

# DEVELOPMENT PERMIT



## APPROVED ISSUANCE OF DEVELOPMENT PERMIT NO. DP18-0157

**Issued To:** City of Kelowna; The Owners Strata EPS3994  
**Site Address:** 460 Doyle Avenue  
**Legal Description:** Lot 1, DL 139, ODYD, Plan EPP44677, except Air Space Plan EPP44678  
**Zoning Classification:** C7 – Central Business Commercial  
**Development Permit Area:** Civic Precinct Comprehensive Development Permit Area

### SCOPE OF APPROVAL

This Permit applies to and only to those lands within the Municipality as described above, and any and all buildings, structures and other development thereon.

This 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, noted in the Terms and Conditions below.

The issuance of a Permit limits the Permit Holder to be in strict compliance with regulations of the Zoning Bylaw and all other Bylaws unless specific Variances have been authorized by the Permit. No implied Variances from bylaw provisions shall be granted by virtue of drawing notations that are inconsistent with bylaw provisions and that may not have been identified as required Variances by the applicant or Municipal staff.

### 1. TERMS AND CONDITIONS

THAT Council authorizes the issuance of Development Permit No. DP18-0157 for Lot 1, DL 139, ODYD, Plan EPP44677, except Air Space Plan EPP44678, located at 460 Doyle Ave, Kelowna, BC subject to the following:

1. The location of signs to be constructed on the building be in accordance with Schedule "A,"
2. The exterior design, finish, and size of signs to be constructed on the building be in accordance with Schedule "B";

AND FURTHER THAT this Development Permit is valid for two (2) years from the date of Council approval, with no opportunity to extend.

### 2. PERFORMANCE SECURITY

None required.

### 3. DEVELOPMENT

The land described herein shall be developed strictly in accordance with the terms and conditions and provisions of this Permit and any plans and specifications attached to this Permit that shall form a part hereof.

If the Permit Holder does not commence the development permitted by this Permit within two years of the date of this Permit, this Permit shall lapse.

**This Permit IS NOT a Building Permit.**

### 4. INDEMNIFICATION

Upon commencement of the works authorized by this Permit the Developer covenants and agrees to save harmless and effectually indemnify the Municipality against:

- a) All actions and proceedings, costs, damages, expenses, claims, and demands whatsoever and by whomsoever brought, by reason of the Municipality said Permit.
- b) All costs, expenses, claims that may be incurred by the Municipality where the construction, engineering or other types of works as called for by the Permit results in damages to any property owned in whole or in part by the Municipality or which the Municipality by duty or custom is obliged, directly or indirectly in any way or to any degree, to construct, repair, or maintain.

### 5. APPROVALS

Issued and approved by Council on the 13th day of August, 2018.

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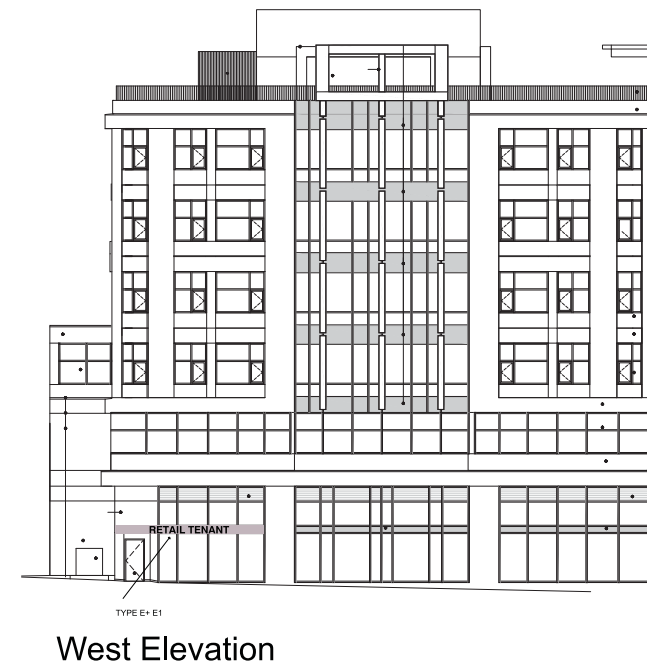
Ryan Smith, Community Planning Department Manager  
Community Planning & Real Estate

