

**CORPORATION OF THE TOWNSHIP OF ESQUIMALT**

**DEVELOPMENT VARIANCE PERMIT**

**NO. DVP00075**

**Owner:** Aragon (Lampson) Properties Ltd., Inc. No. BC863902

**Lands:** PID 023-009-331  
Lot B, Section 11, Esquimalt District, Plan VIP60066

**Address:** 429 Lampson Street, Esquimalt, B.C.

**Conditions:**

1. This Development Variance 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 Variance Permit regulates the development of lands by varying the provisions of Zoning Bylaw, 1992, No. 2050 as follows:

**Zoning Bylaw 1992, No. 2050, Section 67.71 B. Site A (7)(a) Siting Requirements - Principal Building** – A variance to the permitted perimeter of the principal building [Manor house – English Inn], shown on the Land Surveyor’s Certificate prepared by McElhanney Consulting Services stamped ‘Received September 9, 2013’, by allowing a new footprint for the Manor house wing as illustrated on the B.C. Land Surveyor’s Certificate prepared by J.E. Anderson and Associates, stamped ‘Received February 21, 2018.

3. Approval of this Development Variance Permit has been issued in general accordance with the B.C. Land Surveyor’s Building Location Certificate prepared by J.E. Anderson and Associates, and the architectural drawings prepared by Merrick Architecture, both stamped ‘ Received February 21, 2018’, and attached hereto as Schedule “A”.
4. The terms, conditions and covenants contained herein shall enure to the benefit of and be binding upon the Owners, their executors, heirs or administrators, successors and assigns as the case may be or their successors to title in the lands.

**Development Variance Permit No. DVP00075**

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5. This Permit lapses two (2) years after the date it is issued if the holder of the Permit does not substantially start any construction with respect to which the Permit was issued.
6. For the purposes of this Development Variance Permit, the holder of the Permit shall be the owner(s) of the lands.

APPROVED BY MUNICIPAL COUNCIL RESOLUTION ON THE \_\_\_\_ DAY OF \_\_\_\_\_, 2018.

ISSUED BY THE DIRECTOR OF DEVELOPMENT SERVICES THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2018.

\_\_\_\_\_  
Director of Development Services

\_\_\_\_\_  
Corporate Officer  
Corporation of the Township  
of Esquimalt

Legal: Lot B, Section 11, Esquimalt District, Plan VP60066

Dimensions are in metres and are derived from field survey.  
This document shows the relative location of the surveyed structures and features with respect to the boundaries of the parcel described above. This document shall not be used to define property lines or property corners.  
This building location certificate has been prepared in accordance with the Professional Reference Manual and is certified correct this 20th day of February, 2018.

Ryan Hourston T12PEQ  
This document is not valid unless digitally signed and certified  
Ryan P. Hourston, BCLS

© Copyright 2018 J.E. Anderson & Associates. All rights reserved. No person may copy, reproduce, transmit or alter this document in whole or in part without the express written consent of the signatory.  
J.E. Anderson & Associates and the signatory accept no responsibility for and hereby disclaim all obligations and liabilities for damages including, but not limited to, direct, indirect, special, and consequential damages arising out of or in connection with any direct or indirect use or reliance upon the Plan beyond its intended use.  
Subject to charges, legal notations, and interests shown on: Title No. CAS316518 (P.I.D. 023-009-331)



