



DEVELOPMENT PERMIT NO. DP001392

1460623 B.C. LTD., INC.NO. BC1460623

Name of Owner(s) of Land (Permittee)

3397 TUNNAH ROAD

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:

**LOT 23 DISTRICT LOT 18 WELLINGTON DISTRICT PLAN 13120
PID NO. 004-703-561**

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 Plan

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.
6. This permit prevails over the provisions of the bylaw in the event of conflict.

CONDITIONS OF PERMIT

1. The subject property shall be developed generally in accordance with the Site and Parking Plan prepared by dHKarchitects, dated 2026-JUN-04, as shown on Schedule B.
2. The subject property shall be developed in substantial compliance with the Building Elevations and Details, prepared by dHKarchitects, dated 2026-JUN-04, as shown on Schedule C.
3. The subject property shall be developed in substantial compliance with the Landscape Plans and Details prepared by Durante Kreuk Ltd. Landscape Architects, dated 2026-FEB-11, as shown on Schedule D.

REVIEWED AND APPROVED ON

July 27, 2026
Date

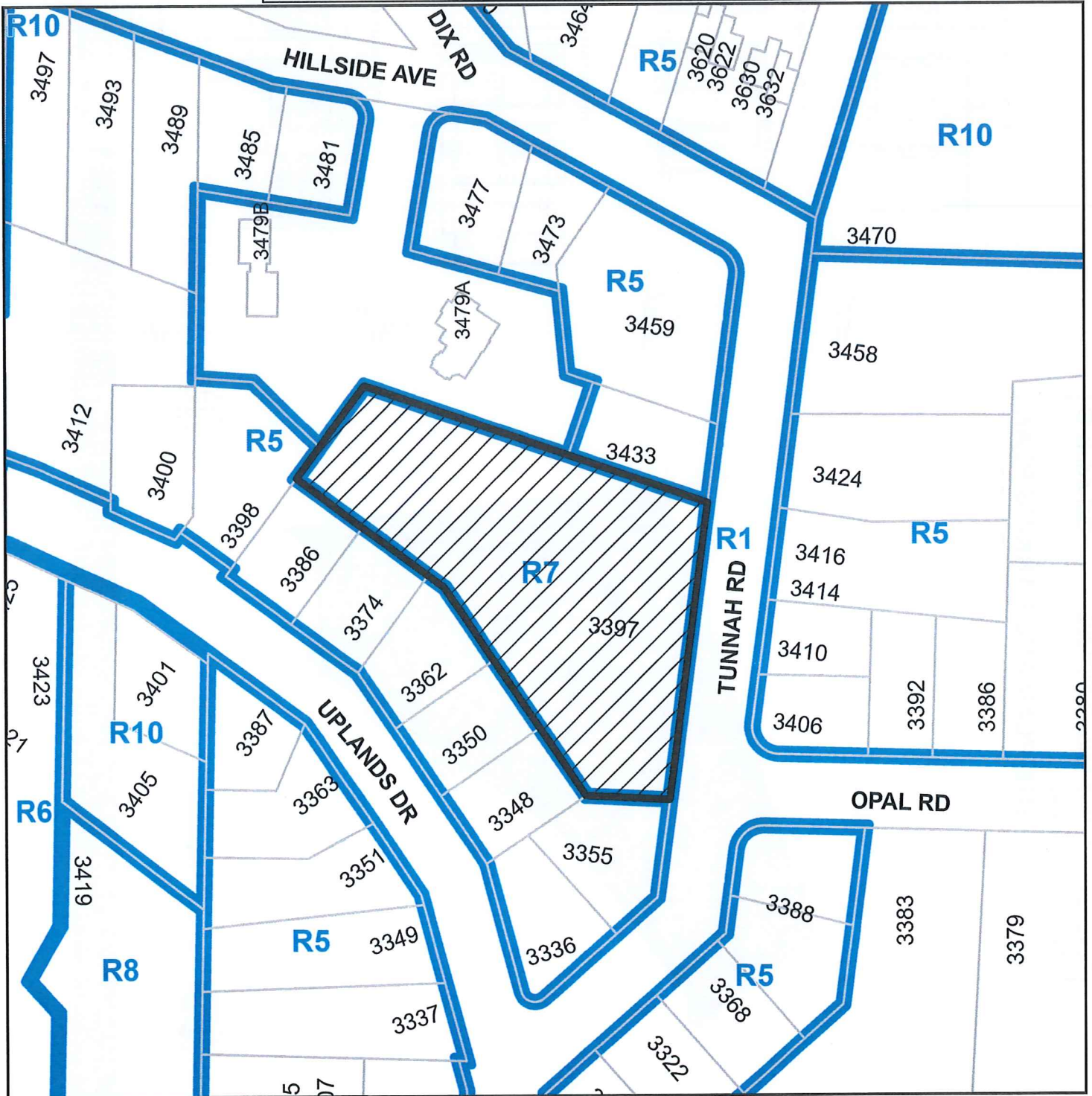

J. Horn, Director
Planning & Development

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

Development Permit No. DP001392
3397 Tunnah Road

Schedule A

SUBJECT PROPERTY MAP



 3397 TUNNAH ROAD

Development Permit No. DP001392

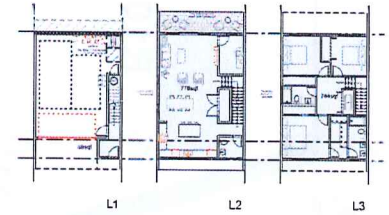
Schedule B

3397 Tunnah Road

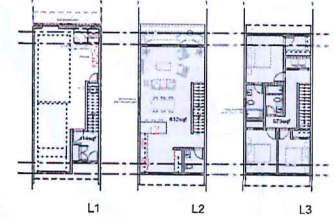
SITE PLAN AND PARKING PLAN



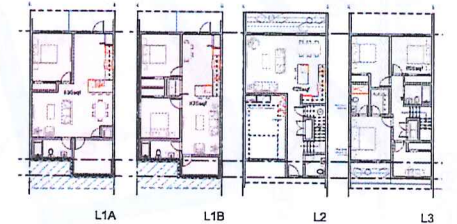
TH TYPE 1 (1651sqf; 153m2)



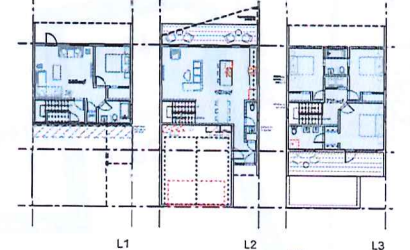
TH TYPE 2 (1401sqf; 130m2)



TH TYPE 3 (2271sqf; 211m2)



TH TYPE 4 (1914sqf; 178m2)



Unit Types
A101 Scale: 1/16" = 1'-0"

