

LOT DATE: May 14, 2019 TIME: 10:30 AM FILE PATH AND FILENAME: P:\MCM\7221\MAISON VICTORIA 300 DELLY APCH PHOTO SHEETS\SPIN D G PLOTS\FILE TABLE PMA-STD-100.d



10 EXISTING SITE PHOTO FROM SOUTH-EST
DP101 NTS



07 EXISTING SITE PHOTO FROM SOUTHEAST
DP101 NTS



04 SPRING EQUINOX SHADOW STUDY 10:00 AM
DP101 NTS



01 SUMMER SOLSTICE SHADOW STUDY 10:00 AM
DP101 NTS



11 SITE ZONING KEY PLAN
DP101 NTS



08 EXISTING SITE PHOTO FROM NORTHEAST
DP101 NTS



09 SPRING EQUINOX SHADOW STUDY 12:00 PM
DP101 NTS



02 SUMMER SOLSTICE SHADOW STUDY 12:00 PM
DP101 NTS



06 EXISTING SITE PHOTO FROM EAST
DP101 NTS



05 SPRING EQUINOX SHADOW STUDY 2:00 PM
DP101 NTS



03 SUMMER SOLSTICE SHADOW STUDY 2:00 PM
DP101 NTS

Received
City of Victoria

MAR 14 2019

Planning & Development Department
Development Services Division

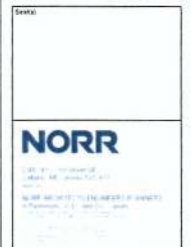


DATE	ISSUED FOR	REV
2018-05-17	DIGITAL DEVELOPMENT PERMIT A	
2018-06-13	DEVELOPMENT PERMIT B	
2018-10-23	REVISED DEVELOPMENT PERMIT C	
2018-12-15	REVISED DEVELOPMENT PERMIT D	

This site plan has been reviewed and approved by the City of Victoria Planning & Development Department. It is a condition of the development permit that the applicant must comply with all applicable laws, regulations, and standards. The applicant must also ensure that the development is consistent with the City's official community plan and other relevant policies. The applicant must also ensure that the development is consistent with the City's official community plan and other relevant policies.

Project Name: MAISON VICTORIA
Project Number: DP101
Project Location: 100-2489 BELLEVUE AVE, VICTORIA, B.C. V8R 4R2

Consultants:
City of Victoria Planning & Development Department
City of Victoria Planning & Development Department



Project Manager: C.A. Smith
Project Leader: C. Smith
City of Victoria Planning & Development Department

Project: MAISON VICTORIA
100-2489 BELLEVUE AVE
VICTORIA, B.C. V8R 4R2

Site Plan: SITE CONTEXT
ONING PLAN
EXISTING SITE CONTEXT
PROPOSAL SHADOW STUDIES

City of Victoria Planning & Development Department
City of Victoria Planning & Development Department

Project Number: DP101



03
DP102
VIE □ FACING NORTH
NTS



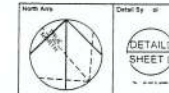
04
DP102
PERSPECTIVE FACING EAST
NTS



01
DP102
PERSPECTIVE FACING NORTH □ EST
NTS



02
DP102
DETAIL: MAIN ENTRY PORTE COCHERE
NTS



DATE	ISSUED FOR	REV
2018-05-17	DIGITAL DEVELOPMENT PERMIT	A
2018-06-12	DEVELOPMENT PERMIT	B
2018-10-22	REVISED DEVELOPMENT PERMIT	C
2019-02-15	REVISED DEVELOPMENT PERMIT	D

This site plan has been prepared solely for the use of the CLIENT and there are no representations or warranties made by NORR Architects Engineers Planners Inc. any other use of this plan without the written consent of NORR Architects Engineers Planners Inc. is prohibited.

This site plan shall not be used in connection with any other project or for any other purpose without the written consent of NORR Architects Engineers Planners Inc.

Project Name: MAISON VICTORIA
1100 RICHMOND RD
VICTORIA, BC V8W 2E1

Consultants:
Civil: MCDERMOTT CONSULTING SERVICES LTD.
Landscape: MCDERMOTT CONSULTING SERVICES LTD.
Architecture: NORR ARCHITECTS ENGINEERS PLANNERS

NORR

1100 RICHMOND RD
VICTORIA, BC V8W 2E1
TEL: 250-383-1111
WWW.NORRARCHITECTS.COM

Project Manager: [Name]
Civil Engineer: [Name]
Landscape Architect: [Name]
Architect: [Name]

Client: MILLIKEN REAL ESTATE CORPORATION
100-2485 BELLEVUE AVE
EST. VANCOUVER, B.C. V7V 1E1

Project: MAISON VICTORIA
1000 RICHMOND RD
VICTORIA, B.C.
V8W 2E1

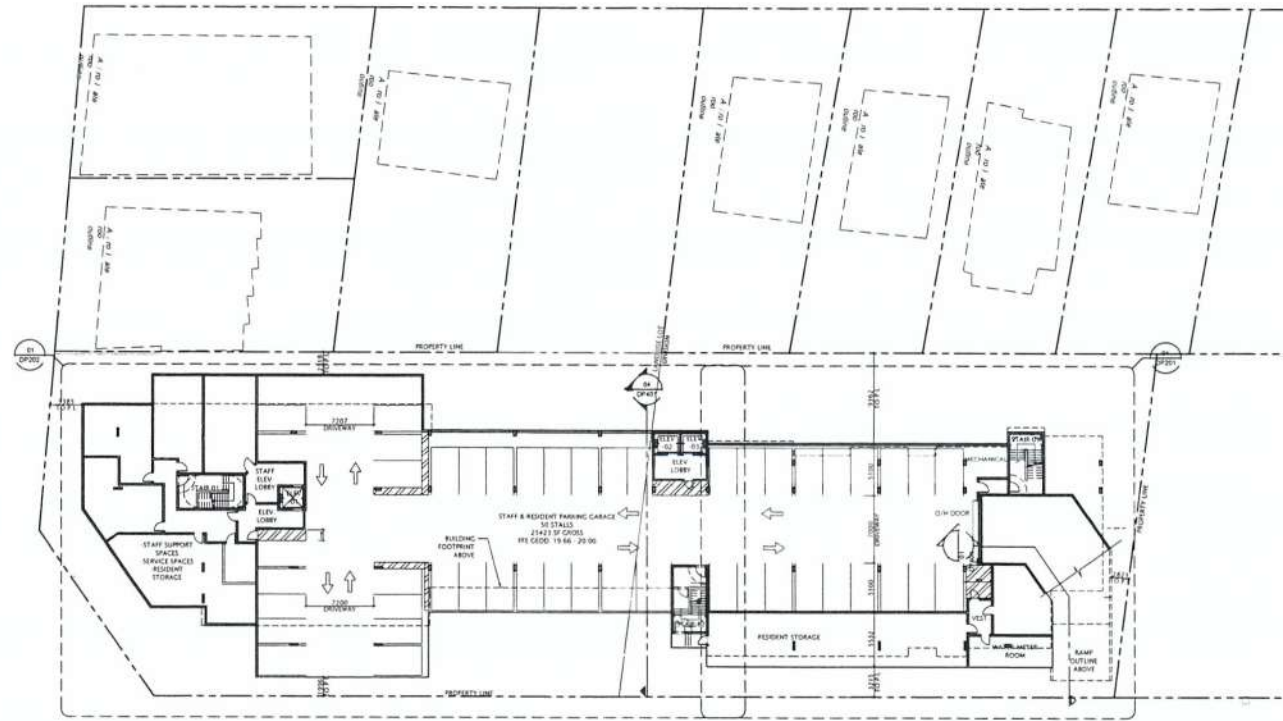
Drawn by: AERIAL IMAGERY
30 VIE S

Project Manager:	Drawn by:
Civil Engineer:	Civil Engineer:
Landscape Architect:	Landscape Architect:
Architect:	Architect:
Client:	Client:
Project:	Project:
Drawn by:	Drawn by:
Scale:	Scale:
Project No:	Project No:
Drawn by:	Drawn by:

MAR 14 2019
Planning & Development Department
Development Services Division

POST DATE: March 13, 2019 10:58:11 AM FULL PATH AND FILE NAME: P:\PROJECTS\2019\MAISON VICTORIA\MAISON VICTORIA.DWG 1:1000 SHEET 01 OF 01

01 FLOOR PLAN LEVEL P1
DP200 1:1000



DETAIL SHEET 1

Received
City of Victoria

MAR 14 2019

Planning & Development Department
Development Services Division

DATE	ISSUED FOR	REV
2018-05-17	DIGITAL DEVELOPMENT PERMIT A	A
2018-06-12	DEVELOPMENT PERMIT B	B
2018-10-23	REVISED DEVELOPMENT PERMIT C	C
2019-02-15	REVISED DEVELOPMENT PERMIT D	D

The design has been issued under the name of the Client and there is no responsibility on any part of the design or construction of the project. The design is the property of the Client and is not to be used for any other purpose without the written consent of the Client.

The design shall not be used in construction of any work until the design is signed and sealed by the Architect or Engineer.

