feather Reed Grass	Calamagrostis acutiflora var. 'Karl Foerster' SP5		
SCLE	Kelley Lily	Schizocypripedium var. 'Alba' SP6		
Vines	ARSI	Evergreen Clematis	Clematis armandi #5 Pot.	
	CLEM	Montana Clematis	Clematis montana var. 'Rubens' #5 Pot.	
	CRDS	Rambling Rose	Rosa var. 'Golden Celebration' #5 Pot.	

Notes: - All landscape work to conform with B.C.S.L.A. / B.C.N.T.A. standard specification.  
- All areas to be irrigated with an automatic underground system.



**4★SITE**  
LANDSCAPE ARCHITECTURE  
AND SITE PLANNING  
forsiteand@tollmail.com  
250.508.7885

FOR SITE LANDSCAPE ARCHITECTURE  
#408-1581 H HILLSIDE AVE.  
VICTORIA, BC V8T 2C1

LANDSCAPE ARCH. STAMP

KENNEDY LIVE/WORK  
540 KENNEDY STREET, NANANMO, BC

RECEIVED  
DP1242  
2023-JAN-10

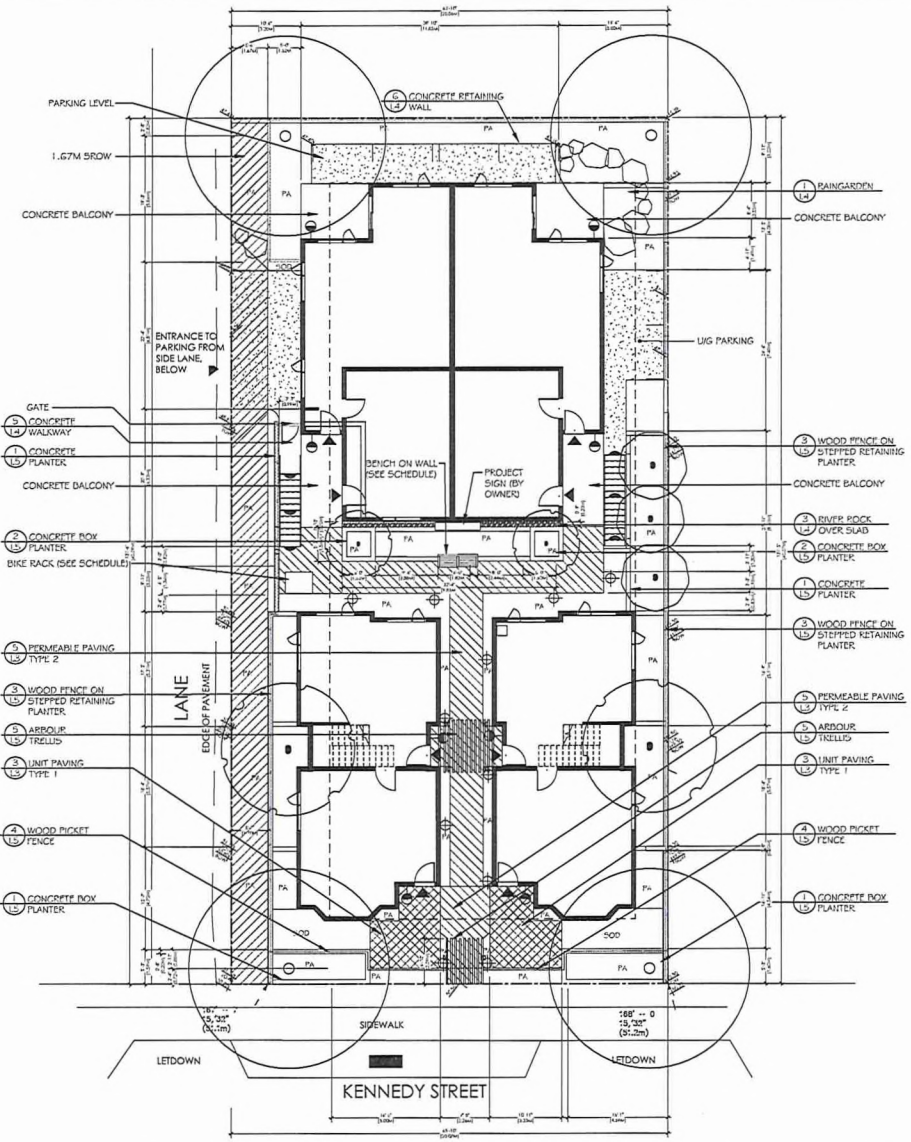
CLIENT  
Sun Parch Homes Ltd.

