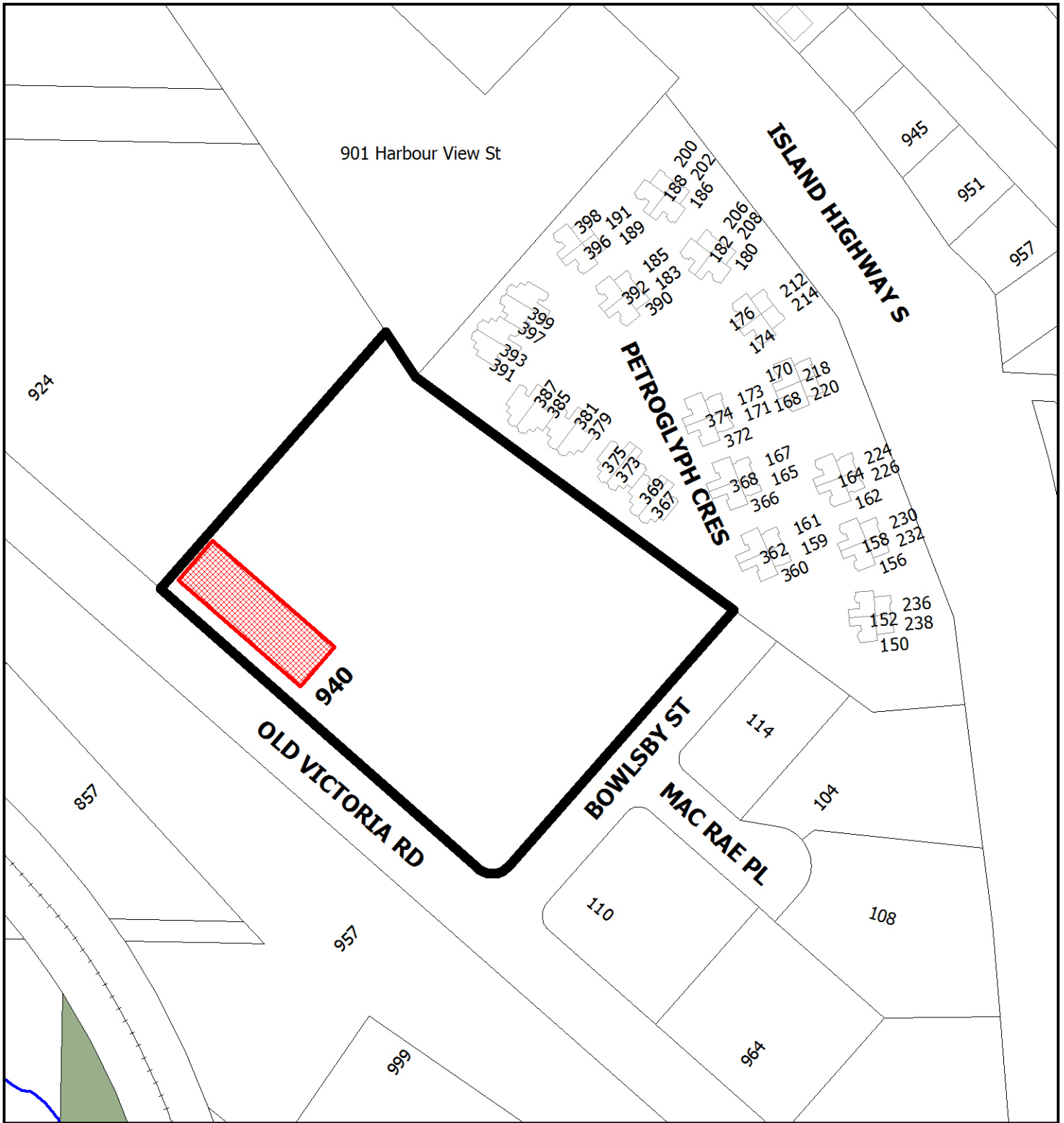


**ATTACHMENT A
LOCATION PLAN**



LIQUOR LICENCE APPLICATION NO. LA000128

LOCATION PLAN

Civic: 940 Old Victoria Road
Lot 2, Section 1, Nanaimo District,
Plan 32980



-  Subject Property
-  Location of the Brewery



Royal Canadian
Mounted Police

ATTACHMENT B RCMP RESPONSE

Security Classification
/Designation
Classification/désignation

I Unclassified

Your File - Votre référence

Our File - Notre référence

RCMP Nanaimo
303 Prideaux Street
Nanaimo, BC V9R 2N3

City of Nanaimo
455 Wallace St, Nanaimo, BC
Attention: Dave Stewart - Planning

Date

January 5, 2018

Re: LA000128 – Wolf Brewery

It is our understanding that Mr Sayaz Sattar has made application, on behalf of Wolf Brewing Company, for a manufacture's lounge endorsement which would permit the sale of alcohol beverages onsite. We have reviewed Mr Sattar's letter of rationale.