Project No: 1000
Maison Victoria
1000

Consultant:
City: Millenium Consulting Services Ltd
Landscape & Architecture: 1000 North Street, 2800
Architectural: 1000 North Street, 2800

Scale:

NORR
1000 North Street, 2800
Vancouver, BC V6C 1A1
Tel: 604.681.1111
Fax: 604.681.1112
Email: info@norr.ca
Website: www.norr.ca

Project Manager	Drawn
C. A. Smith	C. A. Smith
Project Leader	Checked
C. A. Smith	C. A. Smith

Client:
MILLEN REAL ESTATE CORPORATION
100-2485 BELLEVUE AVE
VICTORIA, B.C. V8N 1E1

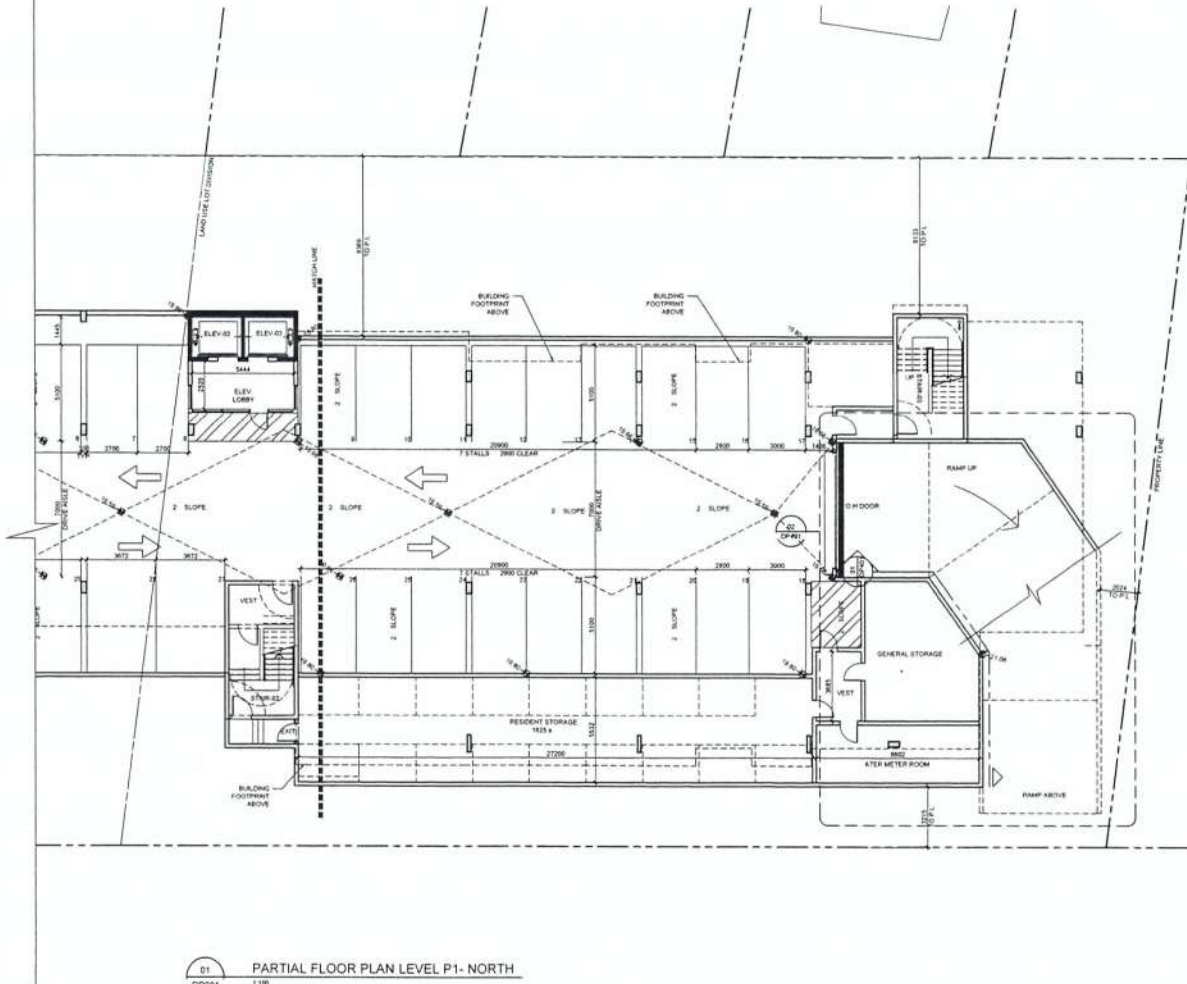
Project:
MAISON VICTORIA
1900 RICHMOND RD
VICTORIA, B.C.
V8R 4R2

Design Title:
OVERALL FLOOR PLAN LEVEL P01

Sheet	Rev	Scale
01	1	1:1000

Project No: NCCA-17-0221
Design No: DP200

POST DATE: 14 JUN 2014 10:11 TIME: 10:23 AM FILE: \NORTH\LAND\140414\DP201.dwg PLOT DATE: 14 JUN 2014 10:23 AM PLOT FILE: \NORTH\LAND\140414\DP201.dwg PLOT SCALE: 1:100



01 PARTIAL FLOOR PLAN LEVEL P1 - NORTH
DP201 1:100

Received
City of Victoria
MAY 14 2019
Planning & Development Department
Development Services Division

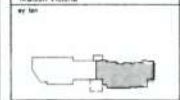


DATE	ISSUED FOR	REV
2018-05-17	DIGITAL DEVELOPMENT PERMIT A	1
2018-06-12	DEVELOPMENT PERMIT B	2
2018-10-23	REVISED DEVELOPMENT PERMIT C	3
2018-02-15	REVISED DEVELOPMENT PERMIT D	4

This drawing has been prepared solely for the use of the CLIENT and there are no representations or warranties made by the ARCHITECT or ENGINEER in relation to any other use of this drawing. The ARCHITECT or ENGINEER's Professional Liability Insurance does not extend to a contract.

This drawing shall not be used in construction or other work until the work is approved in writing by the ARCHITECT or ENGINEER.

Project Co. name
Maison Victoria



Contributors
Client: McEwen Consulting Services Ltd.
Landmark: 100-1400 BELLEVUE AVE
Architectural: Your Architects Engineers Planners

Scale(s)



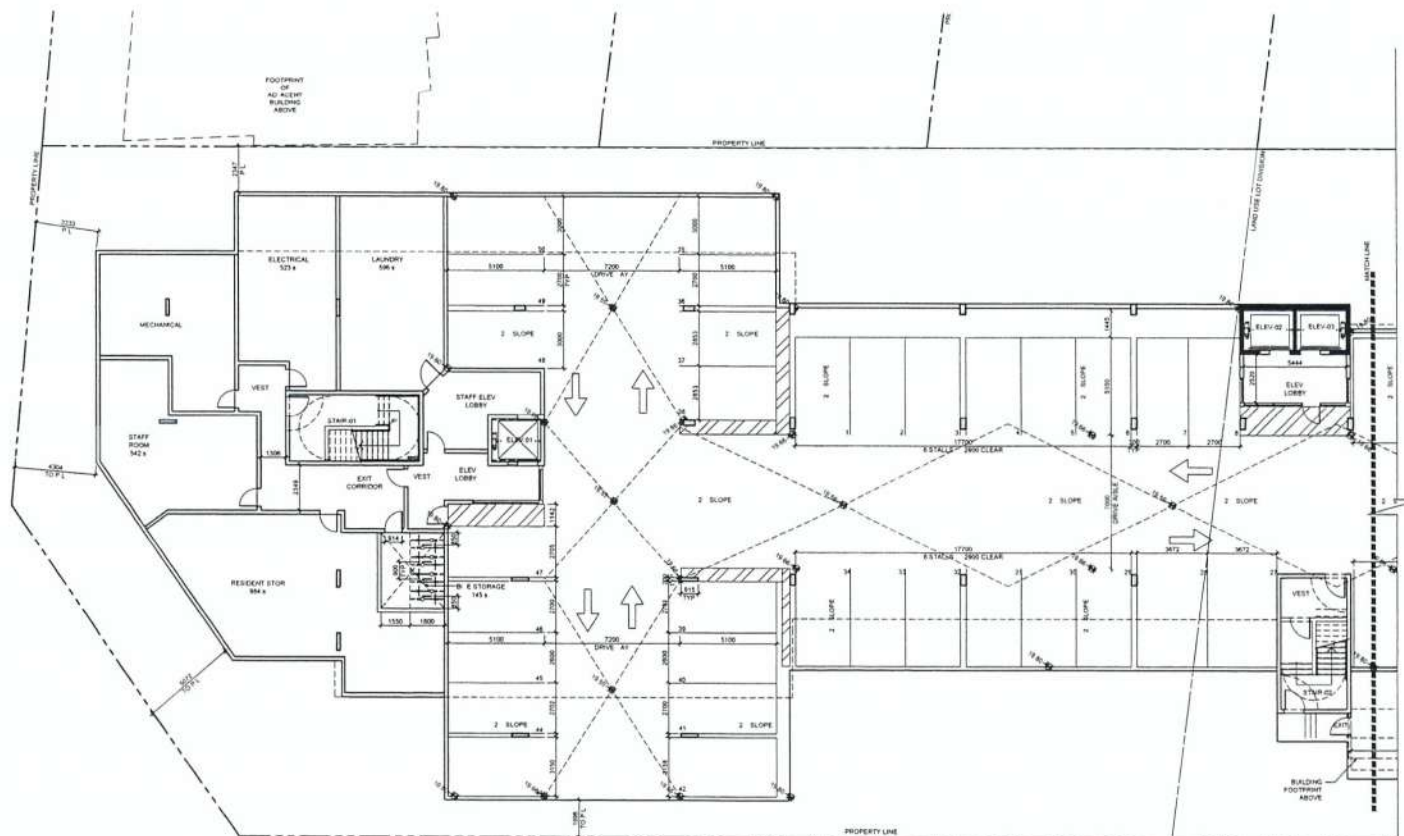
Project Manager: C. Chen
Project Leader: C. Chen
Client: C. Chen

Client: MILLIEN REAL ESTATE CORPORATION
100-1400 BELLEVUE AVE
EST VANCOUVER, B.C. V6V 1E1

Project: MAISON VICTORIA
1000 RICHMOND RD
VICTORIA, B.C.
V8M 4R2

Sheet title: PARTIAL FLOOR PLAN LEVEL P1 NORTH

Scale: 1:100
Project No: NGCA-17-0221
Drawing No: DP201



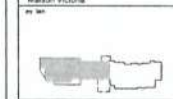
01
DP202
PARTIAL FLOOR PLAN LEVEL P01-SOUTH
1:100

DATE	ISSUED FOR	REV
2018-05-17	DIGITAL DEVELOPMENT PERMIT	A
2018-08-12	DEVELOPMENT PERMIT	B
2018-10-22	REVISED DEVELOPMENT PERMIT	C
2019-02-13	REVISED DEVELOPMENT PERMIT	D

This site plan has been prepared solely for the use of the CLIENT and there are no representations or warranties made by NORR Architects Engineers Planners to any other party. NORR Architects Engineers Planners has not entered into a contract.