REV. DATE	NUMBER	DESCRIPTION
11-01-21	1	REVISED DP PLAN
01-29-23	2	REVISED DP PLAN

DATE: JANUARY 9, 2023  
SCALE: 1:100  
DRAWN BY: BF

LANDSCAPE CONCEPT PLAN

L100



PAVER SCHEDULE	
TYPE 1: CLASSIC STANDARD SIZE: STANDARD, 6 cm THICK COLOUR: CHARCOAL PATTERN: 90° HERRINGBONE	TYPE 2: 'AQUAPAVE' STANDARD SIZE: 8 cm THICK COLOUR: SHADOW BLEND PATTERN: HARVEST

**TREE PLANTING REQUIREMENTS:**

- ONSITE TREES MUST MEET BC LANDSCAPE STANDARDS FOR TREE PLANTING AND REQUIRES A MINIMUM AVAILABLE SOIL VOLUME OF BOULEVARD TREES OF 8 M<sup>3</sup> FOR SMALL CLASS TREES, 12 M<sup>3</sup> FOR MEDIUM CLASS TREES AND 16 M<sup>3</sup> FOR LARGE CLASS TREES. IF SUFFICIENT SOIL VOLUME CANNOT BE PROVIDED, SOIL CELLS UNDER THE ADJACENT HARDSCAPE IS THE PREFERRED METHOD OF PROVIDING SOIL VOLUME. SHOULD SOIL VOLUME BE ACHIEVED IN THE BOULEVARD PLANTING AREAS WITHOUT SOIL CELLS, ROOT BARRIER IS REQUIRED ALONG ALL HARD SCAPE ADJACENT TO THE TREE PLANTING LOCATIONS.

**BIKE RACKS (x2)**  
MODEL: BOA-10  
COLOUR: SILVER  
SUPPLIER: DOBRA DESIGNS

**SOIL DEPTHS**

- LAWN - 10" MIN. DEPTH
- SHRUB BEDS - 18" MIN. DEPTH
- TREES - 36" MIN. DEPTH
- PLANTERS - 36" MIN. DEPTH

**LIGHTING PLAN**

- ⊕ BOLLARD LIGHT (QUANTITY - 4)
- ◐ STEP LIGHT (QUANTITY - 6)
- ⦿ HOUSE LIGHT (QUANTITY - 8)

**BENCH SEATING**

DESCRIPTION: ROUGH & READY  
TOP SEAT WITH BACK LENGTH: 6' - 0"  
MATERIAL: FSC HARDWOOD 1  
-VIRGIN  
NOTES: TO BE MOUNTED ON TOP OF PLANTER WALL

PA PLANTING AREA  
SOD SOD LAWN

SUPPLIER: STREETLIFE  
CONTACT: 1 484 496 8281  
OR EQUAL TO APPROVAL OF LANDSCAPE ARCHITECT.

**4★ SITE**  
LANDSCAPE ARCHITECTURE  
AND SITE PLANNING

FORSITE LANDSCAPE ARCHITECTURE  
#408-1581H HILLSIDE AVE.  
VICTORIA, BC V8T 2C1

for@siteand.com  
250.508.7885

LANDSCAPE ARCH. STAMP

WE GRANTING, SIGNED AND  
NUMBERED CONTRACTS AND  
PERMITS. WE ARE NOT  
RESPONSIBLE FOR THE  
CONSTRUCTION OF ANY  
STRUCTURES OR PLANTING  
MATERIALS. WE ARE NOT  
RESPONSIBLE FOR THE  
DESIGN OF ANY STRUCTURES  
OR PLANTING MATERIALS.  
LANDSCAPE ARCHITECTURE RESPONSIBLE.