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4 June 2026

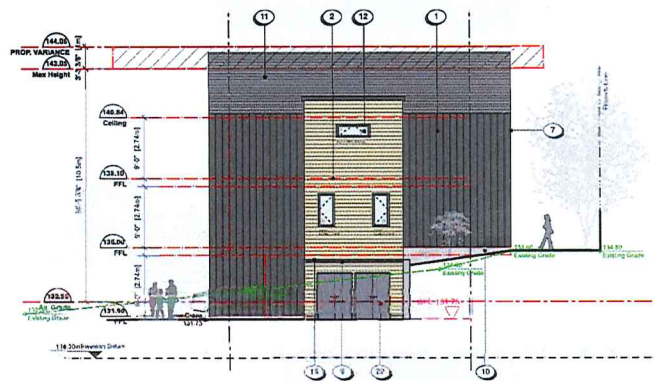
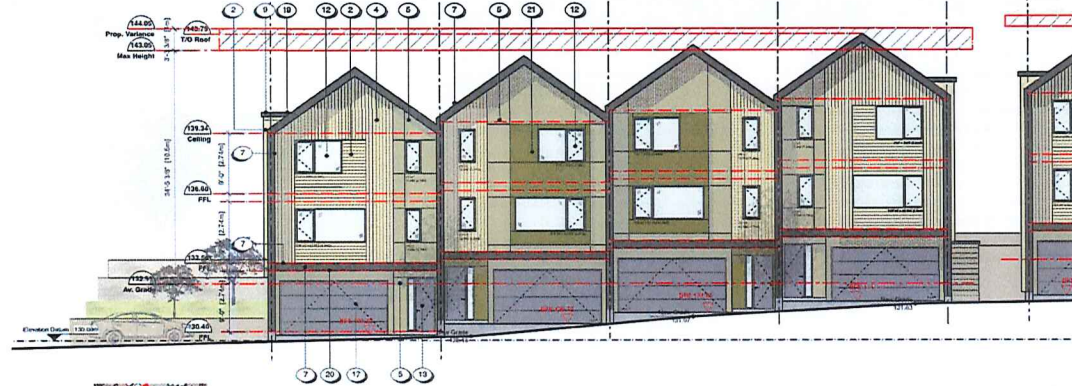
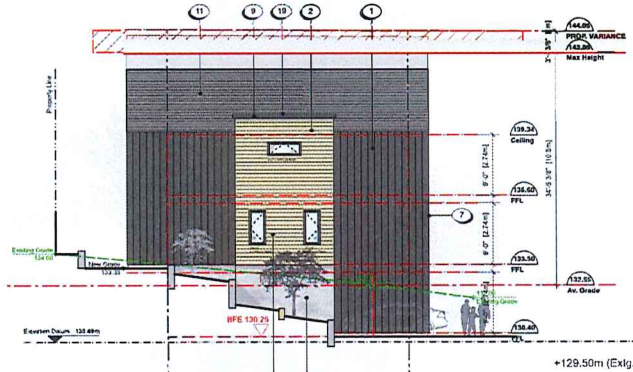
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Site Plan; Project Data A101



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2026-JUN-16

BUILDING ELEVATIONS AND DETAILS



MATERIALS SCHEDULE

- | | |
|--|---|
| 1 FIBRE CEMENT BOARD & BATTEN SIDING - COLOUR: 'TASSEL BARK' | 13 VINYL FRAME SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 2 FIBRE CEMENT HORIZONTAL SHIMLAP PLANK SIDING - COLOUR: 'LIGHT WOOD GRAY' | 14 2 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 3 FIBRE CEMENT HORIZONTAL SHIMLAP PLANK SIDING - COLOUR: 'MONTEREY TAUPÉ' | 15 2 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 4 FIBRE CEMENT VERTICAL SHIMLAP PLANK SIDING - COLOUR: 'LIGHT WOOD GRAY' | 16 4 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 5 FIBRE CEMENT PANEL SIDING - COLOUR: 'MONTEREY TAUPÉ' (FINE SAND FINISH) | 17 OVERHEAD GARAGE DOOR - COLOUR: 'IRON GREY' |
| 6 FIBRE CEMENT PANEL SIDING - COLOUR: 'AGED PEWTER' (FINE SAND FINISH) | 18 CLEAR TEMPERED GLASS QUARTER RAILS WITH ALUMINUM HANDRAIL |
| 7 FIBRE CEMENT PANEL SIDING / FASCIA BOARD - COLOUR: 'TIMBER BARK' | 19 TONGUE & GROOVE MEMBRANE LOW SLOPED / FLAT ROOF - COLOUR: 'IRON GREY' |
| 8 FIBRE CEMENT PANEL SIDING / FASCIA BOARD - COLOUR: 'AGED PEWTER' | 20 VENTILATOR VINYL SOFFIT - COLOUR: 'TIMBER BARK' |
| 9 ALUMINUM CAP & TRIM FLASHING - COLOUR: 'TIMBER BARK' | 21 FIBRE CEMENT PANEL SIDING - COLOUR: 'MOUNTAIN BARK' (FINE SAND FINISH) |
| 10 ARCHITECTURAL CONCRETE | 22 PAINTED METAL DOOR - COLOUR: 'IRON GREY' |
| 11 ROOF SHINGLES - COLOUR: 'ANTIQUE SLATE' | 23 NON-SLIP VINYL DECK MEMBRANE - COLOUR: 'LIGHT GRAY' |
| 12 VINYL FRAME WINDOW - COLOUR: 'IRON GREY' | 24 NON-SLIP FINISHED DECK - COLOUR: 'ANTIQUE SLATE' |

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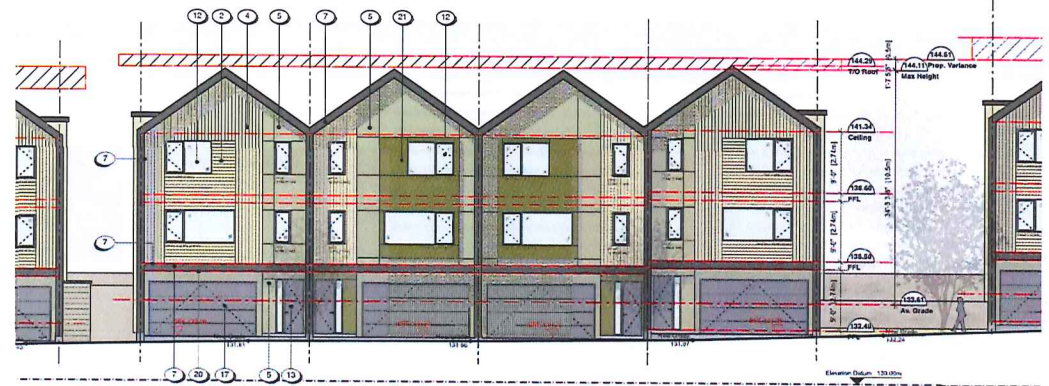
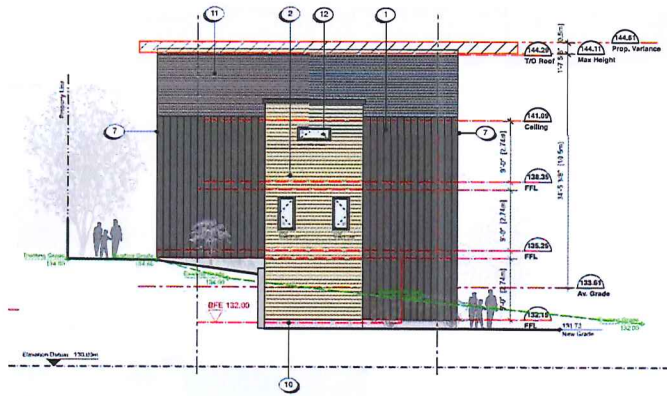
2026-JUN-05

Unit Type 1 (Building 1) Elevations

A301

dHArchitects

dHKA



MATERIALS SCHEDULE

- | | |
|---|---|
| 1 FIBRE CEMENT BOARD & BATTEN SIDING - COLOUR: 'TIMBER BARK' | 15 VINYL FRAME SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 2 FIBRE CEMENT HORIZONTAL SHIPLAP PLANK SIDING - COLOUR: 'LIGHT WOOD GRAIN' | 16 2 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 3 FIBRE CEMENT HORIZONTAL SHIPLAP PLANK SIDING - COLOUR: 'MONTEREY TAUPÉ' | 17 3 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 4 FIBRE CEMENT VERTICAL SHIPLAP PLANK SIDING - COLOUR: 'LIGHT WOOD GRAIN' | 18 4 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 5 FIBRE CEMENT PANEL SIDING - COLOUR: 'MONTEREY TAUPÉ' (FINE SAND FINISH) | 19 OVERHEAD GARAGE DOOR - COLOUR: 'IRON GREY' |
| 6 FIBRE CEMENT PANEL SIDING - COLOUR: 'AGED PEWTER' (FINE SAND FINISH) | 20 CLEAR TEMPERED GLASS GUARDRAILS WITH ALUMINUM HANDRAIL |
| 7 FIBRE CEMENT PANEL SIDING / FASCIA BOARD - COLOUR: 'TIMBER BARK' | 21 TORCHED MEMBRANE LOW SLOPED / FLAT ROOF - COLOUR: 'IRON GREY' |
| 8 FIBRE CEMENT PANEL SIDING / FASCIA BOARD - COLOUR: 'AGED PEWTER' | 22 VENTED VINYL SOFFIT - COLOUR: 'TIMBER BARK' |
| 9 ALUMINUM CAP & TRIM FLASHING - COLOUR: 'TIMBER BARK' | 23 FIBRE CEMENT PANEL SIDING - COLOUR: 'MOUNTAIN SAGE' (FINE SAND FINISH) |
| 10 ARCHITECTURAL CONCRETE | 24 PAINTED METAL DOOR - COLOUR: 'IRON GREY' |
| 11 ROOF SHINGLES - COLOUR: 'ANTIQUE SLATE' | 25 NON-SLIP VINYL DECK MEMBRANE - COLOUR: 'LIGHT GREY' |
| 12 VINYL FRAME WINDOW - COLOUR: 'IRON GREY' | 26 NON-SLIP PAVED DECK - COLOUR: 'ANTIQUE SLATE' |