This site plan shall not be used in construction or upon the site until a zoning bylaw is signed and dated by the Architect in Engineer.

Prepared by:
Maicon Victoria



Consultants:
Civil: NORR Architects Engineers Planners Ltd.
Architectural: NORR Architects Engineers Planners Ltd.

Drawn by:



Prepared by:
Maicon Victoria

Client:
MILLIEN REAL ESTATE CORPORATION
100-2490 BELLEVUE AVE
EST VANCOUVER B.C. V4V 1K1

Project:
MAISON VICTORIA
1000 RICHMOND RD
VICTORIA B.C.
V8R 4R2

Site plan title:
PARTIAL FLOOR PLAN
LEVEL P01
SOUTH

Check: Scale: 1:100 (as indicated)
Project No: NCCA-17-0221
Drawing No: DP202



DETAIL SHEET

Planning and Development Department
Development Services Division



Received
APR 14 2014
MAR 14 2014
Housing & Employment Department
Development Services Division



PRINT DATE: March 13, 2019 TIME: 5:09 PM FULL PATH AND FILENAME: P:\MCCLIFF\4221 - MARIAN VUCI\ruha 500-CELL\ARC\ PROO SHEETS\ CP205.D - Q - PRINTSTYLE TABLE PUAL STD 100.d

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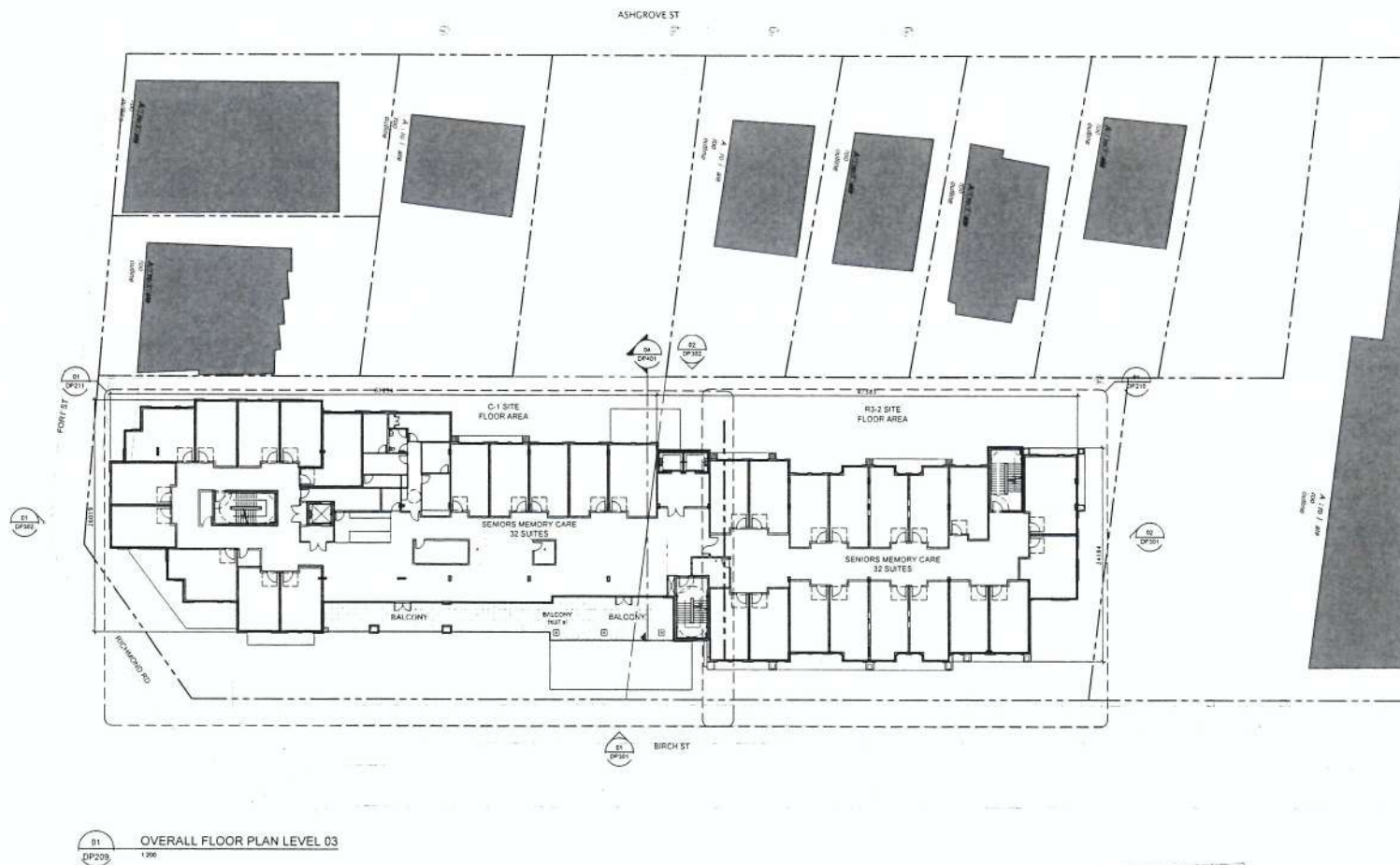
Prop. and No. NCCA-17-0221

Date and No. DP205



Received
City of Victoria
MAR 14 2019
Planning & Development Department
City of Victoria

PROJECT DATE: 14 March 12, 2012. TIME: 10:28 AM. FULL PATH: 100-2485 BELLEVUE AVE. EAST VANCOUVER, B.C. V7V 1E1. PROJECT NAME: MAISON VICTORIA. SHEET: 01. PROJECT NUMBER: DP209.



DATE	ISSUED FOR	REV
2018-05-17	DIGITAL DEVELOPMENT PERMIT	A
2018-06-12	DEVELOPMENT PERMIT	B
2018-10-13	REVISED DEVELOPMENT PERMIT	C
2019-02-15	REVISED DEVELOPMENT PERMIT	D

This site plan has been submitted to the City of Victoria for review and approval. The City of Victoria is not responsible for the accuracy of the information provided in this plan. The City of Victoria is not responsible for the accuracy of the information provided in this plan. The City of Victoria is not responsible for the accuracy of the information provided in this plan.

This site plan has been submitted to the City of Victoria for review and approval. The City of Victoria is not responsible for the accuracy of the information provided in this plan. The City of Victoria is not responsible for the accuracy of the information provided in this plan. The City of Victoria is not responsible for the accuracy of the information provided in this plan.