KENNEDY LIVE/WORK

540 KENNEDY STREET, NANAIMO, BC

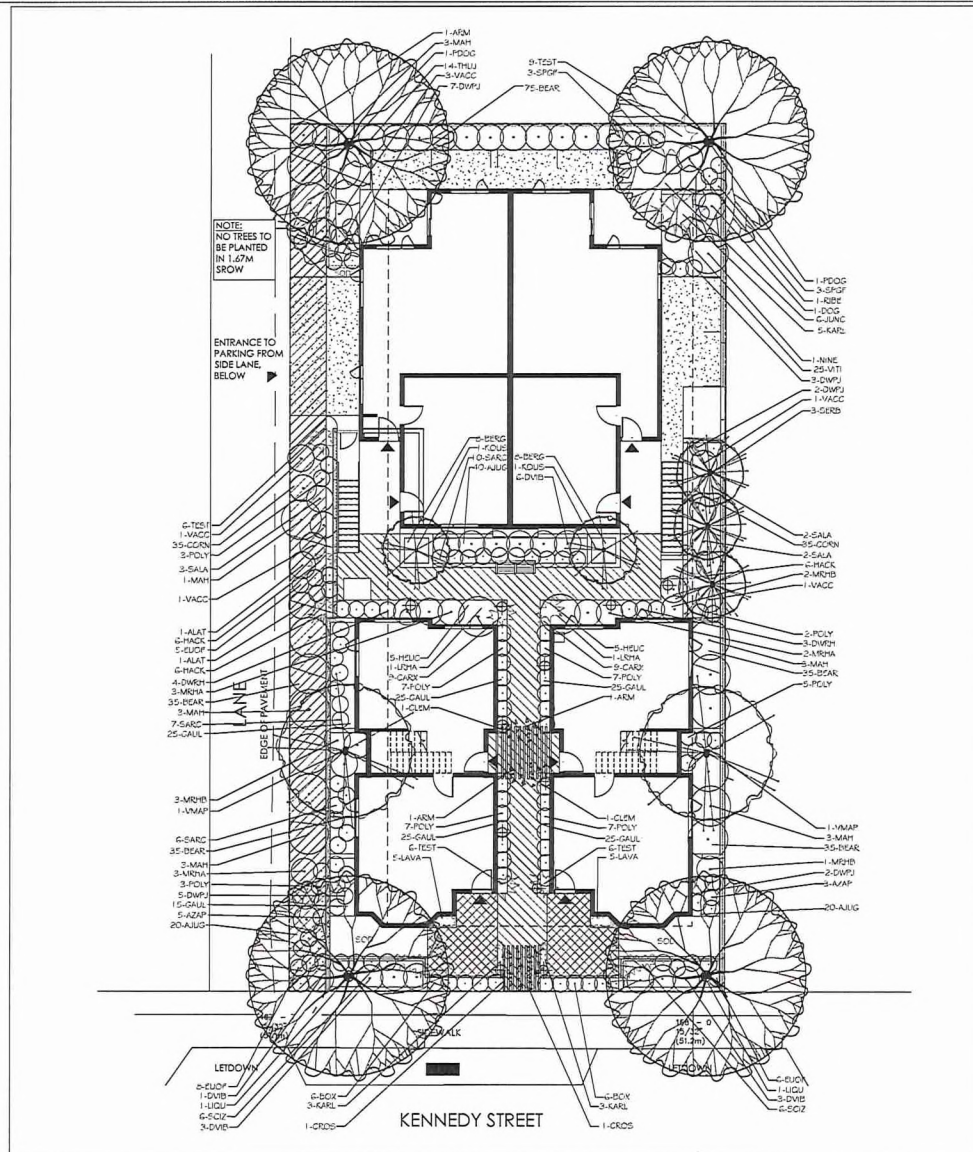
RECEIVED  
D.P. 1249  
2023-JAN-10

CLIENT

Sun Porch Homes Ltd.

REV. DATE	NUMBER	DESCRIPTION
11-04-22	1	ISSUED FOR BUILDING PERMIT
04-10-22	2	RE-ISSUED FOR BUILDING PERMIT
11-29-22	3	RE-ISSUED FOR BUILDING PERMIT
12-01-22	4	REVISED BY SET
01-09-23	5	REVISED BY SET
	6	REVISED BY SET

DATE: JANUARY 9, 2022  
SCALE: 1:100  
LAYOUT & GRADING PLAN  
L100  
DRAWN BY: BF/RF



### PLANT LIST

Key	Quantity	Common Name	Latin Name
<b>Trees</b>			
LIQU	2	Sweetgum	<i>Liquidambar styraciflua</i> var. 'Worpleston'
PDQG	2	Pacific Dogwood	<i>Cornus nuttallii</i> var. 'Eddie's White Wonder'
VMAP	2	Vine Maple	<i>Acer circinatum</i>
SERB	3	Serbian Spruce	<i>Fica omorika</i>
KOUS	2	Kousa Dogwood	<i>Cornus kousa</i> var. 'Satomi'
<b>Large Shrubs</b>			
THUJ	14	Upright Cedar	<i>Thuja occidentalis</i> var. 'Smargd'
LRHA	2	White Rhododendron	<i>Rhododendron</i> var. 'Cunningham's White'
NINE	1	Ninebark	<i>Physocarpus opulifolius</i> var. 'Diabolo'
MAH	16	Oregon Grape	<i>Mahonia aquifolium</i>
<b>Medium Shrubs</b>			
MRHA	8	Medium Rhododendron	<i>Rhododendron</i> var. 'Unique'
VACC	7	Mountain Blueberry	<i>Vaccinium ovatum</i>
MRHB	6	Medium Rhododendron	<i>Rhododendron</i> var. 'September Song'
DOG	1	Variegated Dogwood	<i>Cornus alba</i> var. 'Ivory Halo'
RIBE	1	Red Flowering Currant	<i>Ribes sanguinulum</i>
SALA	7	Sala	<i>Gultheria shallon</i>
ALAT	2	Winged Burning Bush	<i>Euonymus alata</i> var. 'Fireball'
DVIB	13	David Viburnum	<i>Viburnum davidii</i>
<b>Small Shrubs</b>			
EUOF	19	Creeping Euonymus	<i>Euonymus fortunei</i> var. 'Emerald Gaiety'
DWPJ	19	Dwarf Lily of the Valley Shrub	<i>Pteris japonica</i> var. 'Purity'
POLY	41	Sword Fern	<i>Polystichum munitum</i>
SPGF	6	Gold Flame Spirea	<i>Spiraea bumalda</i> var. 'Gold Flame'
DWRH	7	Dwarf Rhododendron	<i>Rhododendron</i> var. 'Patty Bee'
LAVA	10	Lavender	<i>Lavandula angustifolia</i> var. 'Munstead'
AZAP	8	Pink Evergreen Azalea	<i>Azalea japonica</i> var. 'Gumpo Pink'
BOX	12	Boxwood	<i>Busus sempervirens</i> var. 'Winter Gem'
SARC	23	Sarcocca	<i>Sarcococca hookeriana</i>
<b>Ground Covers</b>			
BEAR	215	Bearberry	<i>Arctostaphylos uva-ursi</i> var. 'Vancouver Jade'
VITI	25	Lignoberry	<i>Vaccinium vitis-idaea</i>
GAUL	140	Wintergreen	<i>Gaultheria procumbens</i>
BERG	16	Bergenia	<i>Bergenia cordifolia</i> var. 'Bressingham Ruby'
CORN	70	Bunchberry	<i>Cornus canadensis</i>
AJUG	80	Bugleweed	<i>Ajuga reptans</i> var. 'Bronze Beauty'
<b>Perennials &amp; Grasses</b>			
TEST	27	Orange Flame Sedge	<i>Carex testacea</i>
CARX	18	Variegated Sedge	<i>Carex morrowii</i> var. 'Aureovariegata'
HELC	10	Coral Belle	<i>Heuchera micrantha</i> var. 'Bressingham Bronze'
JUNC	6	Sedge	<i>Juncus effusus</i>
HACK	18	Haconeclsa Grass	<i>Haconeclsa</i>
KARL	11	Feather Reed Grass	<i>Calamagrostis acutifolia</i> var. 'Karl Forster'
SCIZ	12	Kaffir Lily	<i>Schizostylis coccinea</i> var. 'Alba'
<b>Vines</b>			
ARM	3	Evergreen Clematis	<i>Clematis armandii</i>
CLEM	2	Montana Clematis	<i>Clematis montana</i> var. 'Reubens'
CROS	2	Rambling Rose	<i>Rosa</i> var. 'Golden Celebration'