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Date

**The PERMIT HOLDER is the CURRENT LAND OWNER.  
Security shall ONLY be returned to the signatory of the  
Landscape Agreement or his or her designates**

# INNOVATION CENTRE KELOWNA - SIGNAGE GUIDELINES



## SIGNAGE TYPE:

### TYPE A: ENTRY SIGN

ADDRESS: 1/2" Thick silver scratch aluminum sign Standing up right on top of glass canopy.

### TYPE B: BUILDING NAME

24" X 1/2" thick horizontal brushed silver pinned aluminum lettering. Stood off 1" from fascia.

### TYPE C: RETAIL TENANT

12" X 1/2" Thick brushed silver aluminum dimensional lettering. Standing up right on top of glass canopy.

### TYPE D: RETAIL TENANT

12" maximum height X 1/2" Thick brushed silver aluminum dimensional lettering. Standing up right on top of metal canopy.

### TYPE D1: RETAIL TENANT

Face lit Channel Letters, 12" maximum height mounted on single standard Signcomp 5" narrow channel letter raceway. Standing up right on top of metal canopy.

### TYPE E: RETAIL TENANT

15" X 1/2" Thick brushed silver pinned aluminum dimensional lettering. Stood off from fascia 1".

### TYPE E1: RETAIL TENANT

Face lit Channel Letters, 15" maximum height mounted on single standard Signcomp 5" narrow channel letter raceway. Mounted directly to fascia.

## SCHEDULE A

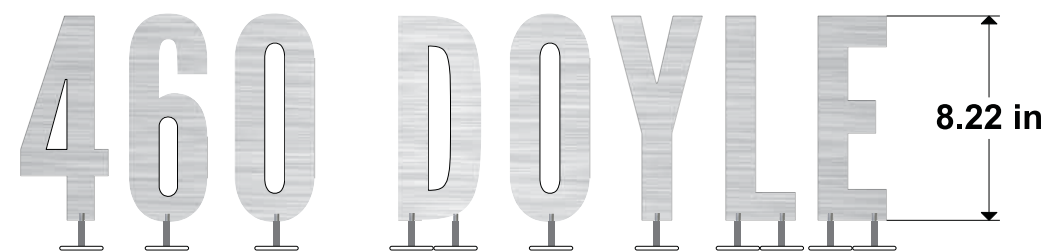
This forms part of application  
# DP14-0093-04

Planner  
Initials TA



# INNOVATION CENTRE KELOWNA - SIGNAGE GUIDELINES

## TYPE A: ADDRESS SIGN EXISTING- Sign provided by owner

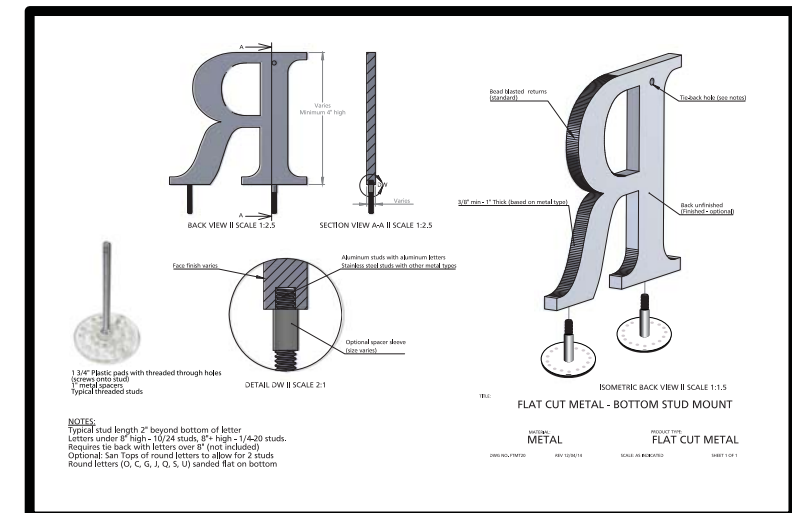


### Signage Detail: Canopy Sign

8.25" MAXIMUM HEIGHT GLASS CANOPY MOUNTED  
ALUMINUM LETTERS

Cut from 1/2" thick aluminum. Horizontal brush with  
low gloss clear coat. Bottom stud mount.  
Sign is standing upright and mounted to glass  
canopy