Project Name: Maison Victoria

Project Location: 100-2485 BELLEVUE AVE. EAST VANCOUVER, B.C. V7V 1E1

Project Number: DP209

Project Date: 14 March 12, 2012

Project Time: 10:28 AM

Project Path: 100-2485 BELLEVUE AVE. EAST VANCOUVER, B.C. V7V 1E1

Project Name: MAISON VICTORIA

Project Location: 100-2485 BELLEVUE AVE. EAST VANCOUVER, B.C. V7V 1E1

Project Number: DP209

Project Date: 14 March 12, 2012

Project Time: 10:28 AM

Project Path: 100-2485 BELLEVUE AVE. EAST VANCOUVER, B.C. V7V 1E1

Project Name: MAISON VICTORIA

Project Location: 100-2485 BELLEVUE AVE. EAST VANCOUVER, B.C. V7V 1E1

Project Number: DP209

Project Date: 14 March 12, 2012

Project Time: 10:28 AM

Project Path: 100-2485 BELLEVUE AVE. EAST VANCOUVER, B.C. V7V 1E1

Project Name: MAISON VICTORIA

Project Location: 100-2485 BELLEVUE AVE. EAST VANCOUVER, B.C. V7V 1E1

Project Number: DP209

Project Date: 14 March 12, 2012

Project Time: 10:28 AM

Project Path: 100-2485 BELLEVUE AVE. EAST VANCOUVER, B.C. V7V 1E1

Project Name: MAISON VICTORIA

Project Location: 100-2485 BELLEVUE AVE. EAST VANCOUVER, B.C. V7V 1E1

Project Number: DP209

Project Date: 14 March 12, 2012

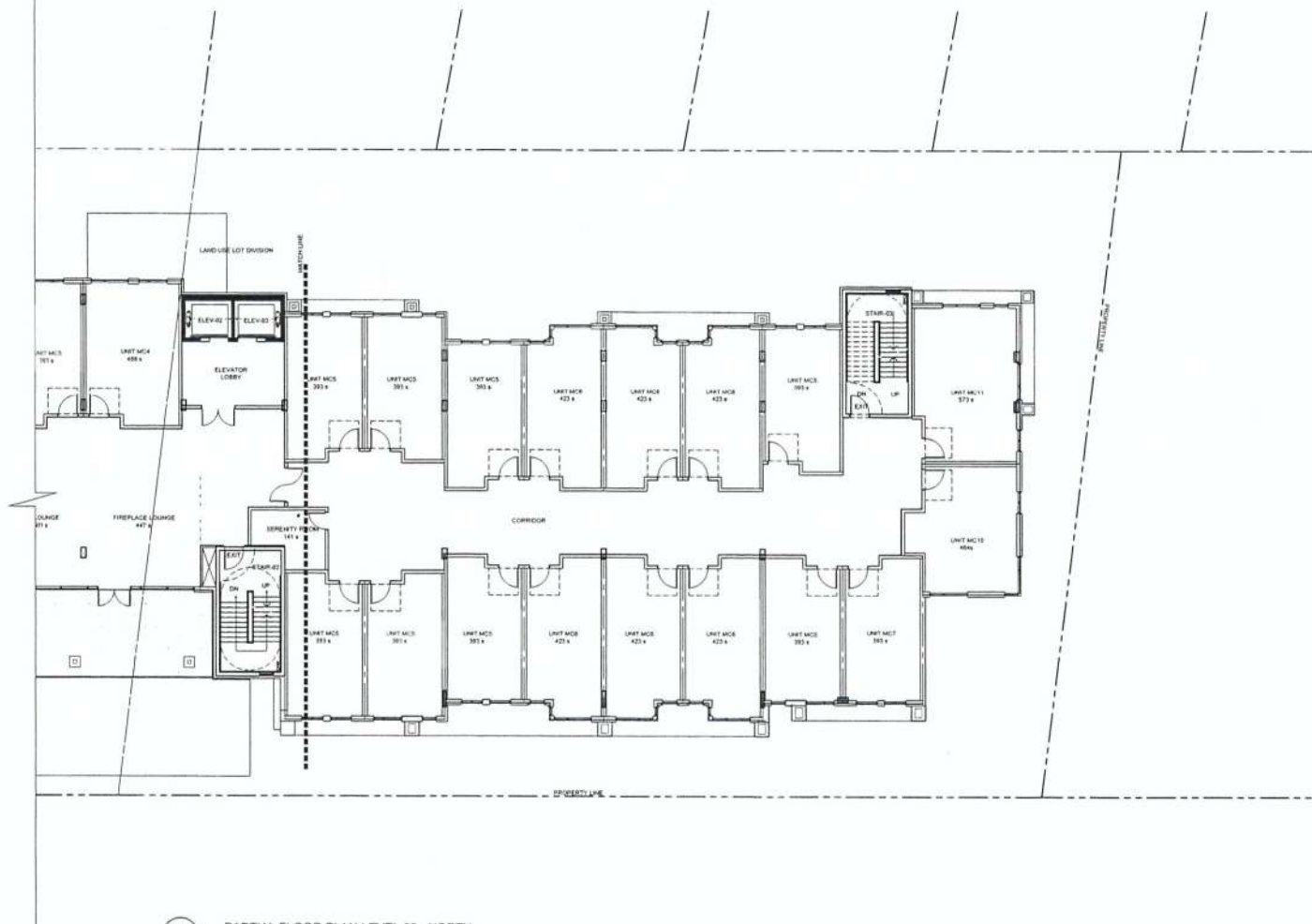
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Project Path: 100-2485 BELLEVUE AVE. EAST VANCOUVER, B.C. V7V 1E1

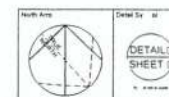
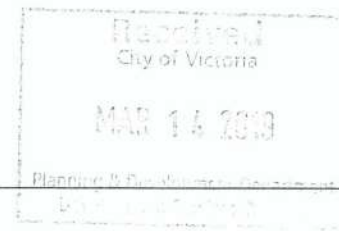
Received
City of Victoria
MAR 14 2013
Planning & Development Department
Department of Planning & Development



POST DATE: 14 MAR 14 2014 TIME: 15:27 AM FULL PATH AND FOLDER: P:\NCCA\17-0221- MAISON VICTORIA\301-001\MAISON VICTORIA\301-001\DP210.DWG IS AUTOMATICALLY SAVED TO THE PROJECT FOLDER



01
DP210 PARTIAL FLOOR PLAN LEVEL 03 - NORTH
1:100



DATE	ISSUED FOR	REV
2014-05-11	DIGITAL DEVELOPMENT PERMIT	A
2014-06-12	DEVELOPMENT PERMIT	B
2014-10-23	REVISED DEVELOPMENT PERMIT	C
2014-12-19	REVISED DEVELOPMENT PERMIT	D

This drawing has been prepared in accordance with the City of Victoria's Development Permit Regulations and the City of Victoria's Development Permit Regulations. It is the responsibility of the applicant to ensure that the drawing is in accordance with the City of Victoria's Development Permit Regulations.

This drawing has been prepared in accordance with the City of Victoria's Development Permit Regulations and the City of Victoria's Development Permit Regulations. It is the responsibility of the applicant to ensure that the drawing is in accordance with the City of Victoria's Development Permit Regulations.

Project No: 100-1100
Maison Victoria



Consultants
City of Victoria
City of Victoria
City of Victoria

Notes
1. This drawing is for informational purposes only.
2. This drawing is for informational purposes only.
3. This drawing is for informational purposes only.



Project Manager
City of Victoria
City of Victoria
City of Victoria

Project Manager
City of Victoria
City of Victoria
City of Victoria

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Project Manager
City of Victoria
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City of Victoria

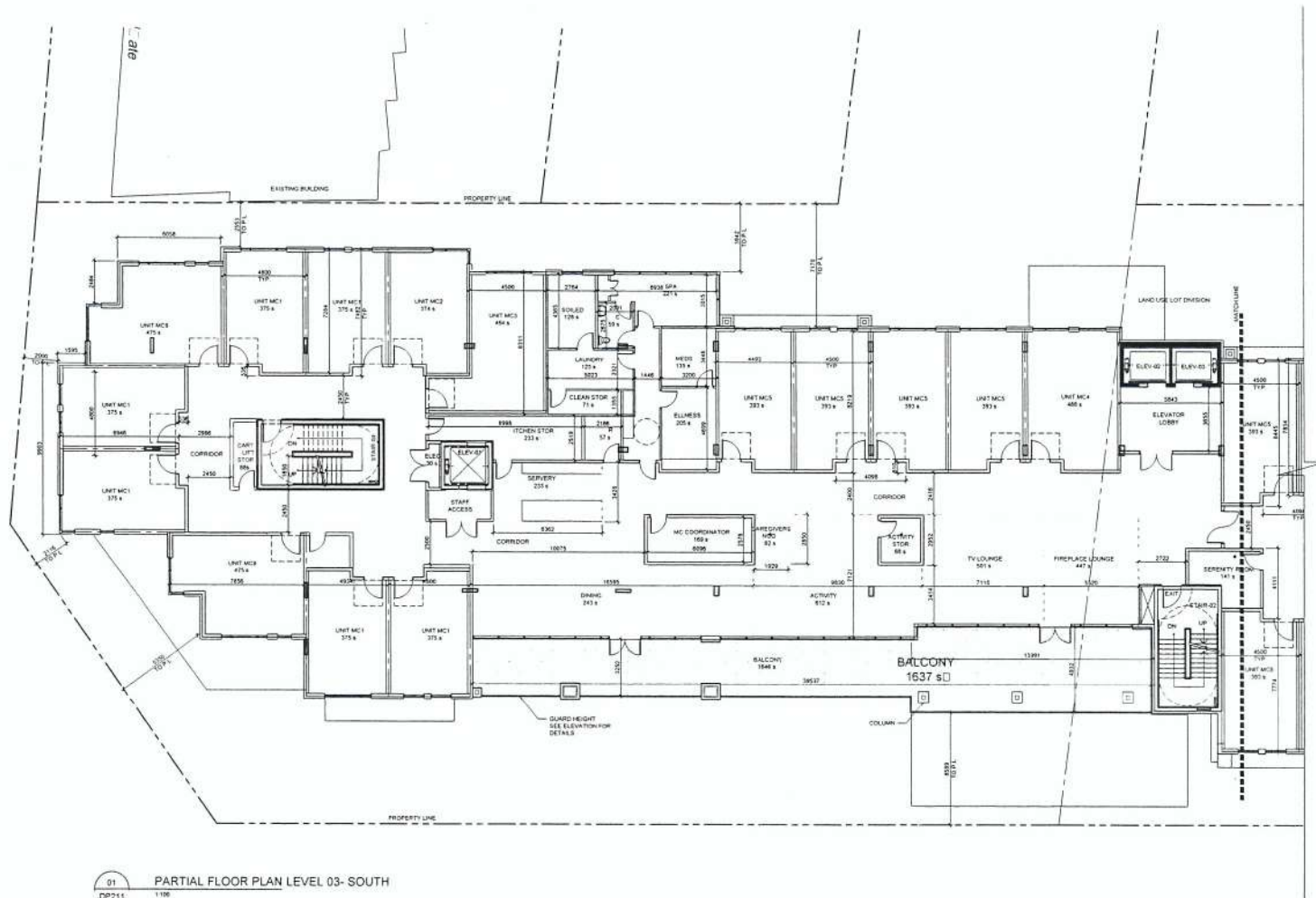
Project Manager
City of Victoria
City of Victoria
City of Victoria

Project Manager
City of Victoria
City of Victoria
City of Victoria

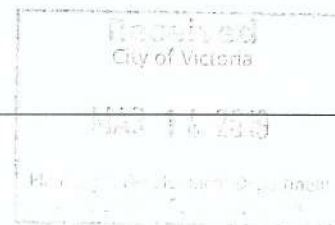
Project Manager
City of Victoria
City of Victoria
City of Victoria

Project Manager
City of Victoria
City of Victoria
City of Victoria

PROJECT: 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000



01 PARTIAL FLOOR PLAN LEVEL 03- SOUTH
DP211 1:100



DATE	ISSUED FOR	REV
2018-05-17	ORIGINAL DEVELOPMENT PERMIT	A
2018-06-12	DEVELOPMENT PERMIT	B
2018-10-23	REVISED DEVELOPMENT PERMIT	C
2019-02-15	REVISED DEVELOPMENT PERMIT	D

This drawing has been submitted to the City of Victoria for review and approval. It is the responsibility of the client and the architect to ensure that the drawing is accurate and that it complies with all applicable laws and regulations. The architect does not warrant the accuracy or completeness of the information provided in this drawing. The architect is not responsible for any errors or omissions in this drawing.