**Notes:** - All landscape work to conform with B.C.S.L.A. / B.C.N.T.A. standard specification.  
- All areas to be irrigated with an automatic underground system.

**4★SITE**  
LANDSCAPE ARCHITECTURE  
AND SITE PLANNING

FORSITE LANDSCAPE ARCHITECTURE  
8408-15818 HILLSIDE AVE.  
VICTORIA, BC V8T 2C1  
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250.508.7885

LANDSCAPE ARCH. STAMP

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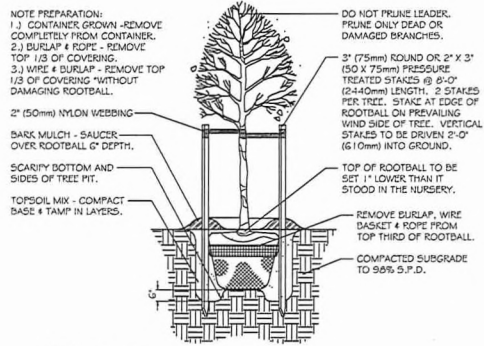
KENNEDY LIVE/WORK  
540 KENNEDY STREET, NANAIMO, BC

RECEIVED  
DP 1242  
2023-JAN-10

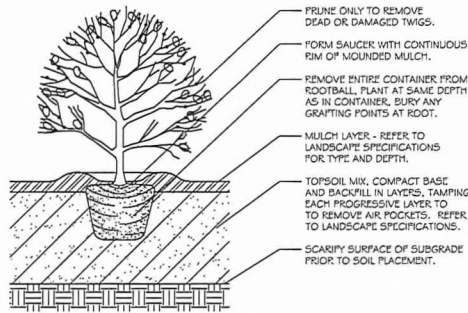
CLIENT  
Sun Porch Homes Ltd.

REV. DATE	NUMBER	DESCRIPTION
11-20-22	1	ISSUED FOR BUILDING PERMIT
11-04-22	2	REVISED FOR BUILDING PERMIT
04-10-22	3	REVISED FOR BUILDING PERMIT
11-08-22	4	REVISED BY SET
12-01-22	5	REVISED BY SET
01-09-23	6	REVISED BY SET

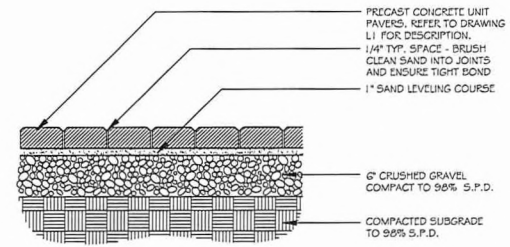
DATE: JANUARY 9, 2023  
SCALE: 1:100  
PLANTING PLAN  
L200  
DRAWN BY: BF



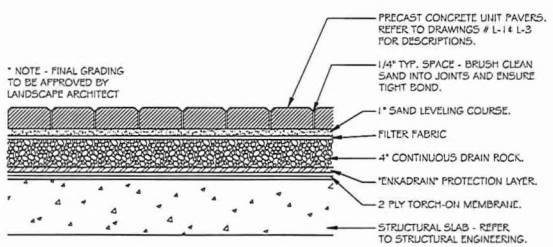
**1 TREE PLANTING**  
SCALE: L3 N.T.S.