Clean surface with CRL Solvent Degreaser  
Glue Studs to surface with CRL UV Adhesive.





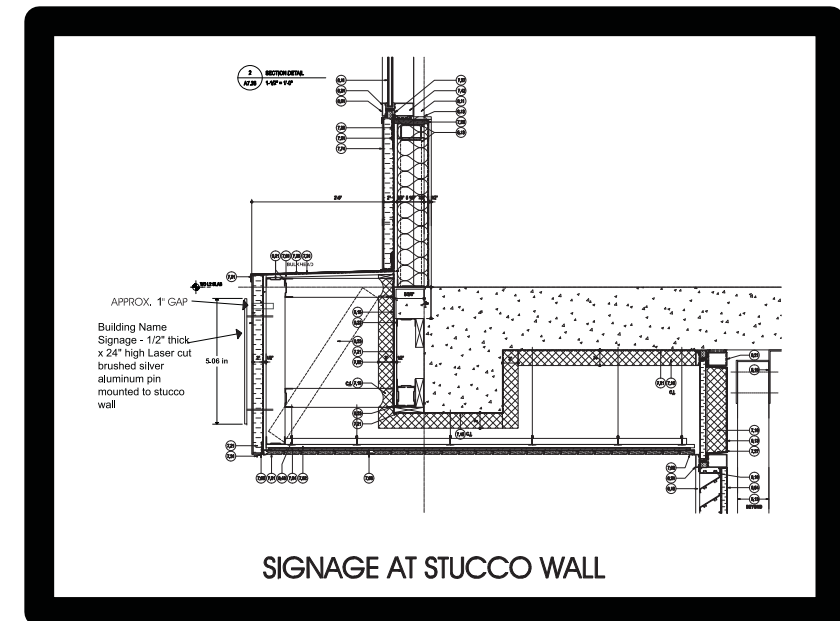
# INNOVATION CENTRE KELOWNA - SIGNAGE GUIDELINES

## SIGN TYPE B: BUILDING NAME level 2 - Sign provided by OWNER



### Signage Detail: Facia Sign

24" Maximum height X 1/2" thick horizontal brushed silver pinned aluminum lettering. Stood off 1" from fascia.