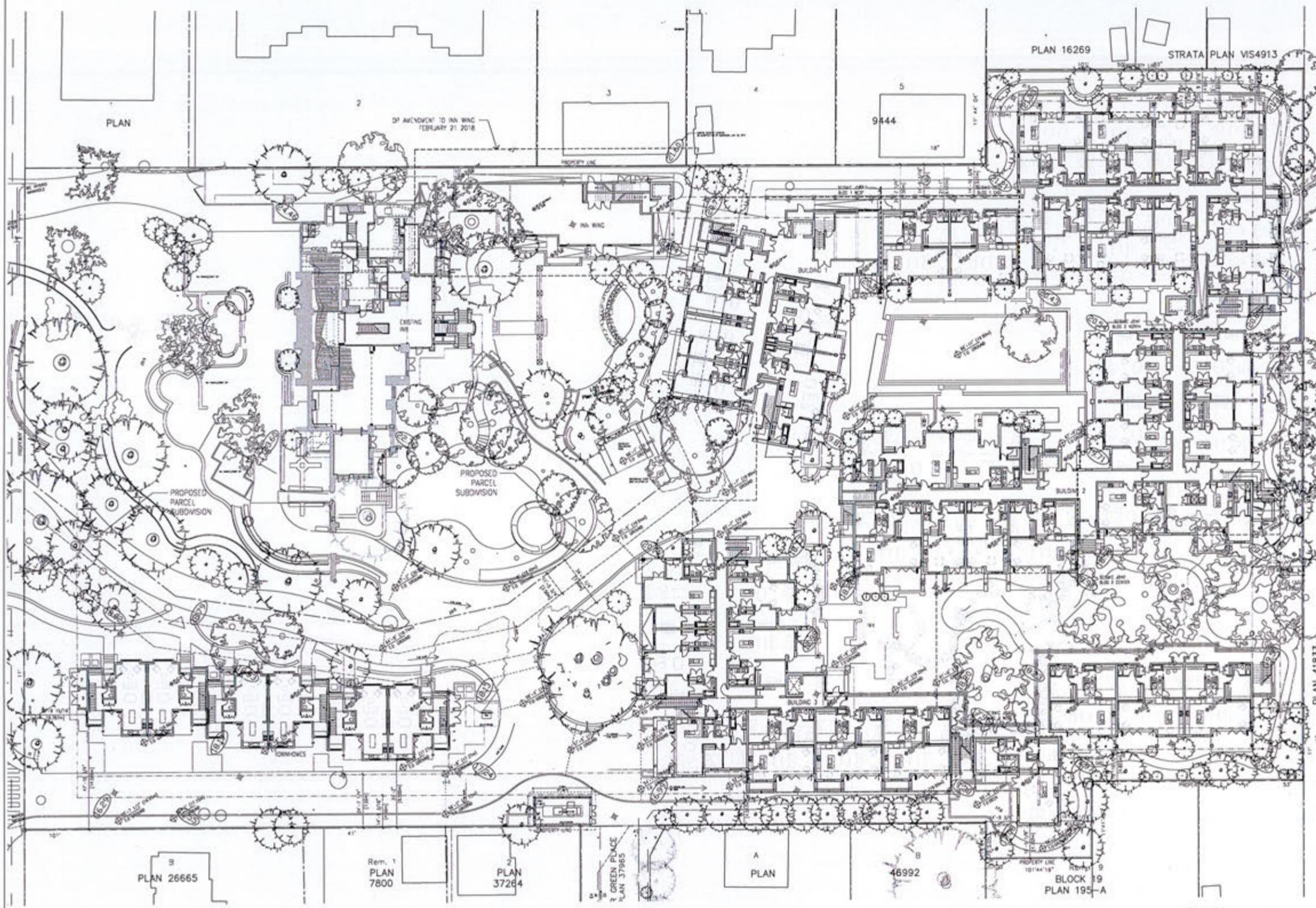
Note: Existing building surveyed May 02, 2017  
Proposed building information provided by Merrick Architecture  
Existing grades shown are geoidal, based on control monument B40236  
Existing site area = 1.77ha



THIS IS SCHEDULE 'A' OF  
DEVELOPMENT VARIANCE  
PERMIT NO. DVP00075  
CORPORATE OFFICER

Rem. 1  
Plan 41833





**MERRICK ARCHITECTURE**  
 BORDWICK SAKUMOTO FLUGG MCINTYRE LTD.  
 VANCOUVER  
 839 Cambie Street, Suite 300  
 Vancouver BC V6B 2P4  
 T: 604.683.4131  
 F: 604.683.9313  
 VICTORIA  
 18 Bastion Square  
 Victoria BC V8W 1W9  
 T: 250.480.7811  
 F: 250.480.5215  
 www.merrickarch.com

| Revision | Description           | Date     |
|----------|-----------------------|----------|
| 1        | Land entrance widened | 07.11.18 |

**THIS IS SCHEDULE 'A' OF DEVELOPMENT VARIANCE PERMIT NO. DVP00075**

**CORPORATE OFFICER**

| Issue                   | Issue Date |
|-------------------------|------------|
| Arqon Progress Set      | 2017.02.18 |
| DP Re-submission        | 2017.05.08 |
| DP Re-submission        | 2017.10.27 |
| DP Sub-division         | 2017.12.18 |
| DP Amendment - Inn Wing | 2018.02.21 |