Project Name: Maison Victoria
Project Number: 161



Consultants:
Civil: MCE Consulting Services Ltd.
Landscaping: MCE Consulting Services Ltd.
Architectural: MCE Consulting Services Ltd.

Scale: 1:100



Project Manager: [Name]
Civil Engineer: [Name]
Architect: [Name]

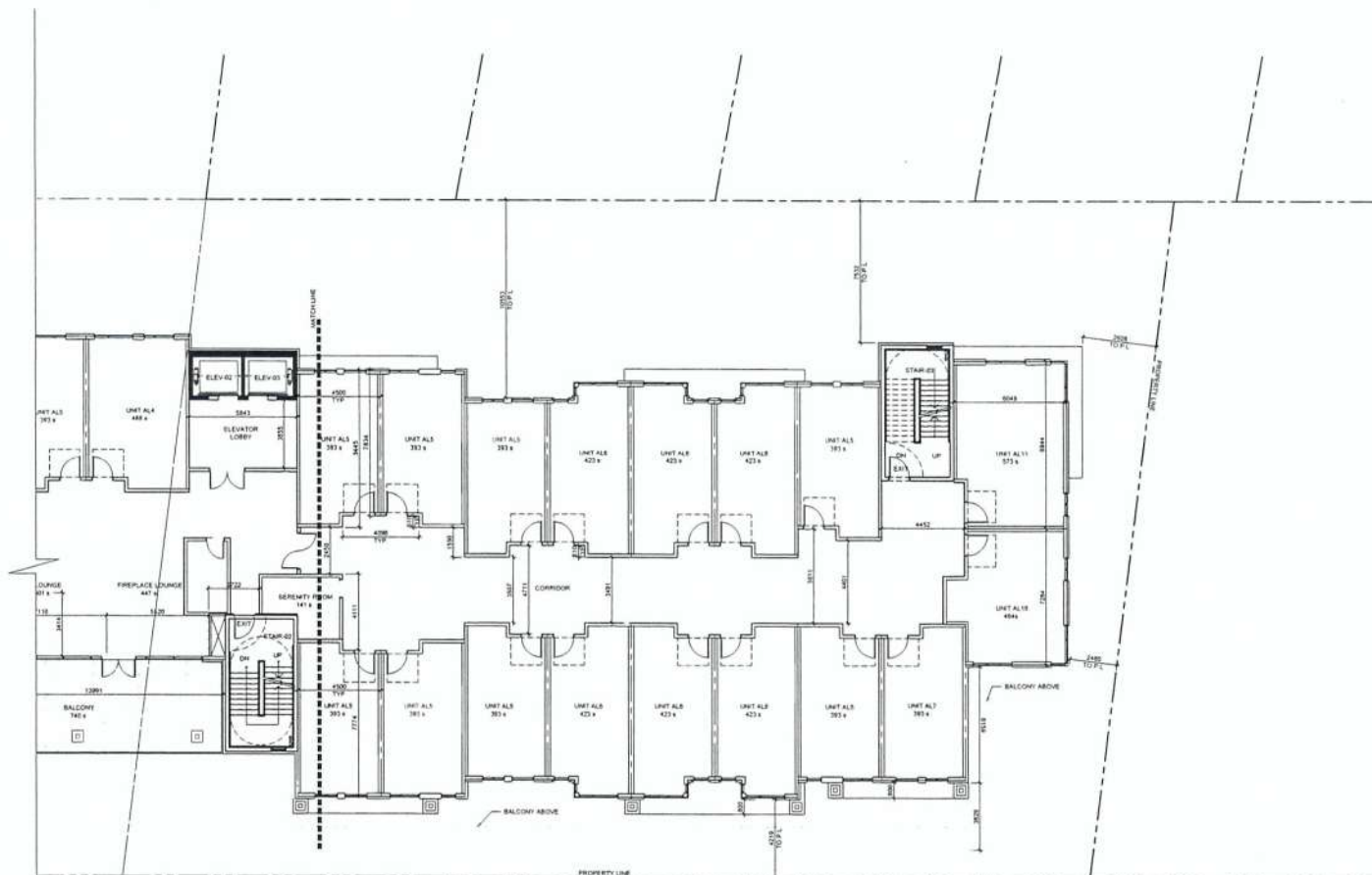
Client: MILLIEN REAL ESTATE CORPORATION
100-248 BELLUVE AVE
VICTORIA, B.C. V8V 1E1

Project: MAISON VICTORIA
100-248 BELLUVE AVE
VICTORIA, B.C. V8V 1E1

Sheet Title: PARTIAL FLOOR PLAN
LEVEL 03
SOUTH

Client: [Name]
Project: [Name]
Sheet: [Name]

Project Number: MCA-17-0221
Drawing Number: DP211

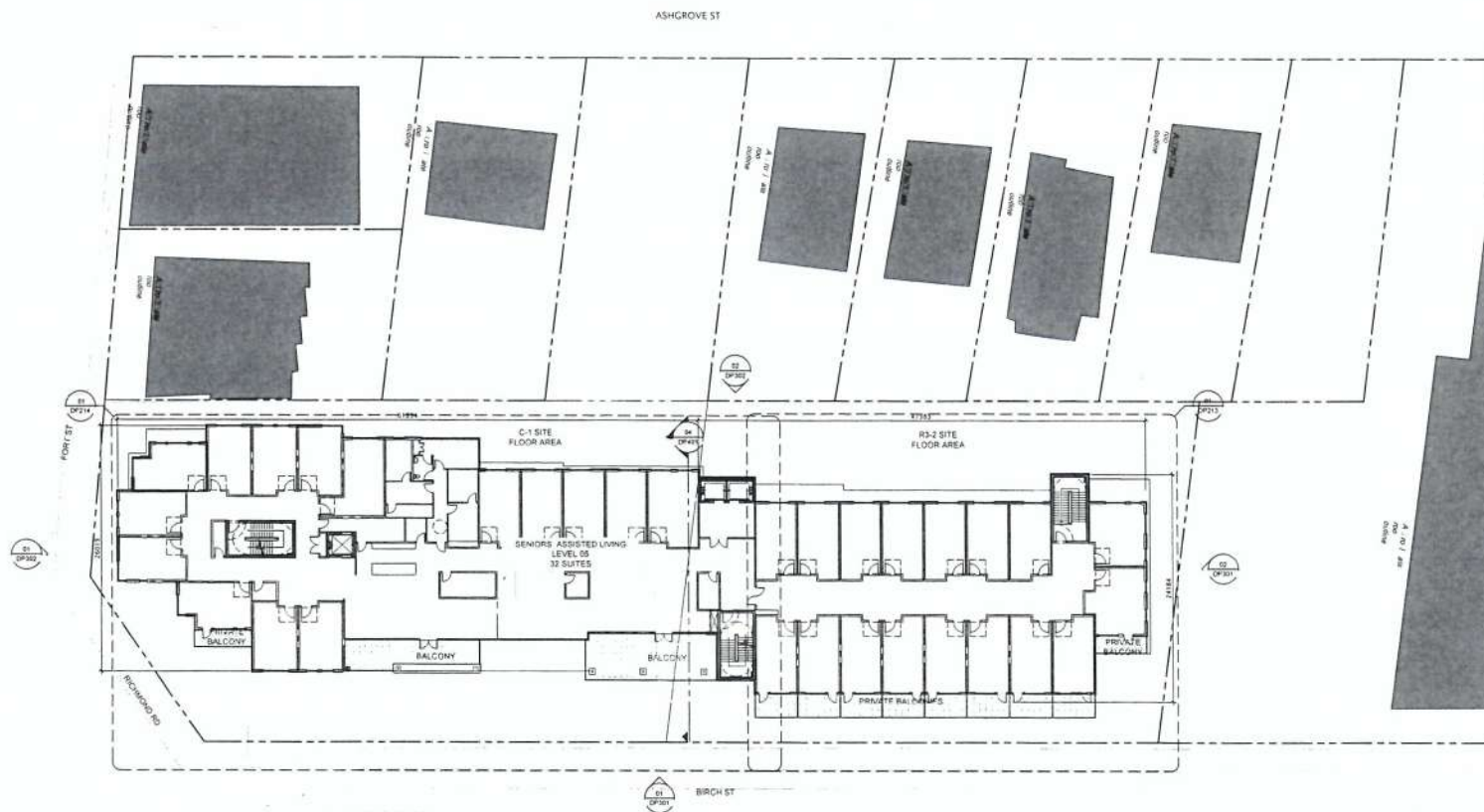


DATE	ISSUED FOR	PROJECT
2018-05-17	DIGITAL DEVELOPMENT PERMIT	A
2018-06-12	DEVELOPMENT PERMIT	B
2018-10-23	REVISED DEVELOPMENT PERMIT	C
2019-02-15	REVISED DEVELOPMENT PERMIT	D