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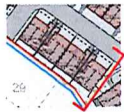
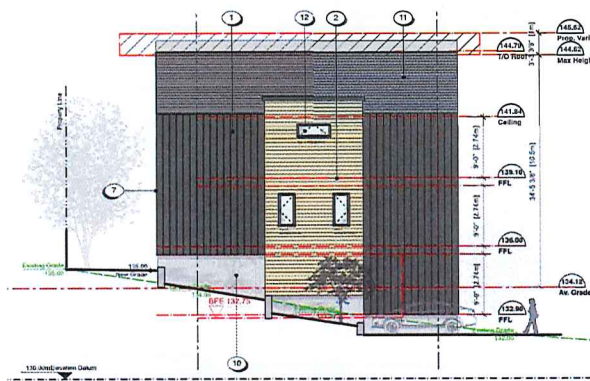
Unit Type 1 (Building 2) Elevations

A302

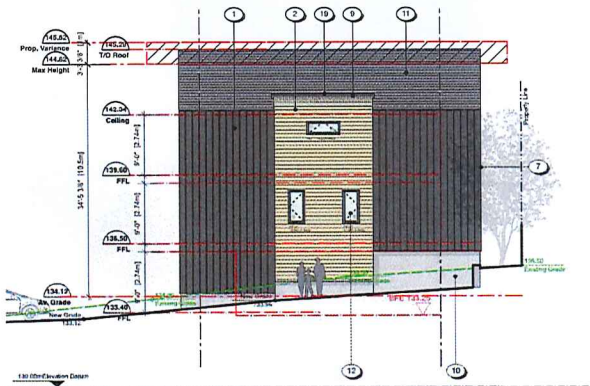


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1 SE Elevation (Building 3A)
A303 Scale: 1:100



3 NW Elevation (Building 3D)
A303 Scale: 1:100



2 NE Elevation (Building 3)
A303 Scale: 1:100



4 SW Elevation (Building 3)
A303 Scale: 1:100

MATERIALS SCHEDULE

- | | |
|--|---|
| 1 FIBRE CEMENT BOARD & BATTEN SIDING - COLOUR: 'TIMBER BARK' | 13 VINYL FRAME SWING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 2 FIBRE CEMENT HORIZONTAL SHIPLAP PLANK SIDING - COLOUR: 'LIGHT WOOD GRAY' | 14 2 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 3 FIBRE CEMENT VERTICAL SHIPLAP PLANK SIDING - COLOUR: 'MONTEREY TAUPÉ' | 15 3 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 4 FIBRE CEMENT VERTICAL SHIPLAP PLANK SIDING - COLOUR: 'LIGHT WOOD GRAY' | 16 4 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 5 FIBRE CEMENT PANEL SIDING - COLOUR: 'MONTEREY TAUPÉ' (FINE SAND FINISH) | 17 OVERHEAD GARAGE DOOR - COLOUR: 'IRON GREY' |
| 6 FIBRE CEMENT PANEL SIDING - COLOUR: 'AGED PEWTER' (FINE SAND FINISH) | 18 CLEAR TEMPERED GLASS GUARDRAILS WITH ALUMINUM HANDRAIL |
| 7 FIBRE CEMENT PANEL SIDING / FASCIA BOARD - COLOUR: 'TIMBER BARK' | 19 TORCHED MEMBRANE LOW SLOPED / FLAT ROOF - COLOUR: 'IRON GREY' |
| 8 ALUMINUM CAP & TRIM FLASHING - COLOUR: 'TIMBER BARK' | 20 VENTED VINYL SOFFIT - COLOUR: 'TIMBER BARK' |
| 9 ARCHITECTURAL CONCRETE | 21 FIBRE CEMENT PANEL SIDING - COLOUR: 'MOUNTAIN SAGE' (FINE SAND FINISH) |
| 10 ROOF SHINGLES - COLOUR: 'ANTIQUE SLATE' | 22 PAINTED METAL DOOR - COLOUR: 'IRON GREY' |
| 11 VINYL FRAME WINDOW - COLOUR: 'IRON GREY' | 23 NON-SLIP VINYL DECK MEMBRANE - COLOUR: 'LIGHT GREY' |
| | 24 NON-SLIP PAVED DECK - COLOUR: 'ANTIQUE SLATE' |

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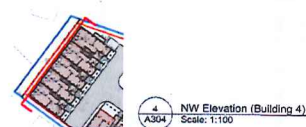
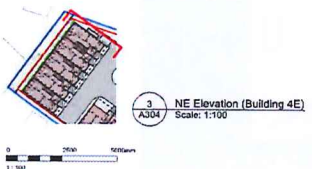
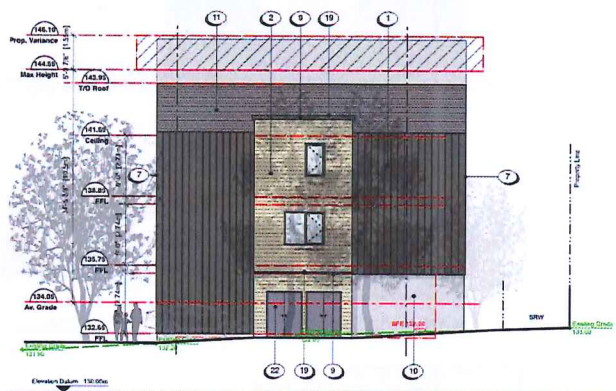
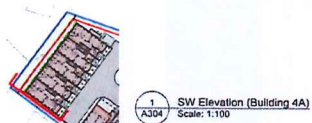
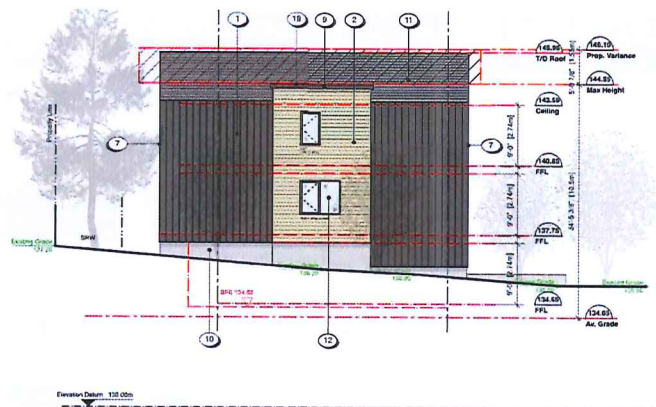
Unit Type 1 (Building 3) Elevations

