



DEVELOPMENT VARIANCE PERMIT NO. DVP00247

416382 BC LTD

Name of Owner(s) of Land (Permittee)

Civic Address: 6900 ISLAND HIGHWAY N

1. This development variance permit is issued subject to compliance with all of the bylaws of the municipality applicable thereto, except as specifically varied by this permit.
2. This permit applies to and only to those lands within the municipality described below, and any and all building structures and other developments thereon:

Legal Description:

**LOT 5, DISTRICT LOT 28, WELLINGTON DISTRICT, PLAN 7151, EXCEPT
THOSE PARTS IN PLANS 37535 AND 48496 AND VIP60134**

PID No. 000-089-567

3. The City of Nanaimo "SIGN BYLAW 1987, NO. 2850" permits fascia signage located on an architectural feature on a façade of a building where it projects to a maximum 1.2m above the roofline of the building. The proposed fascia sign is not located on an architectural feature and extends 0.46m above the building roofline.
4. The permittee, as a condition of the issuance of this permit, shall develop the land described herein strictly in accordance with the following terms and conditions and provisions and in accordance with any plans and specifications attached hereto which shall form a part thereof.

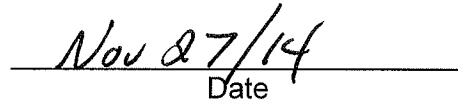
Schedule A Location Plan
Schedule B Letter of Rationale
Schedule C Signage Elevation

5. If the permittee does not substantially commence the construction permitted by this permit within two years of the date of this permit, this permit shall lapse.
6. This permit prevails over the provisions of the bylaw in the event of conflict.
7. 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.

AUTHORIZING RESOLUTION PASSED BY COUNCIL
THE 24TH DAY OF NOVEMBER, 2014.