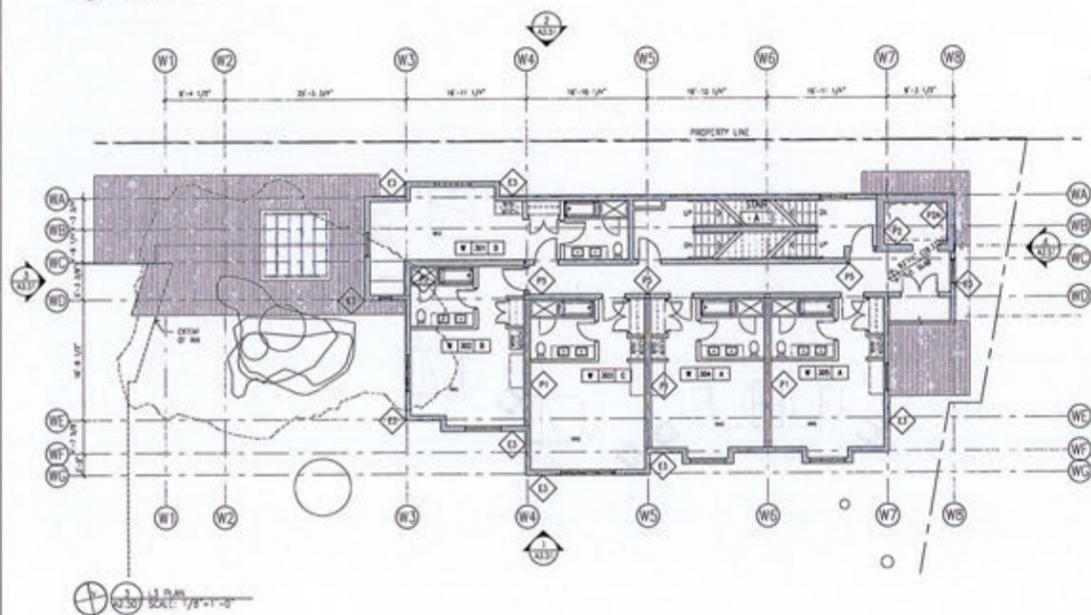
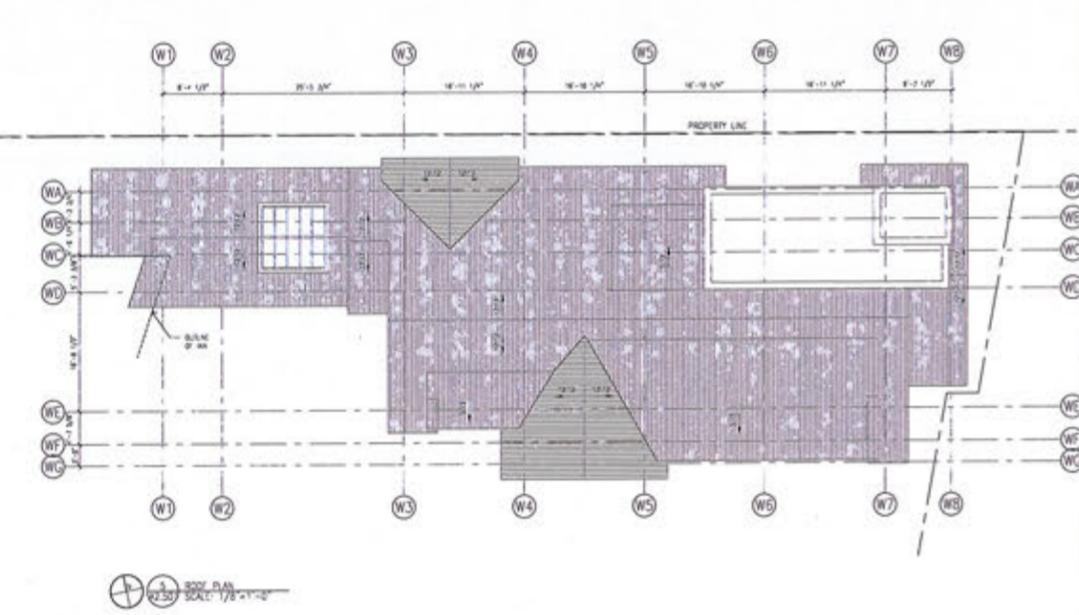
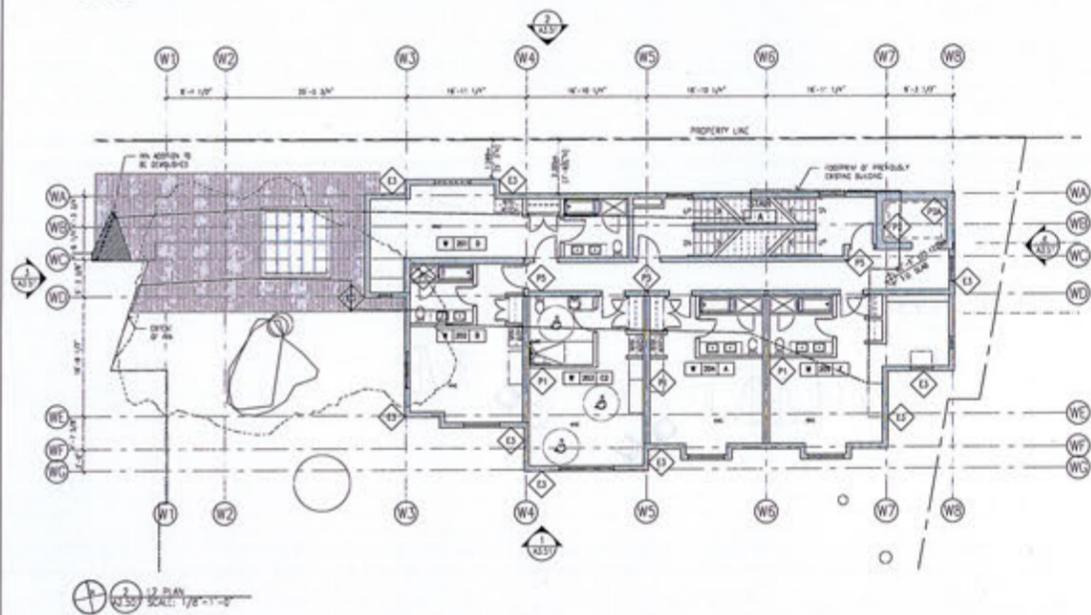