A303



dhKarchitects





MATERIALS SCHEDULE

- | | |
|---|---|
| 1 FIBRE CEMENT BOARD & BATTEN SIDING - COLOUR: 'TIMBER BARK' | 13 VINYL FRAME SWING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 2 FIBRE CEMENT HORIZONTAL SHIPLAP PLANK SIDING - COLOUR: 'LIGHT WOOD GRAIN' | 14 2 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 3 FIBRE CEMENT HORIZONTAL SHIPLAP PLANK SIDING - COLOUR: 'MONTEREY TAUPÉ' | 15 3 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 4 FIBRE CEMENT VERTICAL SHIPLAP PLANK SIDING - COLOUR: 'LIGHT WOOD GRAIN' | 16 4 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 5 FIBRE CEMENT PANEL SIDING - COLOUR: 'MONTEREY TAUPÉ' (FINE SAND FINISH) | 17 OVERHEAD GARAGE DOOR - COLOUR: 'IRON GREY' |
| 6 FIBRE CEMENT PANEL SIDING - COLOUR: 'AGED PEWTER' (FINE SAND FINISH) | 18 CLEAR TEMPERED GLASS GUARDRAILS WITH ALUMINUM HANDRAIL |
| 7 FIBRE CEMENT PANEL SIDING / FASCIA BOARD - COLOUR: 'TIMBER BARK' | 19 TORCHED MEMBRANE LOW SLOPED / FLAT ROOF - COLOUR: 'IRON GREY' |
| 8 FIBRE CEMENT PANEL SIDING / FASCIA BOARD - COLOUR: 'AGED PEWTER' | 20 VENTED VINYL SOFFIT - COLOUR: 'TIMBER BARK' |
| 9 ALUMINUM CAP & TRIM / FLASHING - COLOUR: 'TIMBER BARK' | 21 FIBRE CEMENT PANEL SIDING - COLOUR: 'MOUNTAIN SAGE' (FINE SAND FINISH) |
| 10 ARCHITECTURAL CONCRETE | 22 PAINTED METAL DOOR - COLOUR: 'IRON GREY' |
| 11 ROOF SHINGLES - COLOUR: 'ANTIQUE SLATE' | 23 NON-SLIP VINYL DECK MEMBRANE - COLOUR: 'LIGHT GREY' |
| 12 VINYL FRAME WINDOW - COLOUR: 'IRON GREY' | 24 NON-SLIP FINISH DECK - COLOUR: 'ANTIQUE SLATE' |

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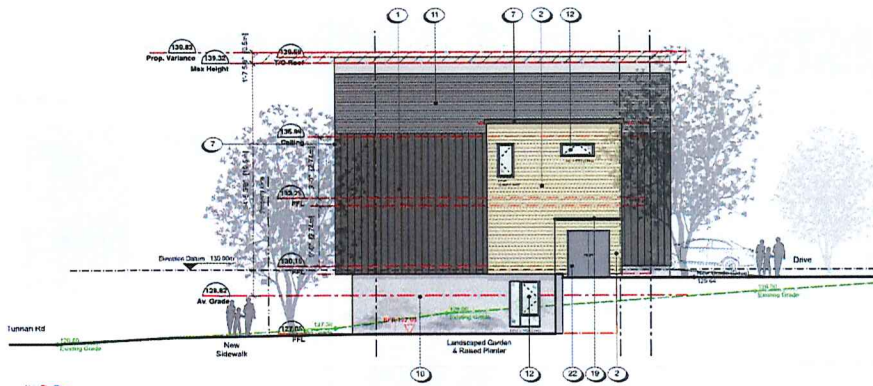
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Unit Type 2 (Building 4) Elevations

A304

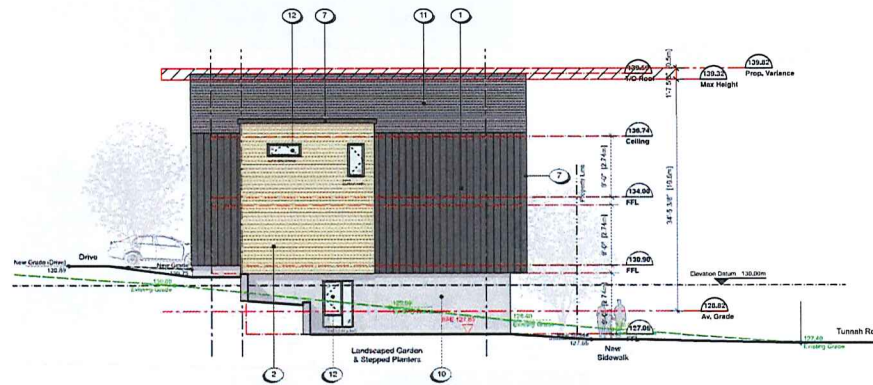




1 NE Elevation (Building 5A)
A305 Scale: 1:100



2 NW Elevation (Building 5)
A305 Scale: 1:100



3 SW Elevation (Building 5C)
A305 Scale: 1:100



4 SE Elevation (Building 5)
A305 Scale: 1:100

MATERIALS SCHEDULE

- 1 FIBRE CEMENT BOARD & BATTEN SIDING - COLOUR: 'TIMBER BARK'
- 2 FIBRE CEMENT HORIZONTAL SHIPLAP PLANK SIDING - COLOUR: 'LIGHT WOOD GRAY'
- 3 FIBRE CEMENT HORIZONTAL SHIPLAP PLANK SIDING - COLOUR: 'MONTEREY TAUPÉ'
- 4 FIBRE CEMENT VERTICAL SHIPLAP PLANK SIDING - COLOUR: 'LIGHT WOOD GRAY'
- 5 FIBRE CEMENT PANEL SIDING - COLOUR: 'MONTEREY TAUPÉ' (FINE SAND FINISH)
- 6 FIBRE CEMENT PANEL SIDING - COLOUR: 'AGED PEWTER' (FINE SAND FINISH)
- 7 FIBRE CEMENT PANEL SIDING / FASCIA BOARD - COLOUR: 'TIMBER BARK'
- 8 FIBRE CEMENT PANEL SIDING / FASCIA BOARD - COLOUR: 'AGED PEWTER'
- 9 ALUMINIUM CAP & TRIM FLASHING - COLOUR: 'TIMBER BARK'
- 10 ARCHITECTURAL CONCRETE
- 11 ROOF SHINGLES - COLOUR: 'ANTIQUE SLATE'
- 12 VINYL FRAME WINDOW - COLOUR: 'IRON GREY'
- 13 VINYL FRAME SWING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY'
- 14 2 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY'
- 15 3 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY'
- 16 4 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY'
- 17 OVERHEAD GARAGE DOOR - COLOUR: 'IRON GREY'
- 18 CLEAR TEMPERED GLASS GUARDRAILS WITH ALUMINIUM HANDRAIL
- 19 TORCHED MEMBRANE LOW SLOPED / FLAT ROOF - COLOUR: 'IRON GREY'
- 20 VENTED VINYL SOFFIT - COLOUR: 'TIMBER BARK'
- 21 FIBRE CEMENT PANEL SIDING - COLOUR: 'MOUNTAIN SAGE' (FINE SAND FINISH)
- 22 PAINTED METAL DOOR - COLOUR: 'IRON GREY'
- 23 NON-SLIP VINYL DECK MEMBRANE - COLOUR: 'LIGHT GREY'
- 24 NON-SLIP VINYL DECK - COLOUR: 'NATURAL STONE'



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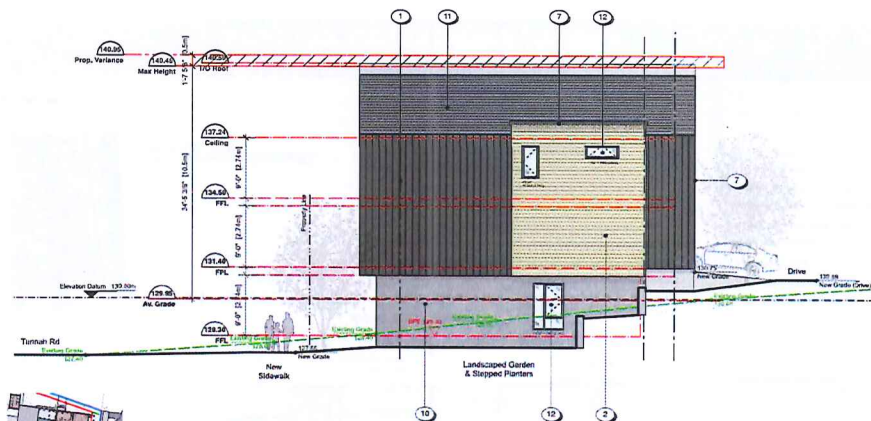
Unit Type 3 (Building 5) Elevations