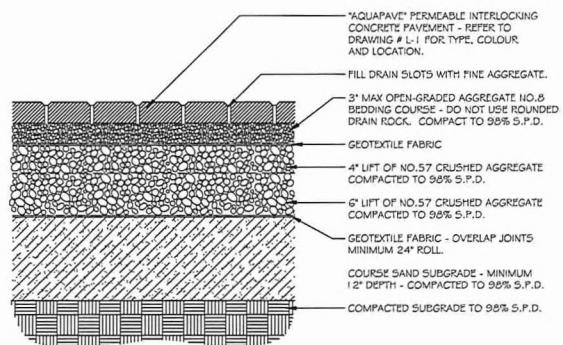
**2 SHRUB PLANTING**  
SCALE: L3 N.T.S.



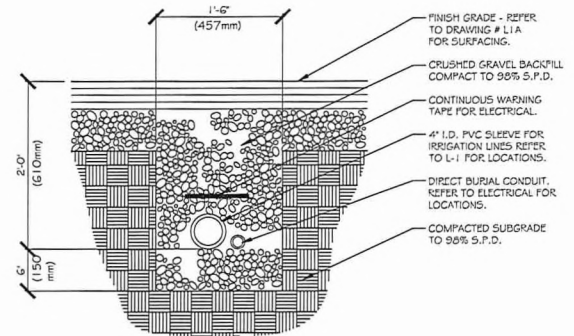
**3 UNIT PAVING**  
SCALE: L3 1-1/2\"/>



**4 UNIT PAVING OVER SLAB**  
SCALE: L3 1-1/2\"/>



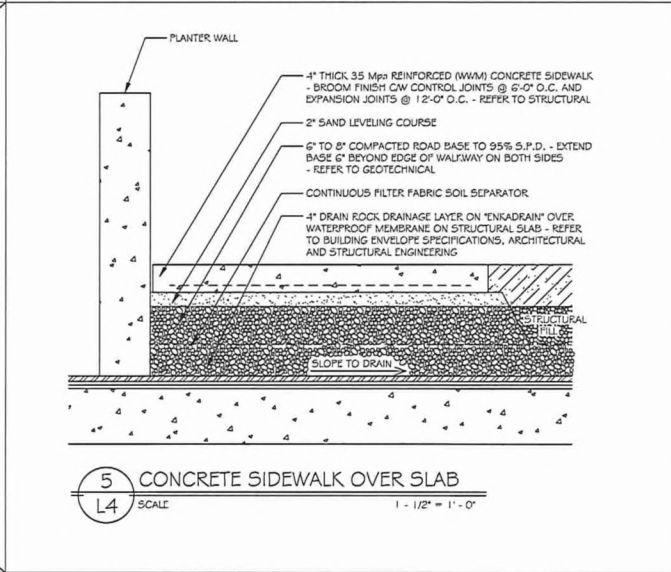
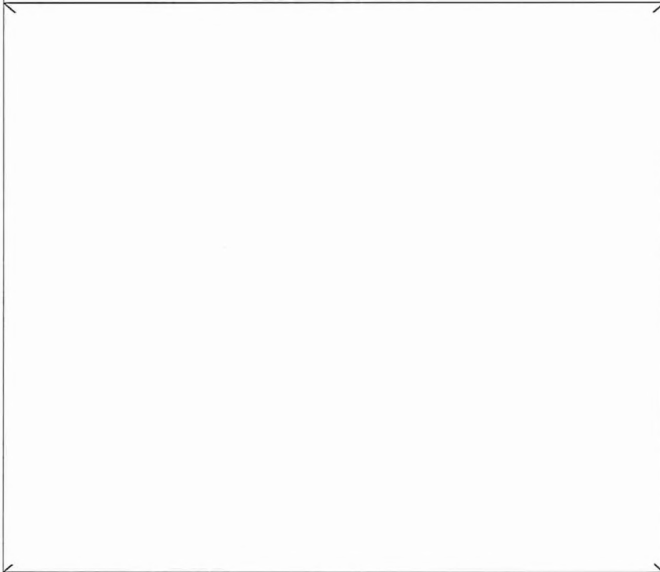
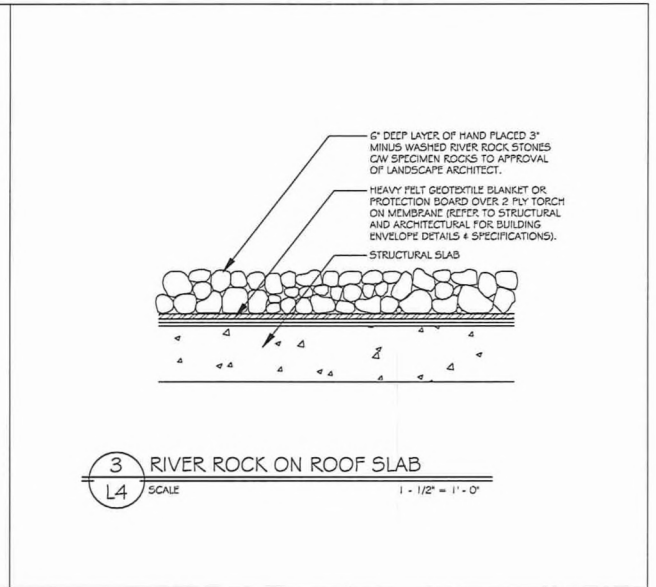
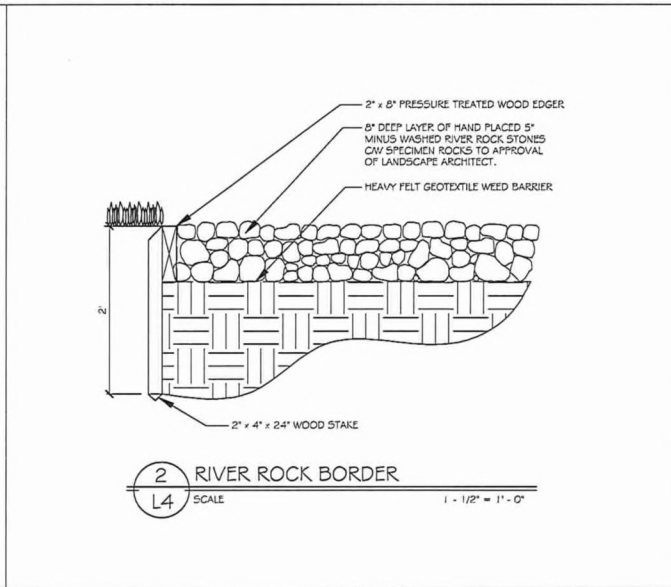
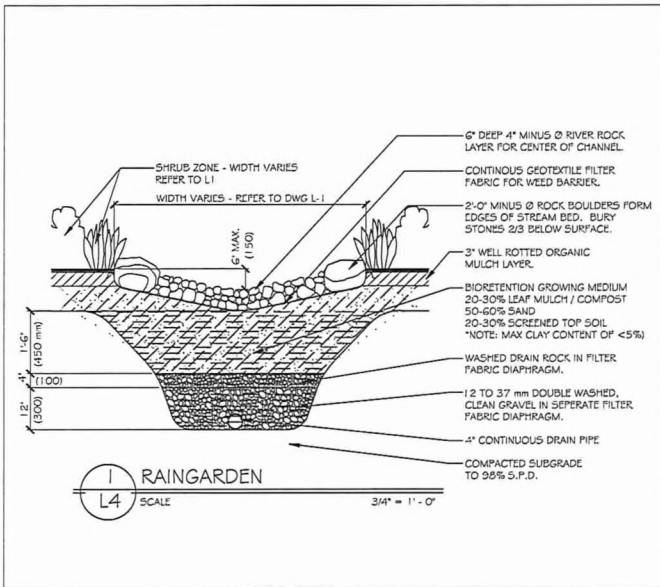
**5 PERMEABLE PAVING**  
SCALE: L3 1-1/2\"/>