Corporate Officer

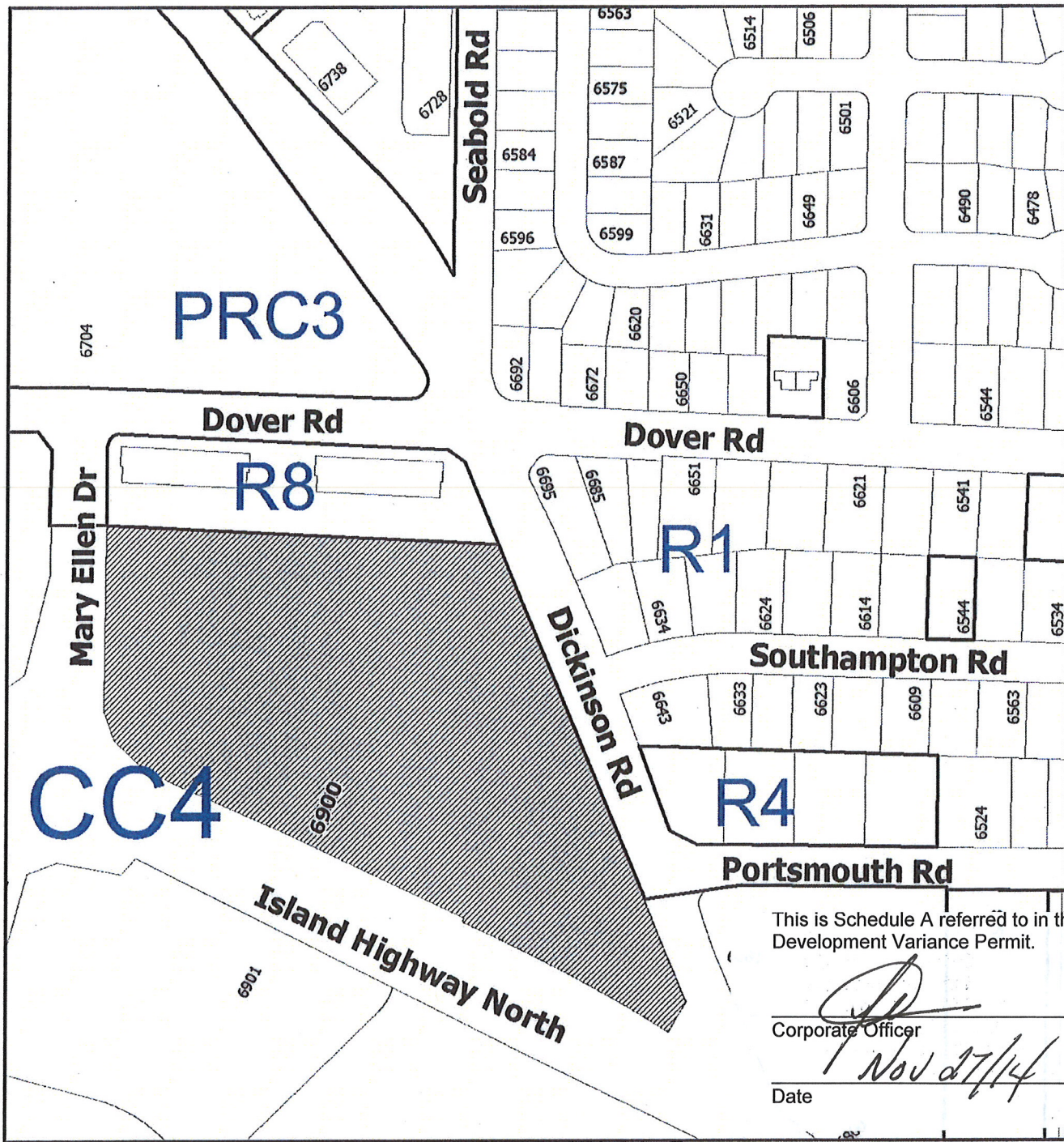


Date


GN/b

Prospero attachment: DVP00247

SCHEDULE A



This is Schedule A referred to in the Development Variance Permit.


 Corporate Officer
 Date *Nov 27/14*

DEVELOPMENT VARIANCE PERMIT DVP00247

LOCATION PLAN

Civic: 6900 Island Highway North
 Lot 5, District Lot 28, Wellington District, Plan 7151,
 Except those parts in Plan 37535, 48496 and VIP60134



 **Subject Property**

24 October, 2014

City of Nanaimo
455 Wallace Street
Nanaimo, B.C.
V9R 5J6

Attention: Gary Noble, RPP, Development Approval Planner

Subject: **Tim Hortons – Design Rationale, 6892 Island Hwy N, Nanaimo B.C.**

Dear Gary

The subject building is an existing Tim Hortons Restaurant located at 6892 Island Highway North. The Tim Hortons is presently part of a Canada wide rebranding/upgrade program by The TDL Groups Incorporated to provide a new interior and exterior design that has been created specifically for each region.

The existing Tim Hortons which presently has a low profile fascia that extends only a few inches above the roof level, has received Building Permit approval to go through these design changes. Changes include a newly renovated façade with a large feature wall clad in fiber cement stone paneling, which extends approximately 3 ft. – 6 in. above the roof line. This new design also features three non-illuminated decals on the exterior of the windows, and a metal band running horizontally above the windows.

Both of these features are dramatically illuminated by goose neck light features that are uniformly placed above the windows. The final piece of the design is the traditional 'Tim Hortons' red letter signage. In the combination described above, and reusing the existing signage, the top of the sign will be approximately 1 ft. - 5 in. above the roof line.

The new fascia line transforms the building, and gives it a much improved appearance, especially in relation to the neighboring buildings in the plaza. This feature wall will also provide a partial screen for the roof top equipment. However, if we install the sign as per the sign by-law i.e.: below the roof line, we would need to delete the decorative metal band and the gooseneck lighting. In doing this we would have a large expanse of fascia with no features, and a total loss of the intended effect of the new design. We understand that this new design will require variance to the current City of Nanaimo Sign By-law, and we request the City consider our request for a Development Variance Permit. Please see enclosed the front elevation showing the proposed new feature wall with the signage described above.

This is Schedule B referred to in the
Development Variance Permit

Corporate Officer

Date



Suite 510
3820 Cessna Drive
Richmond, BC
V7B 0A2
Telephone
(604) 278-7847
Fax
(604) 278-7894

Dillon Consulting
Limited

City of Nanaimo
October 17, 2014
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Should you have any questions or concerns, please feel free to contact the undersigned at (604) 278-7847 ext. 4222.