Wolf Brewing is situated in a commercial area of Old Victoria Road with minimal interface to adjacent residential neighbourhoods. It is unlikely that a licensed lounge would have any impact on the peace, quiet and enjoyment of the community.

The Nanaimo RCMP have not responded to any incidents in or around the immediate vicinity of this property of public disorder or noise which would have any relevance to the application for a liquor license. The proposed application is not anticipated to impact on policing resources or criminal activity in the community. We have no objections to the proposed application.

Thank you for the opportunity to comment on this application. If you require further information, please contact Corporal David LaBerge of the Bike Patrol Unit at 250.755.3270

Yours truly,

Cameron W. Miller, Superintendent
Officer in Charge
Nanaimo RCMP Detachment

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: Inappropriate location.

For Residents	For Businesses
Name: _____	Business Name: _____
Address: <u>150 Bowlsby St.</u>	Address: _____
Signature: <u>G. Howard</u>	Signature: _____

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: AS A LOCAL RESIDENT, I WILL NOT ENDORSE ANY FURTHER CONCERN OVER "NOISE" AS WE ALREADY HAVE ALMOST NON-STOP TRUCKING BUSINESS IN THAT AREA. TO HAVE POTENTIAL NOISE IN EVENING & ESPECIALLY ON SUNDAY IS NOT ACCEPTABLE.

For Residents	For Businesses
Name: _____	Business Name: _____
Address: <u>156 Bowlsby St.</u>	Address: _____
Signature: <u>W. Beal</u>	Signature: _____

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: I have concerns about the noise level emanating from the outdoor patio. Although we were a light industrial zone, this was a very quiet area and noise carried very clearly on a Summer's night. Also am concerned that the evening hours could be extended, as some pubs stay open much later.

For Residents	For Businesses
Name: _____	Business Name: _____
Address: <u>171 BOWLSBY STREET</u>	Address: _____
Signature: <u>Mayorie J. Adams</u>	Signature: _____

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: _____

For Residents

For Businesses

Name: _____ Business Name: _____
 Address: 212 BOWLSBY ST. Address: _____
 Signature: [Signature] Signature: _____

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: I am concerned about noise. + hours being extended once they've had the lounge. And another concern is drinking drivers along Old Victoria Rd.

For Residents

For Businesses

Name: _____ Business Name: _____
 Address: 360 Petroglyph Cres. Man. Address: _____
 Signature: [Signature] Signature: _____

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: Petroglyph Cres and Bowsby Street is a seniors complex and we do NOT need a liquor in this area and especially not an outdoor patio with loud music. I highly disagree with this proposed plan.

For Residents

For Businesses

Name: _____ Business Name: _____
 Address: 362- Petroglyph Cres Address: _____
 Signature: B B Ingleton Signature: _____

I SUPPORT THE APPLICATION.

I DO NOT SUPPORT THE APPLICATION.

Comments: I live in Newport Vista Village, just below Old Victoria Rd. + the end of Bowdoy. This is a private complex (55+ age group) & property. The beer company already creates rowdy noise in good weather. We all moved here for peace, quiet & safety. We already have unwelcome & uninvited, suspicious characters wandering thru our "Private Property" even though there are "Private" signs.

Name: _____ Business Name: _____

Address: 374 Petroglyph Cres _____ Address: _____

Signature: _____ Signature: _____

We also don't want any activity that would lower our property values. Pat Whitaker

LA000128-2, 940 Old Victoria Road

I SUPPORT THE APPLICATION.

I DO NOT SUPPORT THE APPLICATION.

Comments: Patio service will be too noisy to enjoy our own patio area in the complex - when they have outdoor events the noise echos into our backyard.

For Residents

For Businesses

Name: _____ Business Name: _____

Address: 379 Petroglyph Cres _____ Address: _____

Signature: _____ Signature: _____

I SUPPORT THE APPLICATION.

I DO NOT SUPPORT THE APPLICATION.