# INNOVATION CENTRE KELOWNA - SIGNAGE GUIDELINES

## TYPE C: RETAIL TENANT level 1- Sign provided by tenant

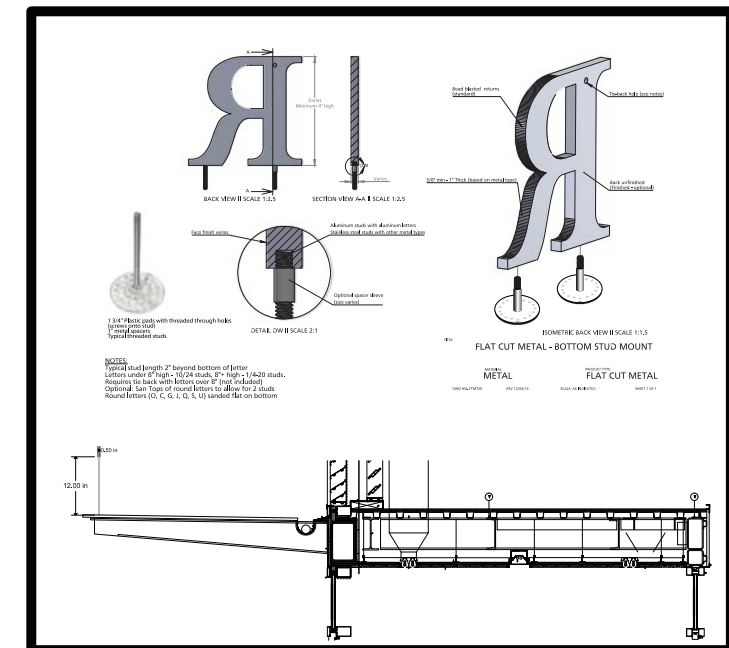
12.00 in RETAIL TENANT

### Signage Detail: Canopy Sign

12" MAXIMUM HEIGHT FOR GLASS CANOPY  
ALUMINUM LETTERS

Cut from 1/2" thick aluminum. Horizontal brush with  
low gloss clear coat. Bottom stud mount.  
Sign is standing upright and mounted to glass  
canopy

Clean surface with CRL Solvent Degreaser  
Glue Studs to surface with CRL UV Adhesive.