A305



dHK Architects

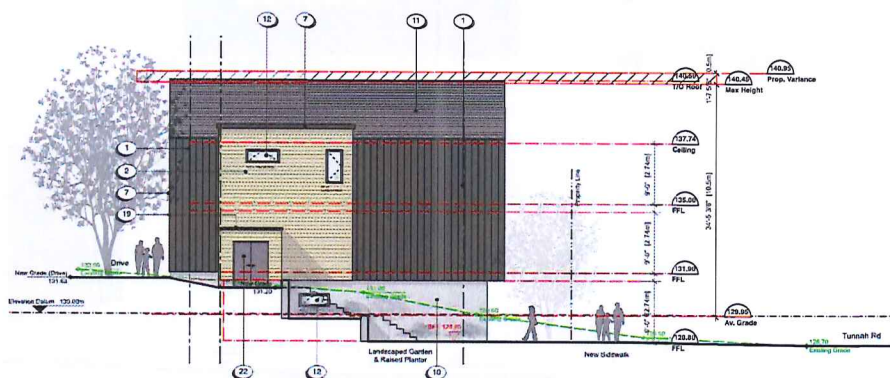




1 NE Elevation (Building 6A)
Scale: 1:100



2 NW Elevation (Building 6)
Scale: 1:100



3 SW Elevation (Building 6C)
Scale: 1:100



4 SE Elevation (Building 6)
Scale: 1:100

MATERIALS SCHEDULE

- | | |
|---|---|
| 1 FIBRE CEMENT BOARD & BATTEN SIDING - COLOUR: 'TIMBER BARK' | 13 VINYL FRAME SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 2 FIBRE CEMENT HORIZONTAL SHIP-LAP PLANK SIDING - COLOUR: 'LIGHT WOOD GRAY' | 14 2 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 3 FIBRE CEMENT HORIZONTAL SHIP-LAP PLANK SIDING - COLOUR: 'MONTEREY TALPE' | 15 3 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 4 FIBRE CEMENT VERTICAL SHIP-LAP PLANK SIDING - COLOUR: 'LIGHT WOOD GRAY' | 16 4 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY' |
| 5 FIBRE CEMENT PANEL SIDING - COLOUR: 'MONTEREY TALPE' (FINE SAND FINISH) | 17 OVERHEAD GARAGE DOOR - COLOUR: 'IRON GREY' |
| 6 FIBRE CEMENT PANEL SIDING - COLOUR: 'AGED PEWTER' (FINE SAND FINISH) | 18 CLEAR TEMPERED GLASS GUARDRAILS WITH ALUMINUM HANDRAIL |
| 7 FIBRE CEMENT PANEL SIDING / FASCIA BOARD - COLOUR: 'TIMBER BARK' | 19 TORCHED MEMBRANE LOW SLOPED / FLAT ROOF - COLOUR: 'IRON GREY' |
| 8 FIBRE CEMENT PANEL SIDING / FASCIA BOARD - COLOUR: 'AGED PEWTER' | 20 VENTED VINYL SOFFIT - COLOUR: 'TIMBER BARK' |
| 9 ALUMINUM CAP & TRIM FLASHING - COLOUR: 'TIMBER BARK' | 21 FIBRE CEMENT PANEL SIDING - COLOUR: 'MOUNTAIN SAGE' (FINE SAND FINISH) |
| 10 ARCHITECTURAL CONCRETE | 22 PAINTED METAL DOOR - COLOUR: 'IRON GREY' |
| 11 ROOF SHINGLES - COLOUR: 'ANTIQUE SLATE' | 23 NON-SLIP VINYL DECK MEMBRANE - COLOUR: 'LIGHT GREY' |
| 12 VINYL FRAME WINDOW - COLOUR: 'IRON GREY' | 24 NON-SLIP PAVED DECK - COLOUR: 'NATURAL STONE' |

Nanaimo BC
4 June 2026

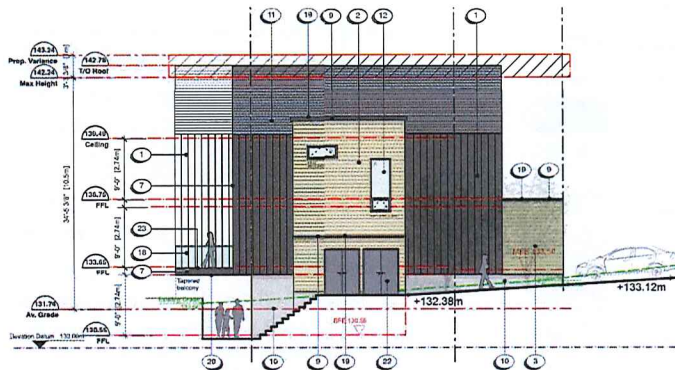
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Unit Type 3 (Building 6) Elevations

A306





MATERIALS SCHEDULE

- 1 FIBRE CEMENT BOARD & BATCH SIDING - COLOUR: 'TIMBER BARK'
- 2 FIBRE CEMENT HORIZONTAL SHIPLAP PLANK SIDING - COLOUR: 'LIGHT WOOD GRAIN'
- 3 FIBRE CEMENT HORIZONTAL SHIPLAP PLANK SIDING - COLOUR: 'MONTEREY TAUPÉ'
- 4 FIBRE CEMENT VERTICAL SHIPLAP PLANK SIDING - COLOUR: 'LIGHT WOOD GRAIN'
- 5 FIBRE CEMENT PANEL SIDING - COLOUR: 'MONTEREY TAUPÉ' (FINE SAND FINISH)
- 6 FIBRE CEMENT PANEL SIDING - COLOUR: 'AGED PEWTER' (FINE SAND FINISH)
- 7 FIBRE CEMENT PANEL SIDING / FASCIA BOARD - COLOUR: 'TIMBER BARK'
- 8 FIBRE CEMENT PANEL SIDING - COLOUR: 'MONTEREY TAUPÉ' (FINE SAND FINISH)
- 9 ALUMINUM CAP & TRIM FLASHING - COLOUR: 'TIMBER BARK'
- 10 ARCHITECTURAL CONCRETE
- 11 ROOF SHINGLES - COLOUR: 'ANTIQUE SLATE'
- 12 VINYL FRAME WINDOW - COLOUR: 'IRON GREY'
- 13 VINYL FRAME SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY'
- 14 2 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY'
- 15 3 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY'
- 16 4 PANEL VINYL SLIDING DOOR WITH TEMPERED GLASS - COLOUR: 'IRON GREY'
- 17 OVERHEAD GARAGE DOOR - COLOUR: 'IRON GREY'
- 18 CLEAR TEMPERED GLASS GUARDRAILS WITH ALUMINUM HANDRAIL
- 19 TORCHED MEMBRANE LOW SLOPED / FLAT ROOF - COLOUR: 'IRON GREY'
- 20 VENTED VINYL SOFFIT - COLOUR: 'TIMBER BARK'
- 21 FIBRE CEMENT PANEL SIDING - COLOUR: 'MOUNTAIN SAGE' (FINE SAND FINISH)
- 22 PAINTED METAL DOOR - COLOUR: 'IRON GREY'
- 23 NON-SLIP VINYL DECK MEMBRANE - COLOUR: 'LIGHT GREY'
- 24 NON-SLIP PAVED DECK - COLOUR: 'NATURAL STONE'

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2026-JUN-05 Unit Type 4 (Building 7) Elevations

A307



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4 June 2026

LANDSCAPE PLAN AND DETAILS

DRAWING LIST

SHEET	DRAWING TITLE	SCALE
L-0.00	COVER SHEET	1:200
L-1.00	OVERALL SITE PLAN	1:100
L-1.01	WEST PLAN	1:100
L-1.02	EAST PLAN	1:100
L-1.03	SOUTH PLAN	1:100
L-2.01	PLANTING PLAN	1:200
L-3.01	SECTIONS	AS SHOWN
L-4.01	DETAILS	AS SHOWN
L-4.02	DETAILS	AS SHOWN
L-5.02	PLANTING PLAN	1:200

GENERAL NOTES

1. Refer to architecture drawings for all walls and steel layout and elevations unless otherwise noted.
2. Refer to electrical drawings for all final landscape lighting layout and specifications.
3. Refer to architecture and mechanical drawings for all drain locations and rim elevations.
4. Refer to arborist drawings for all tree retention and removal information.
5. Refer to civil drawings for all grading and utility information.
6. Refer to survey drawings for all existing or site services and survey symbols.
7. City of Nanaimo: For all location specific and site to be determined by City of Nanaimo Public Works Department contact a public.works@nanaimo.ca

PRODUCT - MATERIAL NOTES

1. All materials to be as specified or pre-approved equivalent.
2. All materials and products to be installed per manufacturer's specifications.