Comments: TOO NOISY!! FOR 55+ OVER COMPLEX

For Residents

For Businesses

Name: _____ Business Name: _____

Address: 381 Petroglyph Cres _____ Address: _____

Signature: _____ Signature: _____

RECEIVED
LA128
APR 03 2018
CITY OF NANAIMO

I SUPPORT THE APPLICATION.

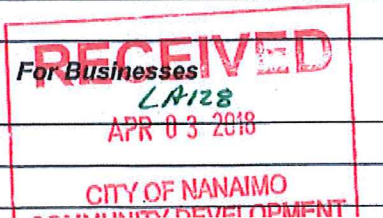
APRIL 3 2018

I DO NOT SUPPORT THE APPLICATION.

Comments: THERE ARE MANY UNANSWERED QUESTIONS
RE - OUTDOOR PATIO - NOISE LEVELS + MANAGEMENT OF NOISE
- PARKING - HOURS OF OPERATION ETC.

* PLEASE SEE COMMENTS ATTACHED

For Residents



Name: - Business Name: NANAIMO BC
Address: 387 PETROGLYPH CR Address: NANAIMO BC
Signature: [Signature] Signature: [Signature]

From:
Owners: 387 Petroglyph Cr., Nanaimo BC

April 3, 2018

**Re: 40 Old Victoria Rd, Unit 2, Wolf Brewery -
Application for a Manufacturer's Lounge Endorsement**

We live in Newport Vista (Petroglyph Cr. & Bowsby St, Nanaimo) a community of 60 townhouses behind Wolf Brewery.

There are lots of unanswered questions regarding the above application.

When Wolf Brewery have music night indoors we can hear the music in our area. You can imagine what it will be like if they get the okay for an outdoor patio, 7 days a week.

They don't tell us how many people will be able to sit in the patio area. Will all 60 people be able to sit in that area?

How are they going to keep track of how many patrons they have at the brewery at any one time?

How many security people per shift are going to be working? Is the security person going to have more than one job to do?

How many months of the year is the patio area going to be open?

Sixty patrons plus possibly five staff mean around 25 cars plus on a busy night. These cars can't park close to the patio area because patrons don't want to be smelling any car fumes.

Where are people going to park their cars?

We can't forget of course the delivery vehicles that come to the brewery, they need a space to turn around in. How many parking spots are lost because the delivery trucks need the space.

How are they going to control the noise level in the patio area?

Will the hours of operation change if the brewery application is approved. Would they want to close at 5:00 pm on a Saturday night?

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: _____

For Residents	For Businesses
Name: _____	Business Name: _____
Address: <u>390 PETROGLYPH CRES.</u>	Address: _____
Signature: <u>Jamuna Dzwoniewski</u>	Signature: _____

RECEIVED

LA128

APR 03 2013

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: _____
SOUND CARRIES TO MUCH ABOVE THE SIGHT BELOW

For Residents	For Businesses
Name: _____	Business Name: _____
Address: <u>391 PETROGLYPH</u>	Address: _____
Signature: <u>Lionel Coy</u>	Signature: _____

RECEIVED

LA128

APR 03 2018

CITY OF NANAIMO

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: _____

For Residents	For Businesses
Name: _____	Business Name: _____
Address: <u>396 PETROGLYPH</u>	Address: _____
Signature: <u>R. Bradley</u>	Signature: _____

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: _____

For Residents	For Businesses
Name: _____	Business Name: _____
Address: <u>397 Petroglyph Cres</u>	Address: _____
Signature: <u>[Signature]</u>	Signature: _____

RECEIVED

LA128

APR 03 2018

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: _____

For Residents	For Businesses
Name: _____	Business Name: _____
Address: <u>399 Petroglyph Crescent</u>	Address: _____
Signature: <u>[Signature]</u>	Signature: _____

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: AS A BUSINESS OPERATING NEXT DOOR, AND THE AREA BEING AN "E2" ZONE, PARKING IS A SIGNIFICANT ISSUE. WE DO NOT FEEL THE SPACE AVAILABLE WOULD SUPPORT AN OUTDOOR PATIO AND THE NUMBER OF VEHICLES IT WOULD DRAW. THE AREA IN FRONT OF WOLF BREWERY IS VERY SMALL, AND AS A TENANT IN THE SAME BUILDING, WE REQUIRE PARKING FOR STAFF. THIS PROPOSAL ALSO HAS POTENTIAL FOR IMPLICATIONS TO OUR LIABILITY INSURANCE.