Yours sincerely,
Dillon Consulting Limited



Kasia Biegun
Planner
kbiegun@dillon.ca



Development Variance Permit DVP00247
 6900 Island Highway
 Schedule C
 Signage Elevation

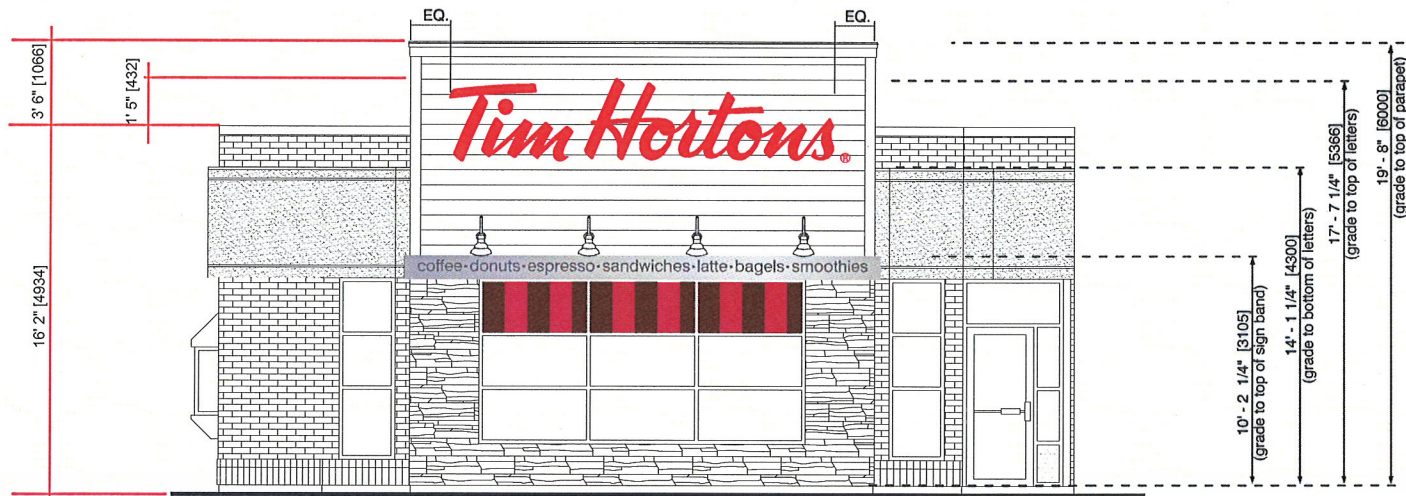
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 signs
 37 Esna
 Park Drive
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 ☎ 905.474.1678
 / 905.474.0515
 e www.steelart.com

TDL _____ Client _____
 Location _____
STORE #0847
6902 ISLAND HWY.
HANAMIMO, BC Project Title _____
 Sign Type(s) _____
 Window Vinyl Decals _____
 Scale _____ Date _____
 3/8" = 1' - 0" 09.23.2014
 Drawn _____ Approved _____
 P.L. _____
 Drawing No. _____ Revision _____
PD 140022-B 0
 Revision Notes
 No. Description Date
 0 - 00.00.2014

SUPPLY AND INSTALL

(3) NON-ILLUMINATED DECALS (EXTERIOR)

- APPLY 3M SCOTCHCAL PERFORATED WINDOW FILM 8674-10 (60/40 PERFORATIONS) WITH 3M OPTICALLY CLEAR OVERLAMINATE 8914
- EDGE SEAL WITH 8914 1/2" TAPE
- ALTERNATING COLOURS TDL RED 7725-53 AND TDL BROWN 7725-19 VINYL (MATCHED TO PMS 200C & PMS 4625C)
- INSTALL IN POSITION AS SHOWN FIRST SURFACE



West Elevation
 Scale: 3/16"=1'-0"

Approvals: _____
 x: _____
 Approved By: _____
 x: _____
 Date: _____

This is Schedule C referred to in the
 Development Variance Permit.

 Corporate Officer

 Date *Nov 27/14*

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