Received
City of Montreal

DATE: 14 JUN 2019 TIME: 10:20 AM FILE: 100-2469-BELLEVUE-EST-LEVEL-05.DWG PROJECT: 100-2469-BELLEVUE-EST-LEVEL-05.DWG



01 OVERALL FLOOR PLAN LEVEL 05
DP212 1:200

City of Victoria
MAR 14 2023
Planning & Development
Department



DETAIL SHEET

DATE	ISSUED FOR	REV
2018-05-17	DIGITAL DEVELOPMENT PERMIT A	A
2018-06-12	DEVELOPMENT PERMIT	B
2018-10-23	REVISED DEVELOPMENT PERMIT C	C
2019-02-19	REVISED DEVELOPMENT PERMIT D	D

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Project Name: MAISON VICTORIA
Project No: 100-2469-BELLEVUE-EST-LEVEL-05

Scale: 1:200

NORR
100-2469-BELLEVUE-EST-LEVEL-05
100-2469-BELLEVUE-EST-LEVEL-05

Project Manager: C.A. Smith
Project Leader: C.A. Smith

Client: MILLIEN REAL ESTATE CORPORATION
100-2469-BELLEVUE-EST-LEVEL-05

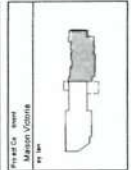
Project: MAISON VICTORIA
100-2469-BELLEVUE-EST-LEVEL-05

Drawing Title: OVERALL FLOOR PLAN LEVEL 05

Sheet No: DP212
Drawing No: 100-2469-BELLEVUE-EST-LEVEL-05

DATE	ISSUED FOR	REV
2019.05.17	DRAFT DEVELOPMENT PERMIT	A
2019.06.13	DEVELOPMENT PERMIT	B
2019.02.21	REVISED DEVELOPMENT PERMIT	C
2019.02.13	REVISED DEVELOPMENT PERMIT	D

This site plan, including all notes and details, is the property of the City of Victoria and shall remain the property of the City of Victoria. It is to be used for the purpose of the development permit only and shall not be used for any other purpose without the written consent of the City of Victoria. The City of Victoria does not warrant the accuracy or completeness of the information contained herein and shall not be liable for any errors or omissions. The City of Victoria does not warrant the accuracy or completeness of the information contained herein and shall not be liable for any errors or omissions.



PROPOSED DEVELOPMENT
MAISON VICTORIA
 100-108 BELLEVUE AVE
 VICTORIA, BC V8V 1E1

PREPARED BY
 NORR
 100-108 BELLEVUE AVE
 VICTORIA, BC V8V 1E1

PROJECT INFORMATION
 C.A. No. 100-108
 C.O. No. 100-108
 C.P. No. 100-108

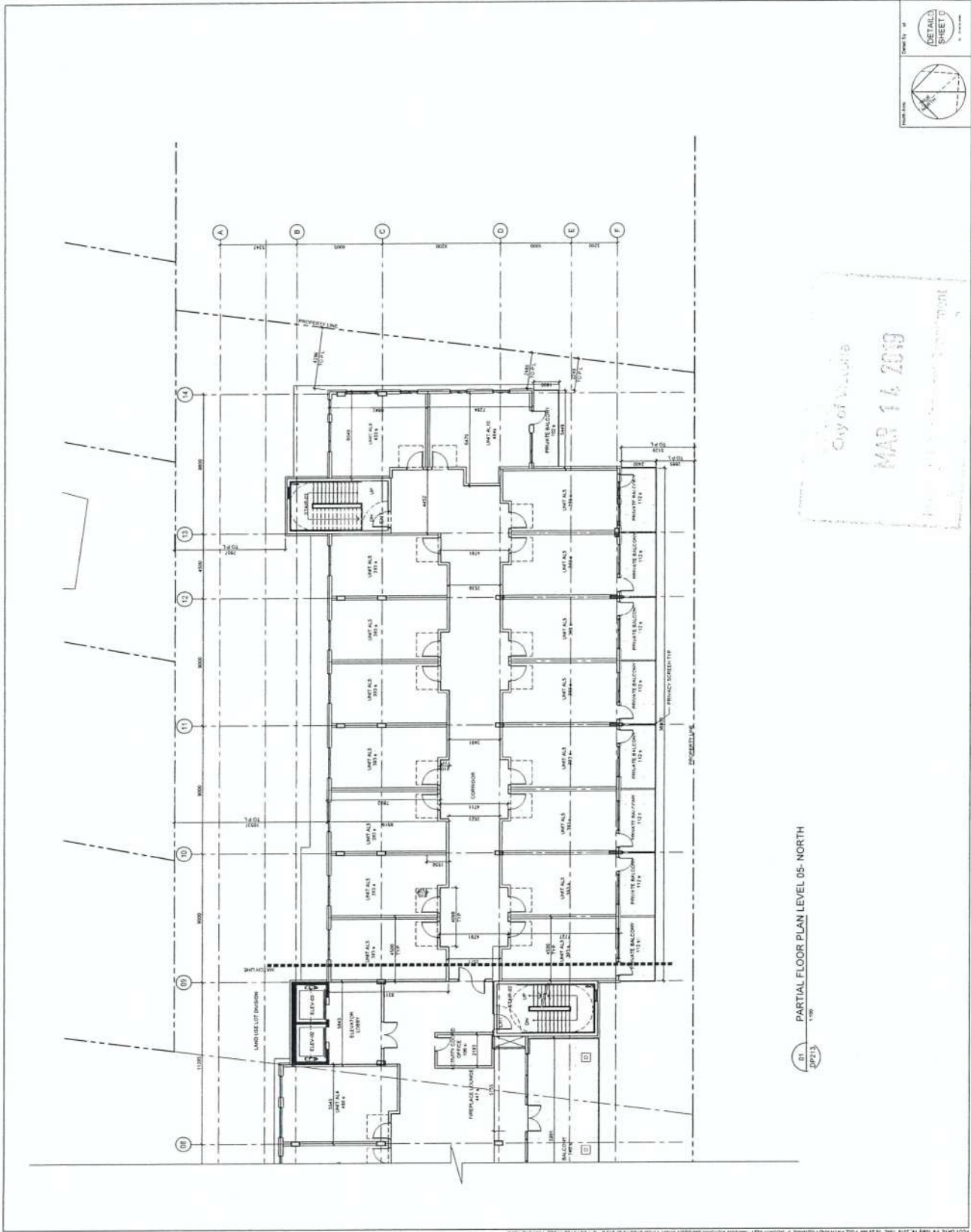
PROJECT INFORMATION
 C.A. No. 100-108
 C.O. No. 100-108
 C.P. No. 100-108

PROJECT INFORMATION
 C.A. No. 100-108
 C.O. No. 100-108
 C.P. No. 100-108

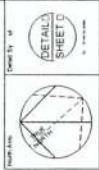
PROJECT INFORMATION
 C.A. No. 100-108
 C.O. No. 100-108
 C.P. No. 100-108

PROJECT INFORMATION
 C.A. No. 100-108
 C.O. No. 100-108
 C.P. No. 100-108

PROJECT INFORMATION
 C.A. No. 100-108
 C.O. No. 100-108
 C.P. No. 100-108



PARTIAL FLOOR PLAN LEVEL 05- NORTH



DETAIL SHEET
 100-108 BELLEVUE AVE
 VICTORIA, BC V8V 1E1

PROJECT INFORMATION
 C.A. No. 100-108
 C.O. No. 100-108
 C.P. No. 100-108

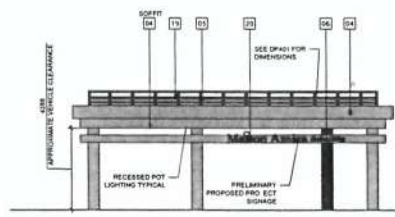
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 C.O. No. 100-108
 C.P. No. 100-108

PROJECT INFORMATION
 C.A. No. 100-108
 C.O. No. 100-108
 C.P. No. 100-108

PROJECT INFORMATION
 C.A. No. 100-108
 C.O. No. 100-108
 C.P. No. 100-108



02 PARTIAL EAST ELEVATION
1:100
DP301



03 ENTRY CANOPY DETAIL
1:100
DP301

- MATERIAL LEGEND**
- 01 NOT USED
 - 02 ALUMINUM FINISH (COLOUR CHARCOAL)
 - 03 PRE-FINISHED METAL FLASHING (COLOUR TO MATCH ADJACENT MATERIAL)
 - 04 WOOD LOOK PANEL (COLOUR MAHOGANY BROWN)
 - 05 WOOD LOOK ACCENT TRIM SLATS (COLOUR TO MATCH WOOD)
 - 06 METAL PANEL AND TRIMS (COLOUR CHARCOAL)
 - 07 METAL PANEL AND TRIMS (COLOUR LIGHT GREY)
 - 08 WASHWY BRICK (COLOUR CHARCOAL)
 - 09 CONCRETE BALUSTRADE CAP (COLOUR BROWN TO MATCH WOOD)
 - 10 WASHWY BRICK (COLOUR LINEN)
 - 11 CONCRETE WASHWY CAP (BRICK)
 - 12 PVC GLAZING SYSTEM w/ CLEAR ANODIZED WINDOW WALLINGS
 - 13 GLAZING SYSTEM SPANDREL PANEL (COLOUR TO MATCH ADJACENT GLAZING)
 - 14 GLAZING SYSTEM SPANDREL PANEL (COLOUR TO MATCH WOOD)
 - 15 GLAZING SYSTEM SPANDREL PANEL (COLOUR TO MATCH WOOD)
 - 16 EXTERIOR GLAZING ANODIZED WALLING (SEE DP401 FOR DIMENSIONS)
 - 17 EXTERIOR GLAZING w/ WALLING CAP (COLOUR CLEAR w/ CLEAR ANODIZED CAP)
 - 18 EXTERIOR MOUNTED DIRECTIONAL LIGHTING (FUTURE COLOUR CHARCOAL)
 - 19 PRE-FINISHED METAL PANEL (GLASS PANEL BALUSTRADE) (COLOUR CHARCOAL)
 - 20 SIGNAGE PANEL SYSTEM (COLOUR CHARCOAL)
 - 21 EXTERIOR ENTRY DOOR (TO MATCH ADJACENT MATERIAL)
 - 22 EXTERIOR OVERHEAD DOOR (TO MATCH ADJACENT MATERIAL)
 - 23 METAL LUMINOUS (COLOUR CHARCOAL)
- NOTES**
- 0101 OVERHANG TO BE METAL WOOD SHAPED FINISH TO MATCH WOOD BALUSTRADE ON FLAT ROOF

DATE	ISSUED FOR	REV
2018-05-17	DIGITAL DEVELOPMENT PERMIT	A
2018-06-12	DEVELOPMENT PERMIT	B
2018-10-23	REVISED DEVELOPMENT PERMIT	C
2018-02-15	REVISED DEVELOPMENT PERMIT	D

This drawing has been issued solely for the use of the Client and shall not be used for any other purpose without the written consent of the Architect. The Architect's Engineers Planners have not entered into a contract.