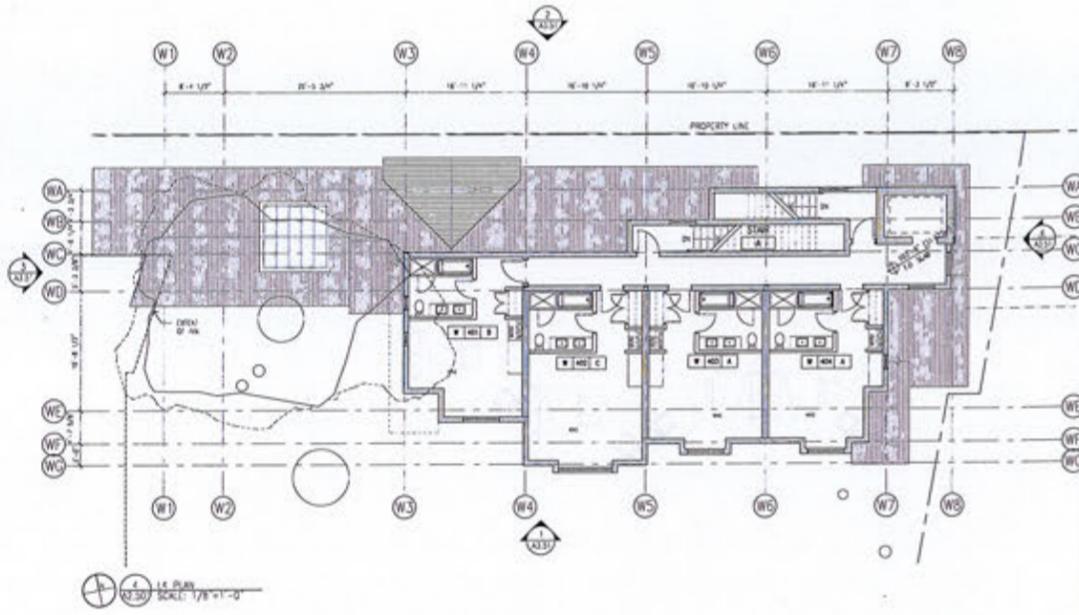
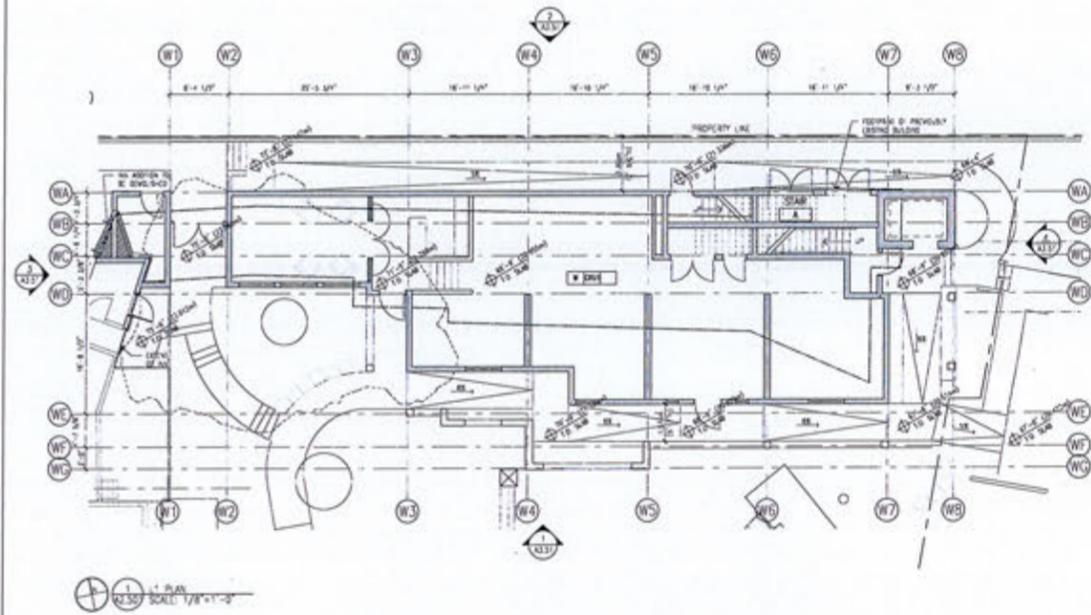