LANDSCAPE NOTES

1. All work shall meet or exceed the requirements as outlined in the current Edition of the Canadian Landscape Standard.
2. Plant size and rate of growth shall be as specified according to the Canadian Landscape Standard. For container plants, all plants shall be as specified in the plan. For all plants to be specified in the plan, the plant shall be as specified in the plan. For all plants to be specified in the plan, the plant shall be as specified in the plan.
3. All plants to be specified in the plan shall be as specified in the plan. For all plants to be specified in the plan, the plant shall be as specified in the plan.
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IRRIGATION NOTES

1. All landscape areas to be irrigated with a high efficiency design/drainage irrigation system complete with Rain and Wind Sensor.
2. The irrigation system design and installation shall be in accordance with the Irrigation Industry of BC Standard and Guidelines.
3. System design and installation shall take into account all relevant differences and/or variations and/or factors affecting zoning and/or operation of the system to minimize evapotranspiration and water loss.
4. System design shall provide for uniform complete 'Head to Head' coverage of all lawns and planters areas.
5. Contractor shall be responsible to provide 'SOF' DRAWINGS and minimum of 2 weeks prior to installation or any irrigation to review and approval.
6. Should the contractor proceed without approval any modifications to the irrigation system as directed by the Landscape Architect shall be at a contractor cost.
7. Lawns shall be irrigated at separate zones from planter areas.
8. Contractor shall be located in the mechanical room.
9. PUMP: A Substantive Performance contract shall require a maintenance and/or Operator's manual containing operation information to a company competent to carry out the scheduled maintenance and/or Operator's manual.
10. Pump Drawings: Submit with the operating and maintenance manual a reproduction copy of the AS-BUILT contract of the system.
11. Contractor shall include a design/representative of the Owner in the complete design and maintenance procedure for the irrigation system including winterizing to the full time with the designated representative observing.
12. Use PVC Schedule 40 PVC designed to solvent weld to PVC pipe except when valves, risers etc. require threaded joints.
13. Provide sleeve under all hard surfaces and as required through walls.
14. Solenoid valves shall be first quality compatible with the controller selected.
15. Valve boxes shall be reinforced plastic boxes manufactured specifically to landscape irrigation companies will capacity and box cover size of all valves and other components will adequate room for operation and maintenance.

MATERIALS LEGEND

01	CIF CONCRETE BROOK FINISH WITH SAWCUT AS SHOWN
02	UNIT PAVERS 8" x 16" x 18mm COLOUR Natural PATTERN Running Bond
03	UNIT ENTRANCES PERMEABLE PAVERS 8" x 16" x 18mm & Vario COLOUR Midnight PATTERN Herringbone
04	SLAB PAVERS 600 x 600 x 50mm COLOUR NATURAL
05	PRIVATE PATIOS CRUSHED AGGREGATE CENTRAL SHARE SPACE AND PATHWAY BEHIND BUILDING 7
06	STAMPEE ASPHALT ALONG ASPHALT ROAD
07	WOOD FIBER ALONG RAIL GARDENS
08	DECKING PRIVATE RAISED DECKS A' BUILDING 3
09	RIVER ROCK BUSHWALL AND RAIL GARDEN DRIFT STRIPS
10	NEW PLANTING REFER TO PLANT LIST
11	SODDED LAWN
12	HEDGES REFER TO PLANT LIST

FURNISHINGS LEGEND

01	WOOD BENCHES CUSTOM DESIGN
02	BIKE RACK MAGLIP ICONIC BIKE RACK
03	WASTI RECEPTACLE MAGLIP 60X SERIES
04	PLAZA TABLE SEATING MAGLIP FAV CLUSTER SEATING
05	BOULDER GRIZZLY GRANITE
06	BALANCE LOG
07	FENCING 6 FT WOOD PRIVACY FENCE

LIGHTING LEGEND

01	STRI LIGHT SELUD PEETA
02	LIGHTING BOLLARD SELUD INULA

PLANT LIST

TREE	QTY	SCIENTIFIC NAME	COMMON NAME	SIZE SPECIFIC
01	9	Ace circinata	Vine Maple	5m cal. B&B
02	2	Ace macrophylla	Big Leaf Maple	6m cal. B&B
03	8	Ace rubrum	Red Maple Swampy Maple	6m cal. B&B
04	5	Alnus rubra	Red Alder	6m cal. B&B
05	3	Catalpa speciosa	Northern Catalpa	7m cal. B&B
06	12	Cornus kousa	Kousa Dogwood Japanese Dogwood	6m cal. B&B
07	14	Magnolia 'Butterflies'	Butterfly Magnolia	6m cal. specimen
08	3	Malus 'domestic' 'Red Delicious'	Red Delicious Apple	5m cal 1 ft go pot
09	5	Picea omorika	Serbian Spruce	6m cal. B&B
10	6	Pinus contorta var contorta	Shore Pine	3m ht B&B
11	1	Prunus 'Bing Cherry'	Bing Sweet Cherry	1 ft cal 1 ft go pot
12	2	Pyrus pyrifolia 'Shinsekai'	Shinsekai Asian Pear	

SHRUBS	QTY	SCIENTIFIC NAME	COMMON NAME	SIZE SPECIFIC
01	102	Azalea 'Gump White'	Gump White Azalea	# Po 24 O.C.
02	13	Berberis thunbergii	Japanese Barberry	# po 12 O.C.
03	9	Choisy temata	Mexican Orange Blossom	# po 24 O.C.
04	129	Erica carnea 'Springwood White'	Springwood White Heather	# po 16 O.C.
05	98	Gaultheria shallon	Lemon Leaf	# po 24 O.C.
06	14	Hydrangea arborescens 'Annabelle'	Annabelle Hydrangea	# pot 36 o.c.
07	97	Lavandula angustifolia 'Blue Cushion'	Blue Cushion Lavender	# po 24 O.C.
08	116	Lonicera pileata	Prive honeysuckle	# po 42 O.C.
09	47	Mahonia nervosa	Longleaf Mahonia	# po 24 O.C.
10	23	Ribes sanguineum	Red Flowery Currant	# pot 36 o.c.
11	37	Sarcococca confusa	Sweet Box	# po 24 O.C.
12	18	Spiraea betulifolia 'Tor'	To Birchleaf Spirea	# pot 30"o.c.
13	74	Taxus 'modi' Hillii (Mali Plant: Only)	Hillii Yew	4 ht B&B 18 O.C.
14	49	Viburnum davidii	Davis Viburnum	# pot 30 O.C.

GROUNDCOVERS GRASSES FERNS VINES	QTY	SCIENTIFIC NAME	COMMON NAME	SIZE SPECIFIC
01	197	Carex morrow 'for Dance'	for Dance Japanese Sedge	# po 12 o.c.
02	38	Echinacea purpurea	Purple Coneflower	# po 24 O.C.
03	13	Festuca glauca 'Elizaj Blue'	Blue Fescue	# pot 12"o.c.
04	137	Helictotrichon sempervirens	Blue Oak Grass	# po 30 O.C.
05	172	Heuchera 'Amber Waves'	Amber Waves Coral Bells	# pot 12"o.c.
06	5	Iberis sempervirens	Evergreen Candytuft	# po 14 O.C.
07	60	Polystichum munitum	Hart Shiel Fern	# po 30 O.C.
08	21	Sedum spathulifolium 'Purpureum'	Broad-leafed Stonecrop	4"110cm pot
09	129	Stipa tenuissima	Mexican Feather Grass	# po 24 O.C.