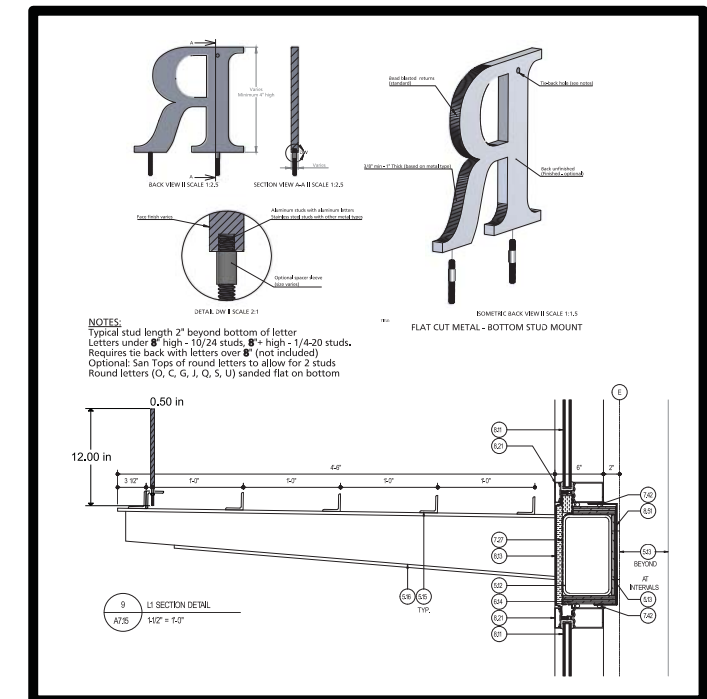




# INNOVATION CENTRE KELOWNA - SIGNAGE GUIDELINES

## TYPE D: RETAIL TENANT level 1- Sign provided by tenant

12.00 in **RETAIL TENANT**



### Signage Detail: Canopy Sign

12" MAXIMUM HEIGHT FOR CANOPY MOUNTED ALUMINUM LETTERS

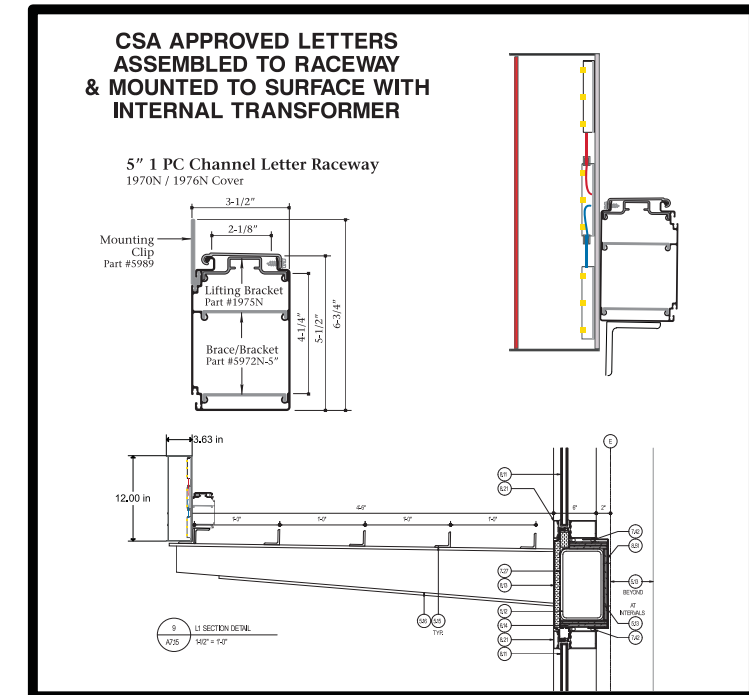
Cut from 1/2" thick aluminum. Horizontal brush with low gloss clear coat. Bottom stud mount. Standing upright and attached to angle on top of canopy.



# INNOVATION CENTRE KELOWNA - SIGNAGE GUIDELINES

# TYPE D1: RETAIL TENANT

level 1- Sign provided by tenant



## Signage Detail: Canopy Sign

Face lit Channel Letters, 3 1/2" Deep  
12" maximum height mounted  
on single standard Signcomp  
5" narrow channel letter raceway.  
Standing upright and mounted on  
to metal canopy.





# INNOVATION CENTRE KELOWNA - SIGNAGE GUIDELINES

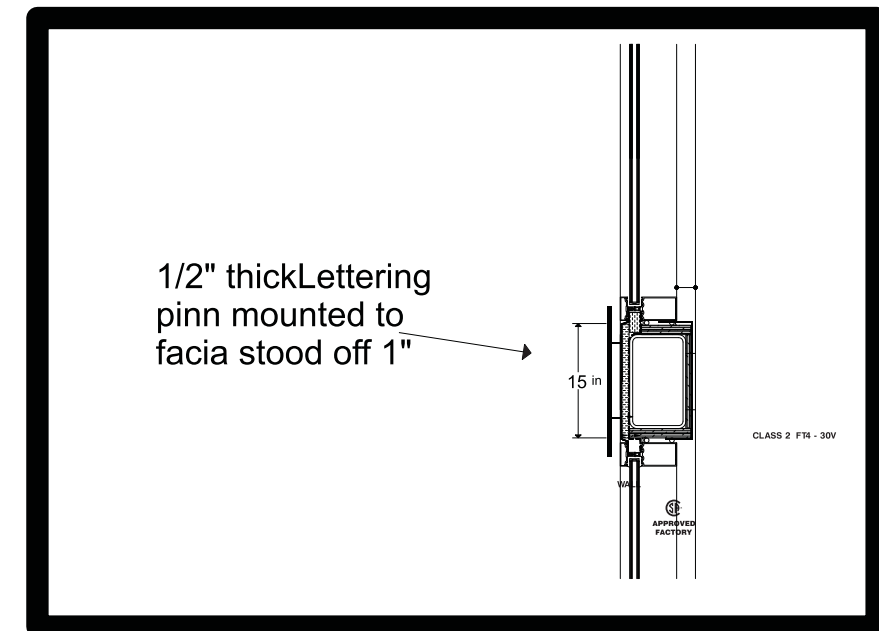
## TYPE E: RETAIL TENANT level 1- Sign provided by tenant

### RETAIL TENANT

#### Signage Detail: Facia Sign

15" Maximum height X 1/2" thick horizontal brushed silver pinned aluminum lettering.

Stood off 1" from fascia.



# INNOVATION CENTRE KELOWNA - SIGNAGE GUIDELINES

## TYPE E1 : RETAIL TENANT level 1- Sign provided by tenant

15.00 in RETAIL TENANT

### Signage Detail: Facia Sign

Face lit Channel Letters, 3 1/2" Deep  
15" maximum height mounted  
on single standard Signcomp  
5" narrow channel letter raceway. Mounted  
to facia.