Project  
**English Inn**  
 429 Lamson Street  
 Victoria, BC  
 For  
 Arqon (Lampson) Properties Ltd.

Sheet Title  
**SITE PLAN LEVEL 1**

| Drawn By       | Checked      |
|----------------|--------------|
| JY, JH, RV     | GF           |
| Project Number | Scale        |
| 1527           | AS NOTED     |
| Revision       | Sheet Number |
| 1              | 1            |

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 PERMIT NO. DV P00075  
 CORPORATE OFFICER

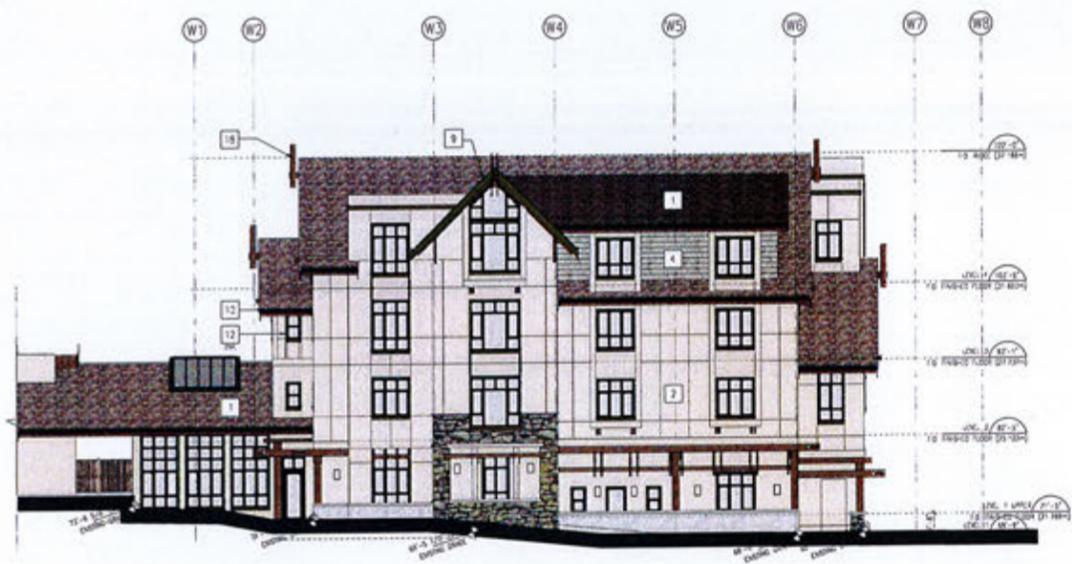
| Date       | Issue                      |
|------------|----------------------------|
| 2017-02-16 | Issue                      |
| 2017-02-16 | Approved Progress Set      |
| 2017-02-16 | DP Resubmission            |
| 2017-02-16 | DP Resubmission            |
| 2017-02-16 | DP Resubmission            |
| 2017-02-16 | DP Resubmission - 1st Wing |