**6 IRRIGATION SLEEVE**  
SCALE: L3 1-1/2\"/>

<p><b>FORSITE LANDSCAPE ARCHITECTURE</b> #408-1581H HILLSIDE AVE. VICTORIA, BC V8T 2C1 forsiteland@hotmail.com 250.508.7885</p>	<p>THE DRAWING, SPECIFICATIONS AND MATERIALS LISTED HEREON ARE THE PROPERTY OF FORSITE LANDSCAPE ARCHITECTURE AND SITE PLANNING. NO PART OF THIS DRAWING OR MATERIALS LISTED HEREON IS TO BE REPRODUCED, COPIED, REPRODUCED, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, WITHOUT THE WRITTEN CONSENT OF FORSITE LANDSCAPE ARCHITECTURE AND SITE PLANNING. FORSITE LANDSCAPE ARCHITECTURE AND SITE PLANNING SHALL BE RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED HEREON.</p>	<p>LANDSCAPE ARCH. STAMP</p>	<p>RECEIVED DP 1242 2023-JAN-10</p>	<p>CLIENT Sun Parch Homes Ltd.</p>	<table border="1"> <thead> <tr> <th>REV. DATE</th> <th>NUMBER</th> <th>DESCRIPTION</th> </tr> </thead> <tbody> <tr> <td>17-02-22</td> <td>1</td> <td>ISSUED FOR BUILDING PERMIT</td> </tr> <tr> <td>11-04-22</td> <td>2</td> <td>RE-ISSUED FOR BUILDING PERMIT</td> </tr> <tr> <td>04-10-22</td> <td>3</td> <td>RE-ISSUED FOR BUILDING PERMIT</td> </tr> <tr> <td>11-28-22</td> <td>4</td> <td>REVISED SP</td> </tr> <tr> <td>12-01-22</td> <td>5</td> <td>REVISED BP</td> </tr> <tr> <td>01-09-23</td> <td>6</td> <td>REVISED BP</td> </tr> </tbody> </table>	REV. DATE	NUMBER	DESCRIPTION	17-02-22	1	ISSUED FOR BUILDING PERMIT	11-04-22	2	RE-ISSUED FOR BUILDING PERMIT	04-10-22	3	RE-ISSUED FOR BUILDING PERMIT	11-28-22	4	REVISED SP	12-01-22	5	REVISED BP	01-09-23	6	REVISED BP	<p>DATE: JANUARY 9, 2023 SCALE: AS NOTED</p>	<p>LANDSCAPE DETAILS</p>
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					<p>DRAWN BY: BF/RF</p>	<p><b>L300</b></p>																						