4	2025-02-11	Issue to City Response MP
5	2025-01-27	Issue to Review MP
2	2025-01-08	Issue to City MP
1	2025-01-08	Issue to City MP

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DURANTE KREIB LTD LANDSCAPE ARCHITECTS
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1 (604) 681-8871 1 (604) 681-8872 www.dk.ca

Project
3397 Tunnah Road

3397 Tunnah Road Nanaimo
BC
V9 2V8

Drawn by:	MP
Checked by:	SV
Date:	2025-01-08
Scale:	1:200
Drawn Title:	

COVEF SHEET

Project No:
25025
Sheet No:

L-0.00



4	2024-02-11	Issue to City Response	MP
3	2024-01-27	Internal Review	MP
2	2023-07-06	Issue to DP	MP

Rev: [] Date: [] Item: [] By: []

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 DURANTE KREUP LTD. LANDSCAPE ARCHITECTS
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 I 604.684.0271 I 604.684.0272 www.dk43c.ca
 Client:

Project:
339' Tunnel Road

**339' Tunnel Road Nanaimo
 BC
 V9' 2V8**

Drawn by: MP
 Checked by: DV
 Date: 2025-01-30
 Scale: 1:200
 Drawing Title:

OVERALL SITE PLAN

Project No.:
25025
 Sheet No.:

L-1.00

KEY MAP



4	2025-02-11	Issue to City Response	MP
3	2025-01-27	Internal Review	MP
2	2025-07-08	Issue to DP	MP

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Client:

Project:

339, Tunnel Road

**339, Tunnel Road Nanaimo
 BC
 V9 2V8**

Drawn by: MP

Checked by: SV

Date: 2025-01-30

Scale: 1:120

Display Title:

WES PLAN

Project No.: 25025

Sheet No.:

L-1.01



Naturalize Wild Adventur Zone
Stormwater Management
Stepping Stones
Balancing Logs
Grillage
Dr. Beitzel's wild run off



4	2025-02-11	Issue to City Response	MP
3	2025-01-27	Internal Review	MP
2	2025-07-08	Issue to CP	MP
no.	date	item	by

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1 604.684.4511 1 604.684.0577 www.dkla.bc.ca

Client:

Project:

339: Tunnal Road

3397 Tunnel Road Nanaimo
BC
V9T 2V8

Draw by: NP

Checked by SV

Date: 2016-01-30

Scale: 1:120

Drawing Title:

EAST PLAN

Projac No.:
25025

Shee No. :

L-1.02



4 2025-02-11 Issue to City Response MP
3 2025-01-27 Internal Review MP
2 2025-07-08 Issue to City MP

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Client:

Project:

339' Tunnel Road

**339' Tunnel Road Nanaimo
BC
V9' 2V8**

Drawn by: MP

Checked by: SV

Date: 2025-01-30

Scale: 1:200

Drawn Title:

PLANTING PLAN

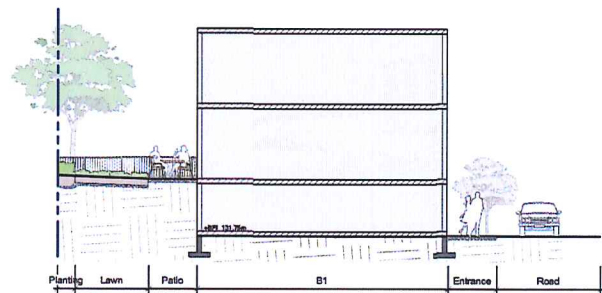
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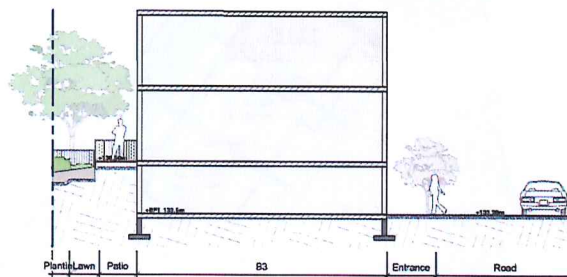
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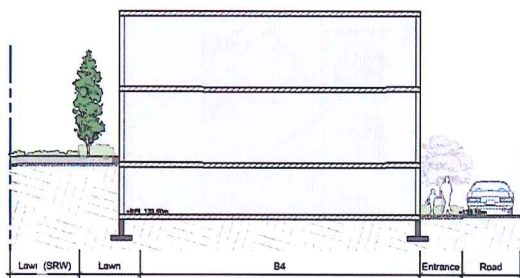




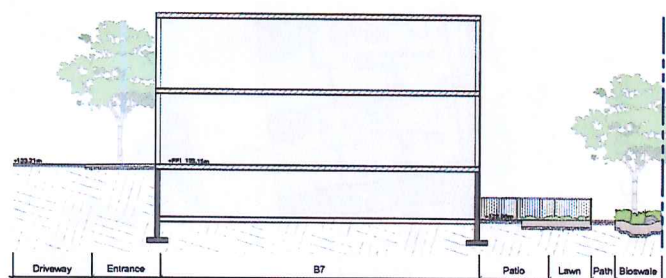
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L-3.01
Scale: 1/50



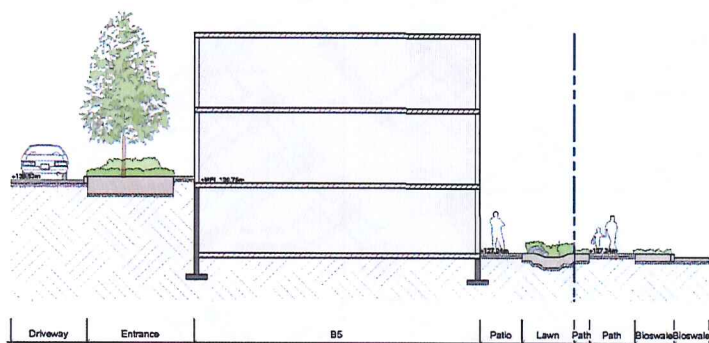
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L-3.01
Scale: 1/50



3 Section Through Building 4
L-3.01
Scale: 1/50



4 Section Through Building 7
L-3.01
Scale: 1/50



5 Section Through Building 5
L-3.01
Scale: 1/50



4 2025-02-11 Issue to City Response MP
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105 102 West 51 Avenue Vancouver B.C. V6 1W6
1 604.684.4817 1 604.684.0577 www.dk3c.ca
Client:

Project:
3391 Tunnel Road

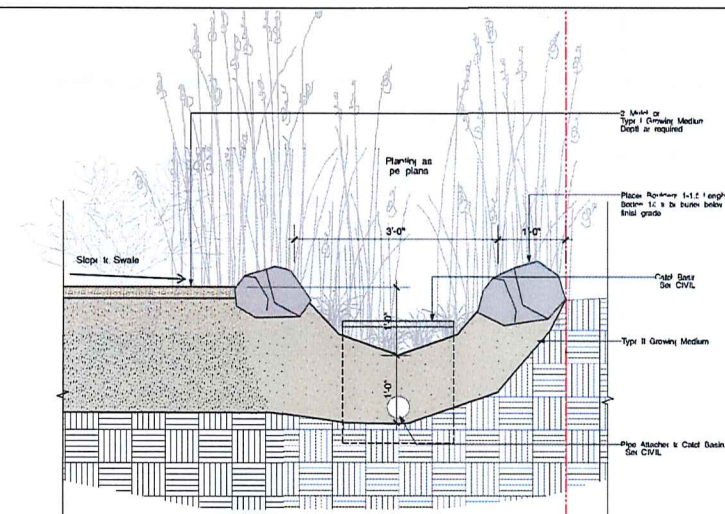
3391 Tunnel Road Nanaimo
BC
V9 2V8

Drawn by: MP
Checked by: SV
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Scale: AS SHOWN
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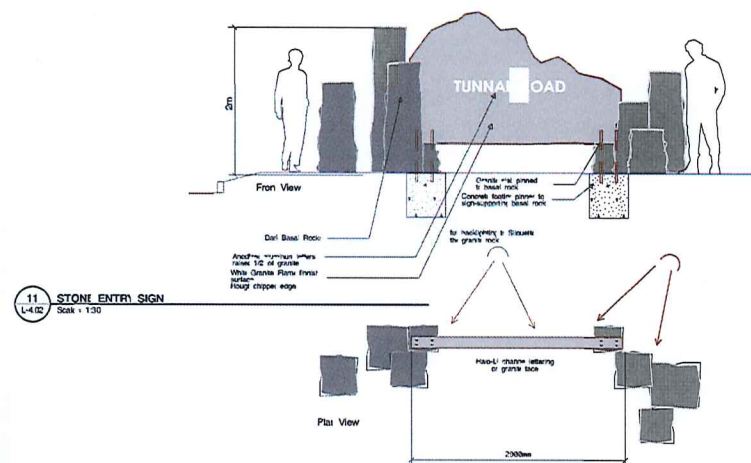
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L-3.01