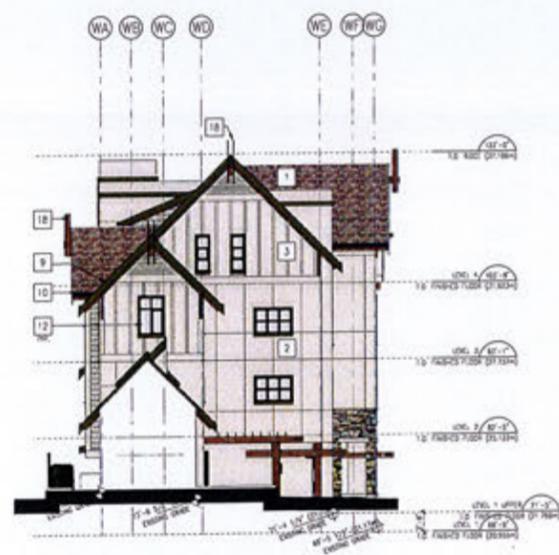
Consultant:  
 Project:  
**English Inn**  
 429 Lamson Street  
 Victoria, BC  
 For  
 Aragon (Lamson) Properties Ltd.  
 Sheet Title:  
**WING PLANS**  
 Drawn By: JY, JH, RV  
 Checked: GP  
 Project Number: 1527  
 Scale: AS NOTED  
 Revision: Sheet Number

A2.501

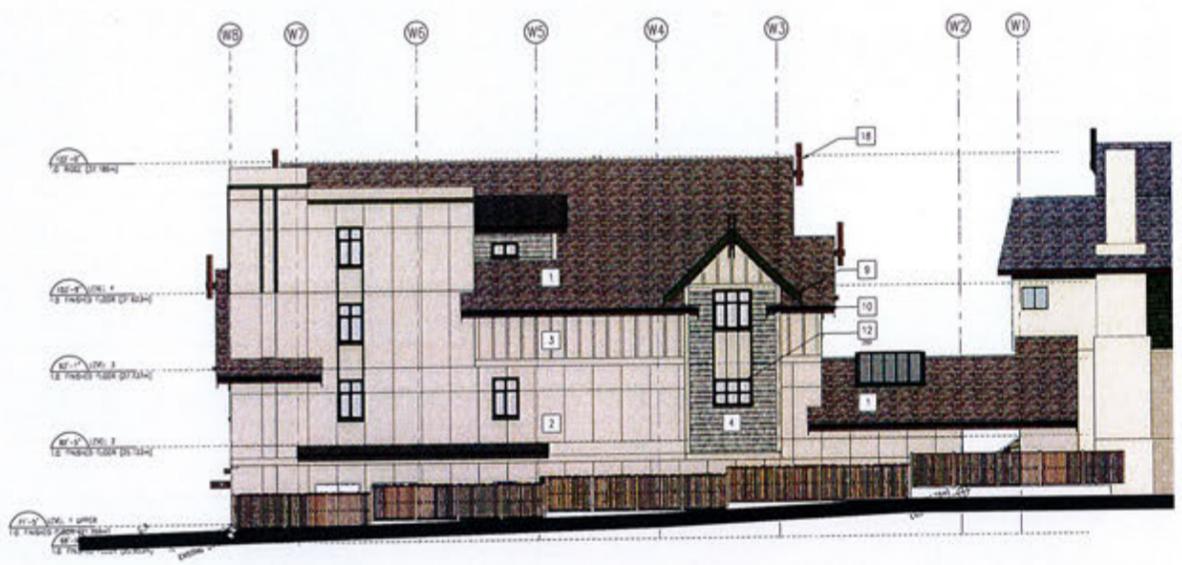
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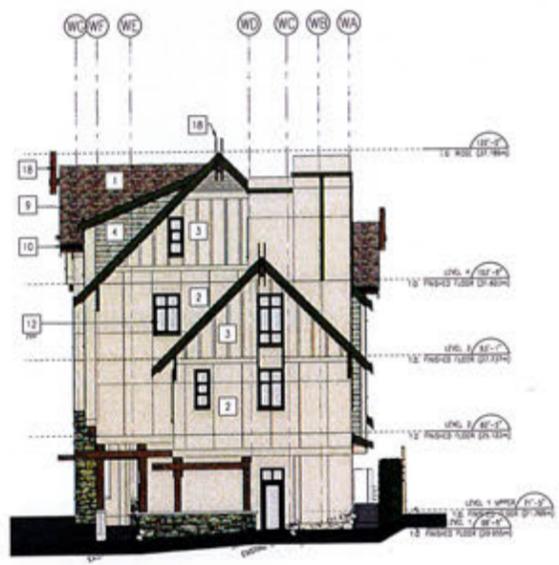
1 SOUTH ELEVATION  
 1/8" = 1'-0" A3.5