This drawing shall not be used for construction or other legal purposes without the written consent of the Architect or Engineer.

Printed Co. name
Maision Victoria
B.C.

Consultants
Civil: Milliken Consulting Services Ltd.
Landscape: L.A. and Associates Group, Inc.
Architectural: Norr Architects Engineers Planners

NORR

1300 4TH ST. SUITE 200
VICTORIA, B.C. V8W 2K7
TEL: 250.363.1111
WWW.NORRARCHITECTS.COM

MAISON VICTORIA
1900 RICHMOND RD
VICTORIA, B.C. V8C 1V8

Pre-Ad Manager C. A. Miller C. A. Miller	Pre-Ad Manager C. A. Miller C. A. Miller
Pre-Ad Manager C. A. Miller C. A. Miller	Pre-Ad Manager C. A. Miller C. A. Miller
Pre-Ad Manager C. A. Miller C. A. Miller	Pre-Ad Manager C. A. Miller C. A. Miller
Pre-Ad Manager C. A. Miller C. A. Miller	Pre-Ad Manager C. A. Miller C. A. Miller
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Pre-Ad Manager C. A. Miller C. A. Miller	Pre-Ad Manager C. A. Miller C. A. Miller
Pre-Ad Manager C. A. Miller C. A. Miller	Pre-Ad Manager C. A. Miller C. A. Miller
Pre-Ad Manager C. A. Miller C. A. Miller	Pre-Ad Manager C. A. Miller C. A. Miller

PROJECT: 1900 RICHMOND RD, VICTORIA, B.C. V8C 1V8
 DATE: 2018-11-15
 TIME: 2:30 PM
 DRAWN BY: J. MILLER
 CHECKED BY: J. MILLER
 PROJECT MANAGER: J. MILLER
 ARCHITECT: NORR ARCHITECTS ENGINEERS PLANNERS
 LANDSCAPE ARCHITECT: L.A. AND ASSOCIATES GROUP, INC.
 CIVIL ENGINEER: MILLIKEN CONSULTING SERVICES LTD.
 PROJECT NO.: 1900 RICHMOND RD
 SHEET NO.: 03
 SCALE: 1:100
 NORTH ARROW: (SEE DETAIL 01)

MAISON VICTORIA
City of Victoria
MAR 14 2019
Planning & Development Department
Development Services Division





02
DP303
1:100
NORTH ELEVATION



01
DP303
1:100
SOUTH ELEVATION

MATERIAL LEGEND	
1	NOT USED
2	ALUMINUM FINISH
3	PAINTED METAL FLASHING
4	WOOD-LOOK PANEL
5	WOOD-LOOK ACCEPT TRIMS, SLATS
6	METAL PANEL AND TRIMS
7	METAL PANEL AND TRIMS
8	WOOD-LOOK ACCEPT TRIMS, SLATS
9	CONCRETE MASONRY CAP
10	CONCRETE MASONRY CAP
11	CONCRETE MASONRY CAP
12	CONCRETE MASONRY CAP
13	CONCRETE MASONRY CAP
14	CONCRETE MASONRY CAP
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97	CONCRETE MASONRY CAP
98	CONCRETE MASONRY CAP
99	CONCRETE MASONRY CAP
100	CONCRETE MASONRY CAP

NOTES

1. ELEVATION TO BE METAL WOOD CLAD UP TO CHANGE DURING DETAILED DESIGN.

DATE	ISSUED FOR	REV
2019-05-17	DIGITAL DEVELOPMENT PERMIT A	A
2019-06-13	DEVELOPMENT PERMIT	B
2019-10-23	REVISED DEVELOPMENT PERMIT C	C
2019-02-13	REVISED DEVELOPMENT PERMIT D	D

This drawing has been reviewed by the client and there are no re-submissions. It is the client's responsibility to ensure that all information is correct and that all necessary permits are obtained. The client is responsible for obtaining all necessary permits and for ensuring that the drawing is used in accordance with the intended purpose.

Prepared by	Maeson Victoria
Drawn by	
Checked by	
Approved by	

Consultants:
Maeson Victoria
Architectural
Maeson Victoria Consulting Services Ltd.
100-2489 BELLEVUE AVE
V8R 4R2

Scale:

NORR
100-2489 BELLEVUE AVE
V8R 4R2
NORR ARCHITECTS ENGINEERS PLANNERS
100-2489 BELLEVUE AVE
V8R 4R2

Project Manager: Dan
Client: Maeson Victoria
Project Leader: Dan
Drawn by: Dan

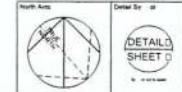
Client: MILLIEN REAL ESTATE CORPORATION
100-2489 BELLEVUE AVE
EST VANCOUVER, B.C. V7V 1E1

Project: MAISON VICTORIA
100-2489 BELLEVUE AVE
V8R 4R2

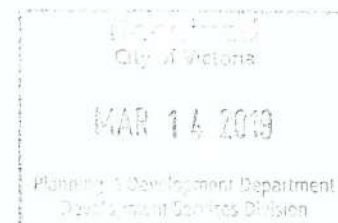
Drawn by: Building Elevations
North & South

Client: Maeson Victoria	Scale: 1:100
Project No: NC-17-0221	Drawn by: DP303

Received
City of Victoria
MAR 14 2019
Planning & Development Department
Development Services Division



DETAIL SHEET



NOTE
COLOURED RENDERINGS ARE FOR SITE AND MATERIAL CONTEXT TO
DEMONSTRATE INTENT OF MATERIAL FINISHES AND SHD. BUILDING SCALE
IN CONTEXT
SCALE INDICATED IS APPROXIMATED FROM ELEVATIONS
SEE DP301-DP303 FOR DETAIL NOTES AND DIMENSIONS (TO SCALE)



DATE	ISSUED FOR
2018-05-17	DIGITAL DEVELOPMENT PERMIT
2018-06-12	DEVELOPMENT PERMIT
2018-10-20	REVISED DEVELOPMENT PERMIT
2018-02-15	REVISED DEVELOPMENT PERMIT

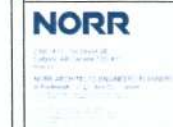
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Project Co - client
Maison Victorine
ex - les

Consultants	
Civil	McElhattey Consulting Services 11
Sanitation & Architectural	Le and North Group (B) Civil Near Architects Engineers Planners

Leary



Project Manager: C.A. Brown, III	Director: C. Olin
Project Leader: C. Olin	Check out: C.A. Brown, III

Client
MILLIKEN REAL ESTATE
CORPORATION
100-2489 BELLEVUE AVE
EST VANCOUVER, B C V7V 1E1

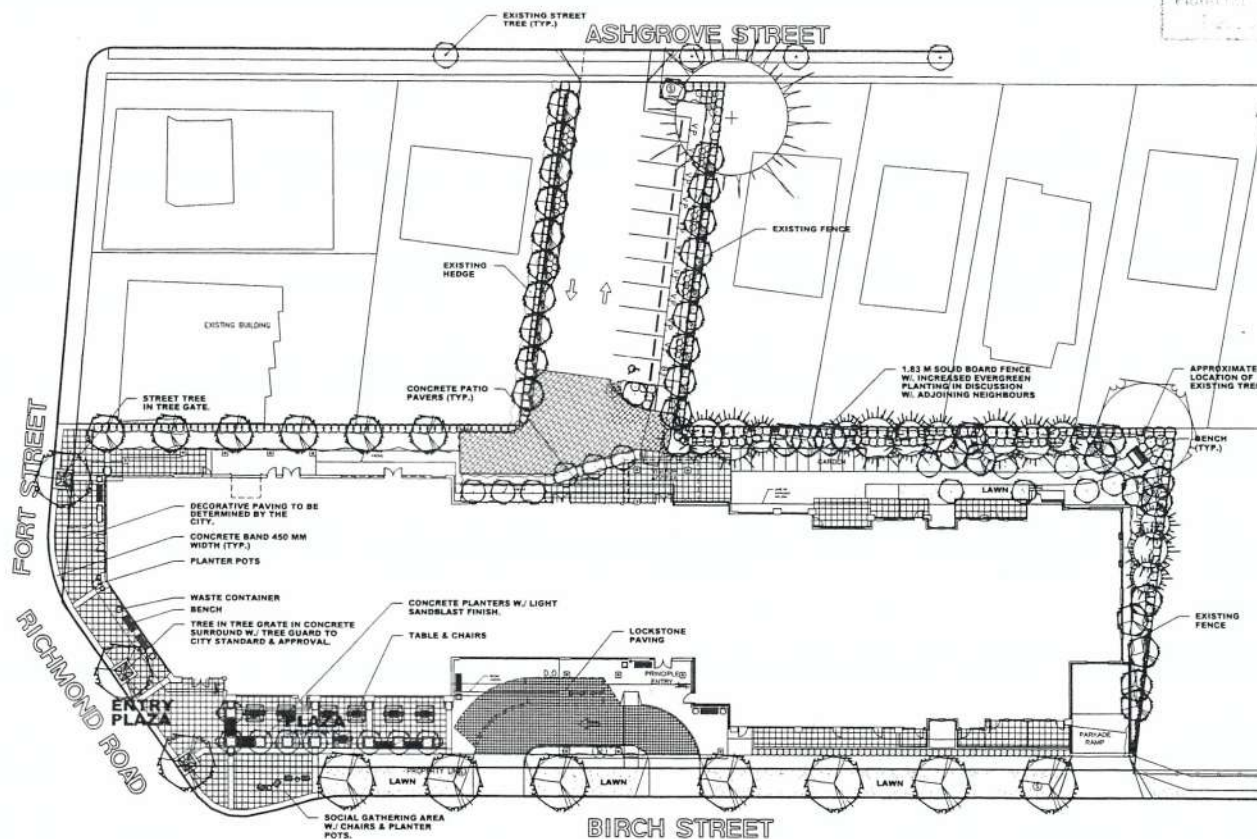
Pro ad:
MAISON VICTORIA
 1900 RICHMOND RD
 VICTORIA, B.C.
 V8R 4R2