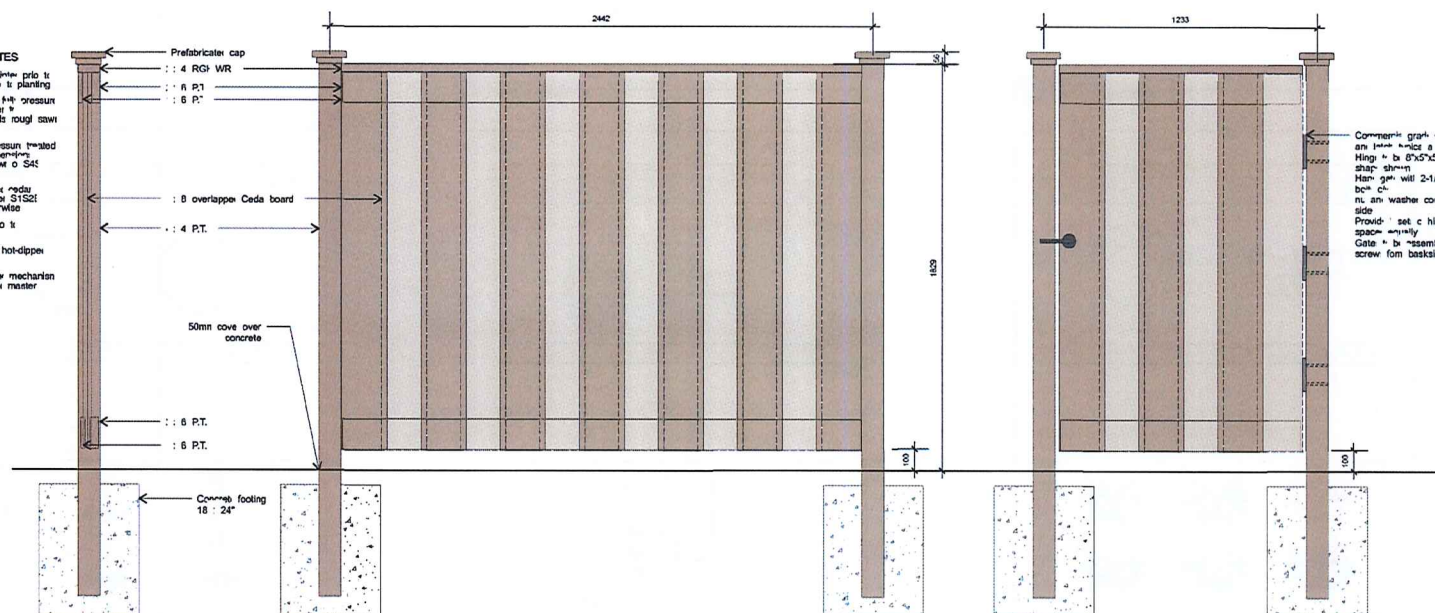
10 BIOSWALE
L-4.02 Goals - 1:10



12 STONE ENTRY SIGN PLAN
L-4.02 Scale: 1/20

- ### GENERAL FENCING NOTES

1. All boards to be stained prior to assembly and installed prior to painting
2. Post to *Q&A* Home/Fly/Fly for pressure treated N: grade or better if dimensioning shown or details rough sawn or S4S shown or details
3. *Cape Home/Fly/Fly* for pressure treated N: grade or better if dimensioning shown or details rough sawn or S4S shown or details
4. Fence Panels: *Warranted* not *red* WRCI No. 7: grade or better S152 except when details otherwise
5. Provide *show* drawing prior to installation for approval
6. All metal components to be hot-dipped galvanized
7. For note provide self-closing mechanism and lock leave to householder master



13 TYPICAL WOOL FENCE 6F PRIVACY
L-4.02 Scale: 1:10



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1 604.684.4671 1 604.684.0572 www.dkbc.ca

Clients:

Project

339: Tunnal Road

3391 Tunnel Road Nanaimo
BC
V9T 2V8

Drawn by	MR
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Checked by: SV

Date: 2026-01-20

Scale: AS SHOWN

Drawing Title:

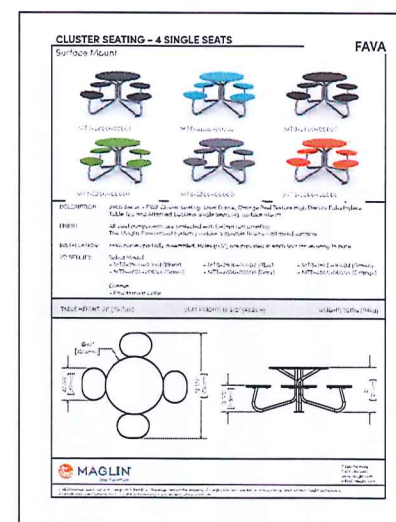
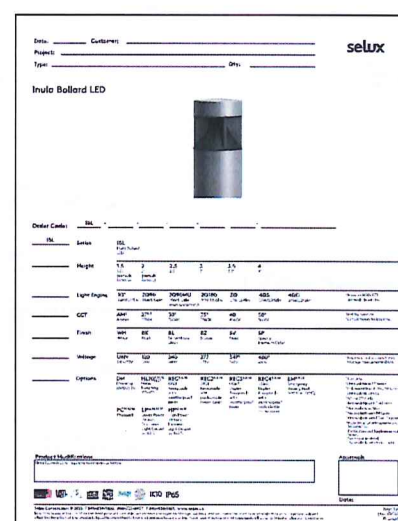
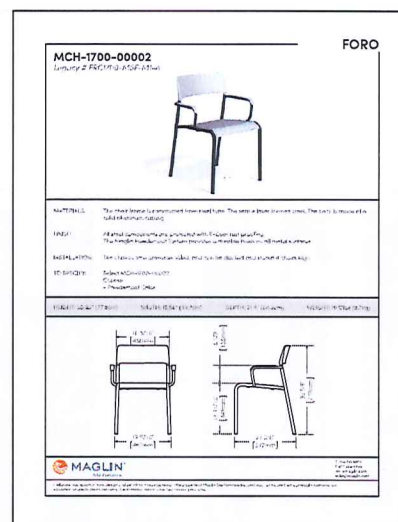
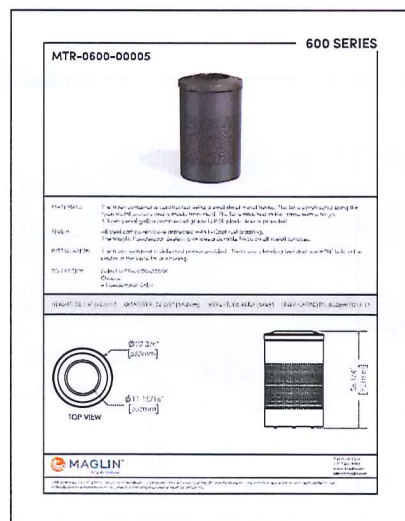
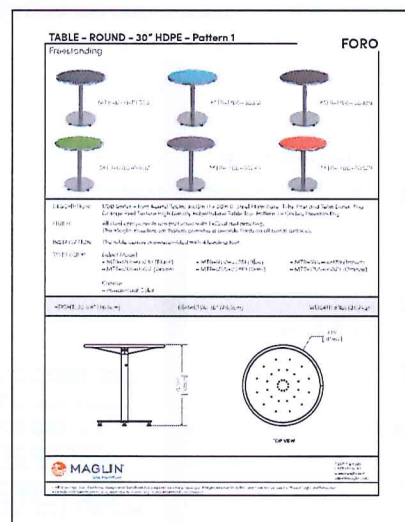
DETAILS

Design No.: _____

25025

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L-4.02



4	SOIS-05-11	Issue for City Response	MP
5	SOIS-01-37	Internal Review	MP
6	SOIS-07-08	Issue for DP	MP

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Client:

Project:

3397 Tunnah Road

**3397 Tunnah Road, Nanaimo,
BC
V9T 2V8**

Drawn by: MP

Checked by: BV

Date: 2025-01-10

Dossier: AG SHOWN

Drawing Title:

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DETAILS

Project No.: _____

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L-4.03