3 WEST ELEVATION  
 1/8" = 1'-0" A3.5



2 NORTH ELEVATION  
 1/8" = 1'-0" A3.5



4 EAST ELEVATION  
 1/8" = 1'-0" A3.5

| NO. | MATERIAL    | NO. | MATERIAL          |
|-----|-------------|-----|-------------------|
| 1   | BRICK       | 11  | ALUMINUM CLADDING |
| 2   | WOOD SHAKES | 12  | ALUMINUM SIDING   |
| 3   | WOOD SHAKES | 13  | ALUMINUM SIDING   |
| 4   | WOOD SHAKES | 14  | ALUMINUM SIDING   |
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| 10  | WOOD SHAKES | 20  | ALUMINUM SIDING   |

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 PERMIT NO. DV00075  
 CORPORATE OFFICER

RECEIVED  
 FEB 21 2018  
 CORP. OF TOWNSHIP  
 OF ESQUIMALT  
 DEVELOPMENT SERVICES

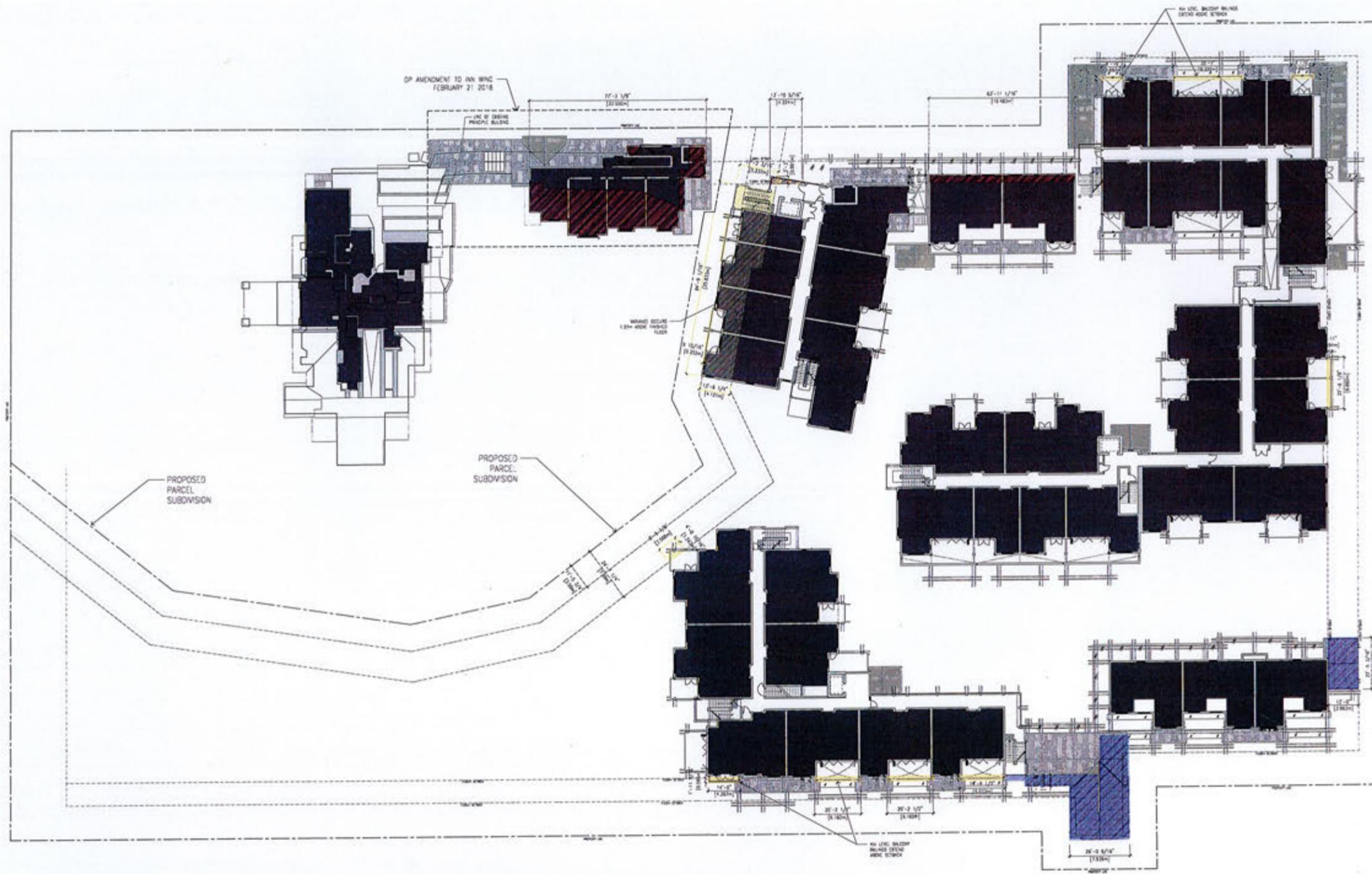
Project  
**English Inn**  
 428 Langpen Street  
 Victoria, BC  
 For  
 Aragon (Langpen) Properties Ltd.  
 Sheet Title  
**INN WING ELEVATIONS**  
 Drawn By  
 JY, JK, RV  
 Project Number  
 1527  
 Checked By  
 GF  
 Scale  
 AS NOTED  
 Sheet Number

A3.51







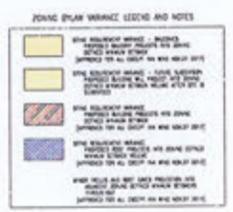


**ZONING PLAN NOTES**

| NO. | REVISION          | DATE       | BY |
|-----|-------------------|------------|----|
| 1   | ISSUED FOR PERMIT | 2018 02 21 | JY |