Drawing Title
EXTERIOR ELEVATIONS
SITE CONTEXT

Chart Scale (as in photo reduced)
0 1 inch 0 10
Project No. NCCA-17-0221
Drawing No. DP304

MAR 14 1969

Planning & Design: 2000-2001



LEGEND

- [illegible]

NOTES

LANDSCAPE AREAS ARE TO BE IRRIGATED WITH A FULLY AUTOMATIC UNDERGROUND IRRIGATION SYSTEM.

THIS DRAWING IS CONCEPTUAL ONLY AND NOT INTENDED FOR CONSTRUCTION PURPOSES.

THIS DRAWING IS FOR SOFT LANDSCAPE ONLY.



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This drawing shall not be used for construction purposes until the seal appearing hereon is signed and dated by the Architect or Engineer.

Project Component
Maison Virtuelle

1

1

11

Conductivity	
Dye	Indigo
Landscaping	Lawns

Structural	Yes
Mechanical	Yes
Electrical	Yes

Seas)

1

100

100

NOI

12300 411 1000 2000 3000 4000 5000 6000 7000 8000 9000 10000 11000 12000 13000 14000 15000 16000 17000 18000 19000 20000 21000 22000 23000 24000 25000 26000 27000 28000 29000 30000 31000 32000 33000 34000 35000 36000 37000 38000 39000 40000 41000 42000 43000 44000 45000 46000 47000 48000 49000 50000 51000 52000 53000 54000 55000 56000 57000 58000 59000 60000 61000 62000 63000 64000 65000 66000 67000 68000 69000 70000 71000 72000 73000 74000 75000 76000 77000 78000 79000 80000 81000 82000 83000 84000 85000 86000 87000 88000 89000 90000 91000 92000 93000 94000 95000 96000 97000 98000 99000 100000

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Journal of Internal Medicine 247: 115–121

100

Project Manager
C. Agnew
Project Number

C. Clark
Client MULLIKEN

#100-2489 BE
WEST VANCO
MTV 161

Project
MAISON

1500 RICHMOND
VICTORIA, B.C.
V8B 4B2

Drawing Title
LANDSCAPE

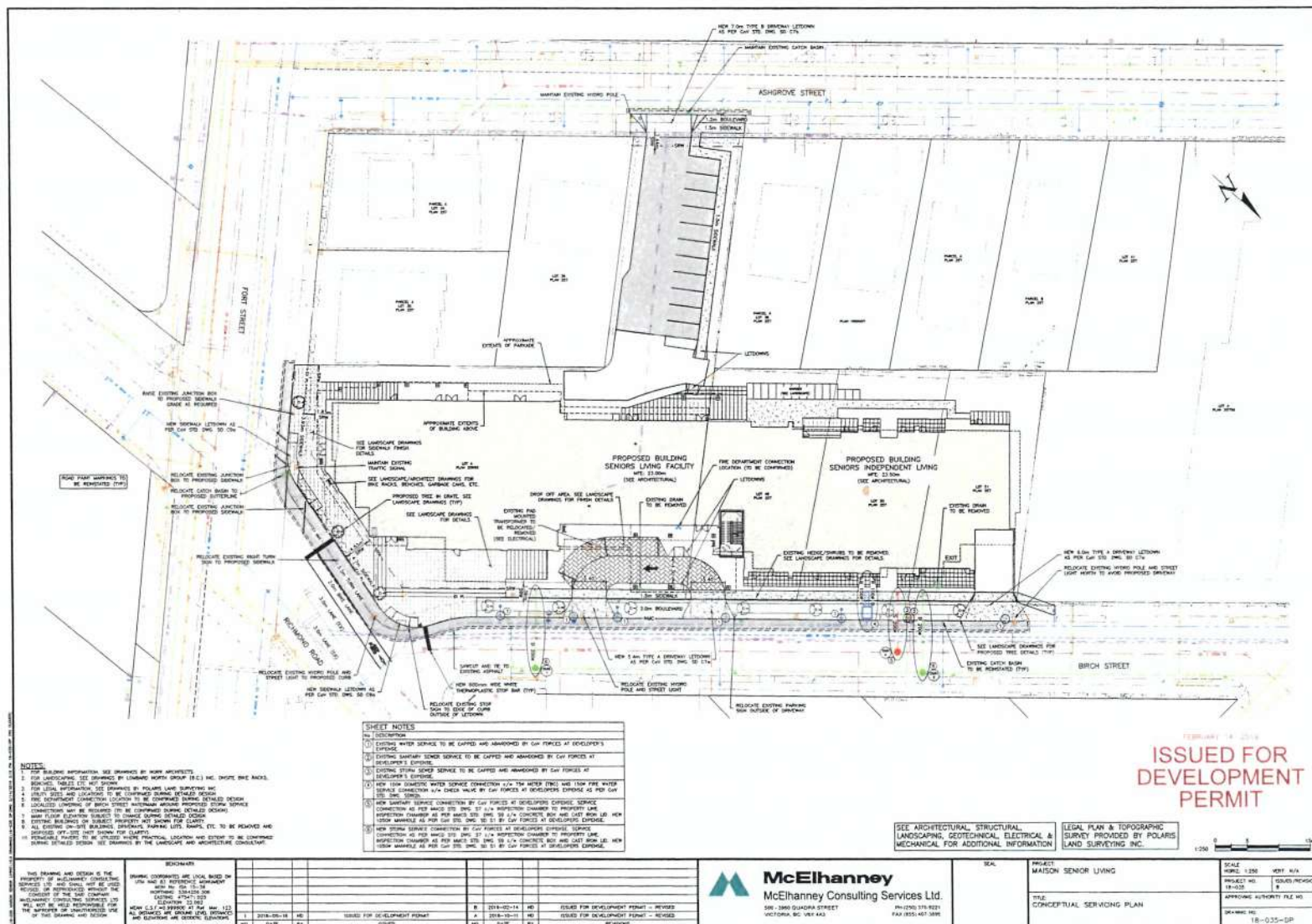
PLAN

100

Check Scale (mgp)

Project No.	14C
Drawing No.	14C-1

11



ISSUED FOR
DEVELOPMENT
PERMIT

SHEET NOTES

1. FOR BUILDING INFORMATION SEE DRAWINGS BY OTHER ARCHITECTS.
2. FOR LANDSCAPING SEE DRAWINGS BY LANDSCAPE ARCHITECTS (L.A.) INC. (INCLUDE BIRD BATHS, SEATING, TABLES ETC. NOT SHOWN).
3. FOR LEGAL INFORMATION SEE DRAWINGS BY POLARIS LAND SURVEYING INC. (L.S.I.) (INCLUDE BOUNDARY LINES, EASEMENTS, ETC.).
4. EXISTING UTILITIES AND LOCATIONS TO BE SHOWN IN DETAIL. EXISTING UTILITIES TO BE SHOWN IN DETAIL. EXISTING UTILITIES TO BE SHOWN IN DETAIL.
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10. EXISTING UTILITIES AND LOCATIONS TO BE SHOWN IN DETAIL. EXISTING UTILITIES TO BE SHOWN IN DETAIL. EXISTING UTILITIES TO BE SHOWN IN DETAIL.

SEE ARCHITECTURAL, STRUCTURAL, LANDSCAPING, GEOTECHNICAL, ELECTRICAL & MECHANICAL FOR ADDITIONAL INFORMATION

LEGAL PLAN & TOPOGRAPHIC SURVEY PROVIDED BY POLARIS LAND SURVEYING INC.

McElhanney
McElhanney Consulting Services Ltd.
501 - 1800 QUADRA STREET
VICTORIA, BC V8Y 4K4
PH (250) 375 9221
FAX (250) 457 3585

PROJECT: MAISON SENIOR LIVING
TITLE: CONCEPTUAL SERVICES PLAN
DATE: 18-03-2018

SCALE: 1:250
PROJECT NO: 18-03-2018
DRAWING NO: 18-035-01P

City of Victoria
MAR 14 2018
Planning & Development Department
Development Services Division