KENNEDY LIVE/WORK  
540 KENNEDY STREET, NANAIMO, BC



**4★SITE**  
LANDSCAPE ARCHITECTURE  
AND SITE PLANNING

FORSITE LANDSCAPE ARCHITECTURE  
#408-1581H HILLSIDE AVE.  
VICTORIA, BC V8T 2C1

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LANDSCAPE ARCH. STAMP

KENNEDY LIVE/WORK

340 KENNEDY STREET, NANAIMO, BC

RECEIVED  
2023-JAN-10

CLIENT

Sun Porch Homes Ltd.

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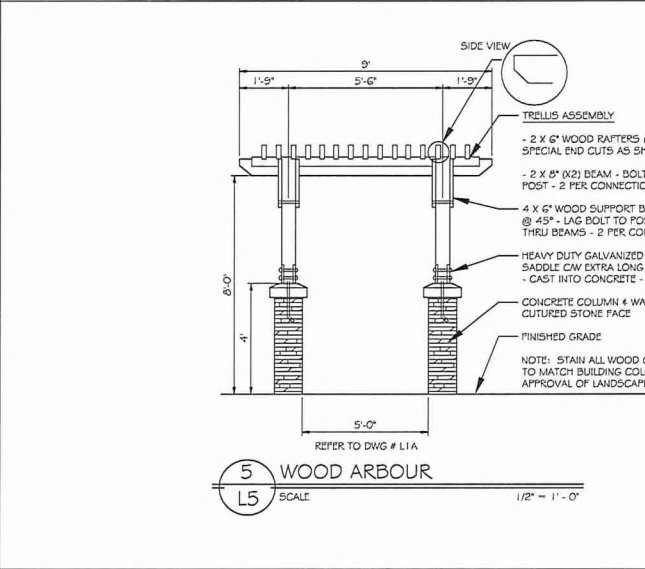
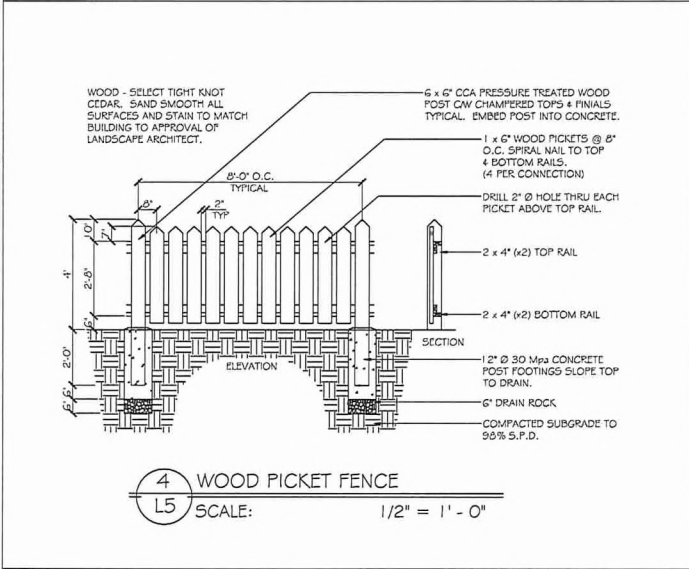
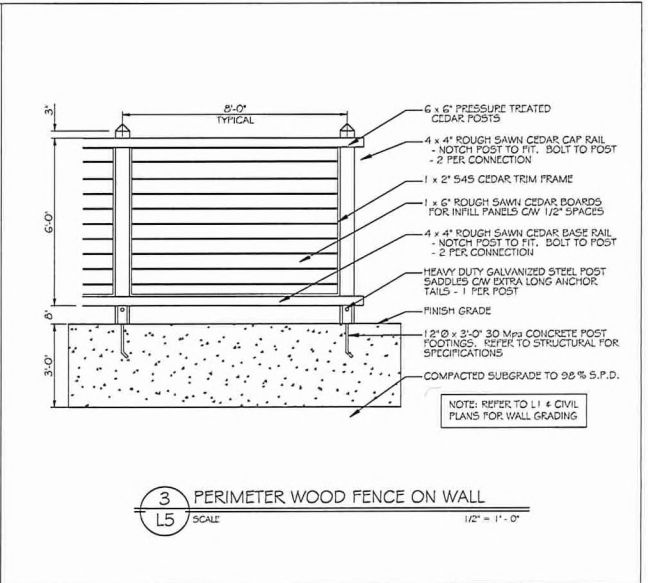
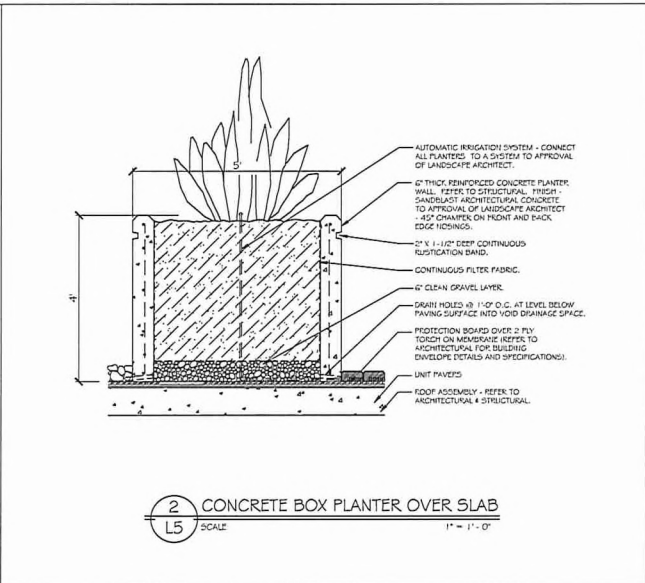
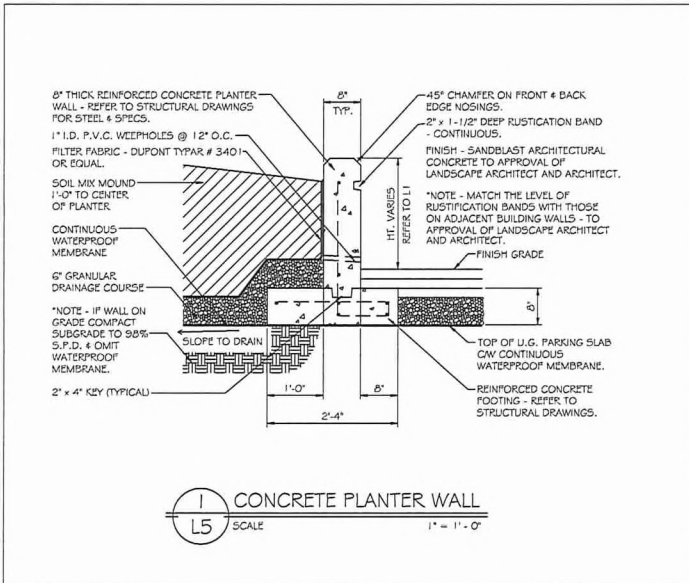
DATE: JANUARY 9, 2023