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**AREA CALCULATIONS - LEVEL 4**

| NO. | DESCRIPTION       | AREA (SQ. FT.) | PERCENT |
|-----|-------------------|----------------|---------|
| 1   | EXISTING BUILDING | 10,000         | 100%    |
| 2   | NEW BUILDING      | 10,000         | 100%    |
| 3   | TOTAL             | 20,000         | 200%    |



SCALE: 1/16" = 1'-0"

**MERRICK ARCHITECTURE**  
 800 WEST BAYVIEW BLVD WILLOWDALE, ONTARIO  
 VANCOUVER: 839 Cambie Street, Suite 300  
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 T: 604.683.4131  
 F: 604.683.9313  
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THIS IS SCHEDULE 'A' OF  
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 PERMIT NO. DVP00075  
 CORPORATE OFFICER

**REVISIONS**

| NO. | DESCRIPTION       | DATE       |
|-----|-------------------|------------|
| 1   | ISSUED FOR PERMIT | 2018 02 21 |
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**RECEIVED**  
 FEB 21 2018  
 CORP. OF TOWNSHIP  
 OF ESQUIMALT  
 DEVELOPMENT SERVICES

English Inn  
 409 Lampton Street  
 Victoria, BC  
 For  
 Aragon (Lampson) Properties Ltd.

Drawn By: JY, JH, RV  
 Project Number: 1527  
 Revision: AS NOTED

**DP1.24**