SCALE: AS NOTED

LANDSCAPE DETAILS

L400

DRAWN BY: BF/RF



<p><b>FORSITE LANDSCAPE ARCHITECTURE</b>                  #408-1581H HILLSIDE AVE.                  VICTORIA, BC V8T 2C1                  forsiteand@hotmail.com                  250.508.7885</p>	<p>THE SERVICES PROVIDED ARE THE PROPERTY OF FORSITE LANDSCAPE ARCHITECTURE AND SITE PLANNING. ANY REPRODUCTION OR DISTRIBUTION OF THESE PLANS WITHOUT THE WRITTEN PERMISSION OF FORSITE LANDSCAPE ARCHITECTURE AND SITE PLANNING IS STRICTLY PROHIBITED.</p>	<p>LANDSCAPE ARCH. STAMP</p>	<p><b>RECEIVED</b>                  DP 1242                  2023-JAN-10</p>	<p>CLIENT                  Sun Parch Homes Ltd.</p>	<table border="1"> <thead> <tr> <th>REV. DATE</th> <th>NUMBER</th> <th>DESCRIPTION</th> </tr> </thead> <tbody> <tr> <td>11-04-22</td> <td>1</td> <td>ISSUED FOR BUILDING PERMIT</td> </tr> <tr> <td>11-04-22</td> <td>2</td> <td>REVISED FOR BUILDING PERMIT</td> </tr> <tr> <td>04-10-22</td> <td>3</td> <td>REVISED FOR BUILDING PERMIT</td> </tr> <tr> <td>11-28-22</td> <td>4</td> <td>REVISED BY</td> </tr> <tr> <td>12-01-22</td> <td>5</td> <td>REVISED BY</td> </tr> <tr> <td>01-04-23</td> <td>6</td> <td>REVISED BY</td> </tr> </tbody> </table>	REV. DATE	NUMBER	DESCRIPTION	11-04-22	1	ISSUED FOR BUILDING PERMIT	11-04-22	2	REVISED FOR BUILDING PERMIT	04-10-22	3	REVISED FOR BUILDING PERMIT	11-28-22	4	REVISED BY	12-01-22	5	REVISED BY	01-04-23	6	REVISED BY	<p>DATE: JANUARY 9, 2023                  SCALE: AS NOTED</p>	<p>LANDSCAPE DETAILS</p>
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