For Residents	For Businesses
Name: _____	Business Name: <u>SALVATION BOTANICALS</u>
Address: _____	Address: <u>3, 4 + 5 - 940 OLD VICTORIA RD.</u>
Signature: _____	Signature: <u>[Signature]</u>

SUPPORT

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: _____

For Residents	For Businesses
Name: _____	Business Name: <u>SCHAPPEL'S EQUIPMENT REPAIRS</u>
Address: _____	Address: <u>110 BOWLSBY ST.</u>
Signature: _____	Signature: <u>[Signature]</u>

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: _____

For Residents	For Businesses
Name: _____	Business Name: _____
Address: <u>114 Bowlsby st. Nenasimo</u>	Address: _____
Signature: <u>[Signature]</u>	Signature: _____

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: Currently no lunch places in area.

For Residents	For Businesses
Name: _____	Business Name: <u>DAN FOSS COURIERS</u>
Address: _____	Address: <u>125 BOWLSBY ST</u>
Signature: _____	Signature: <u>[Signature]</u>

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: _____

<i>For Residents</i>	<i>For Businesses</i>
Name: _____	Business Name: _____
Address: <u>158 BOWLSBY ST (NANAIMO)</u>	Address: _____
Signature: <u>[Signature]</u>	Signature: _____

We the owners and residence of 159 BOWLSBY ST. SUPPORT this application.

159 BOWLSBY ST.
 NANAIMO, B.C.
 V9R5K1

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

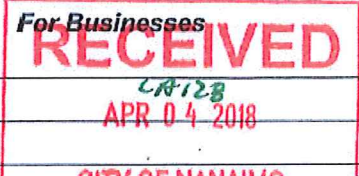
Comments: _____

<i>For Residents</i>	<i>For Businesses</i>
Name: _____	Business Name: _____
Address: <u>162 BOWLSBY</u>	Address: _____
Signature: <u>[Signature]</u>	Signature: _____

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: _____

For Residents	For Businesses
Name: _____	Business Name: _____
Address: <u>167 BOWLSBY</u>	Address: _____
Signature: <u>[Signature]</u>	Signature: _____



- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: _____
Spoke with Father - who is resident - he is fine with it.

For Residents	For Businesses
Name: _____	Business Name: _____
Address: <u>170 Kennedy Street</u>	Address: _____
Signature: <u>[Signature]</u>	Signature: _____

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: _____

For Residents	For Businesses
Name: _____	Business Name: _____
Address: <u>183 Bowlsby St - NANAIMO, BC</u>	Address: _____
Signature: <u>[Signature]</u>	Signature: _____

I SUPPORT THE APPLICATION.
 I DO NOT SUPPORT THE APPLICATION.

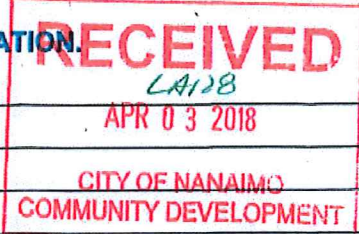
Comments: Will be nice to have a "local"
Excellent hours.

For Residents **For Businesses**

Name: [Redacted] Business Name: _____
Address: 186 Bowlsby Street Address: _____
Signature: Danish, Gnd Signature: _____

I SUPPORT THE APPLICATION.
 I DO NOT SUPPORT THE APPLICATION.

Comments: _____



For Residents **For Businesses**

Name: _____ Business Name: _____
Address: 188 BOWLSBY ST. Address: _____
Signature: NANAIMO BL. VIRESKI Signature: _____

I support the application. I am a resident.
366 Petroglyph Cres. Nanaimo. BC
_____ signature

Sent from my iPad

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: _____

For Residents

For Businesses

Name: _____ Business Name: _____
 Address: 367 PETROGLYPH CR. Address: _____
 Signature: [Signature] Signature: _____

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: It would be great to have a lounge
within walking distance of home :) I'm all for it!

For Residents

For Businesses

Name: _____ Business Name: _____
 Address: 373 Petroglyph Crescent Address: _____
 Signature: [Signature] Signature: _____

- I SUPPORT THE APPLICATION.
- I DO NOT SUPPORT THE APPLICATION.

Comments: _____

For Residents

For Businesses

Name: _____ Business Name: _____
 Address: 392 Petroglyph Crs, Nanaimo Address: _____
 Signature: [Signature] Signature: _____

I SUPPORT THE APPLICATION.

I DO NOT SUPPORT THE APPLICATION.

Comments: Its less offensive than the numerous Large trucks
which are allowed to run rampant in the area!

- Consider limited on-street parking on Old Victoria in front of
business (2 or 3 hr limit)

For Residents

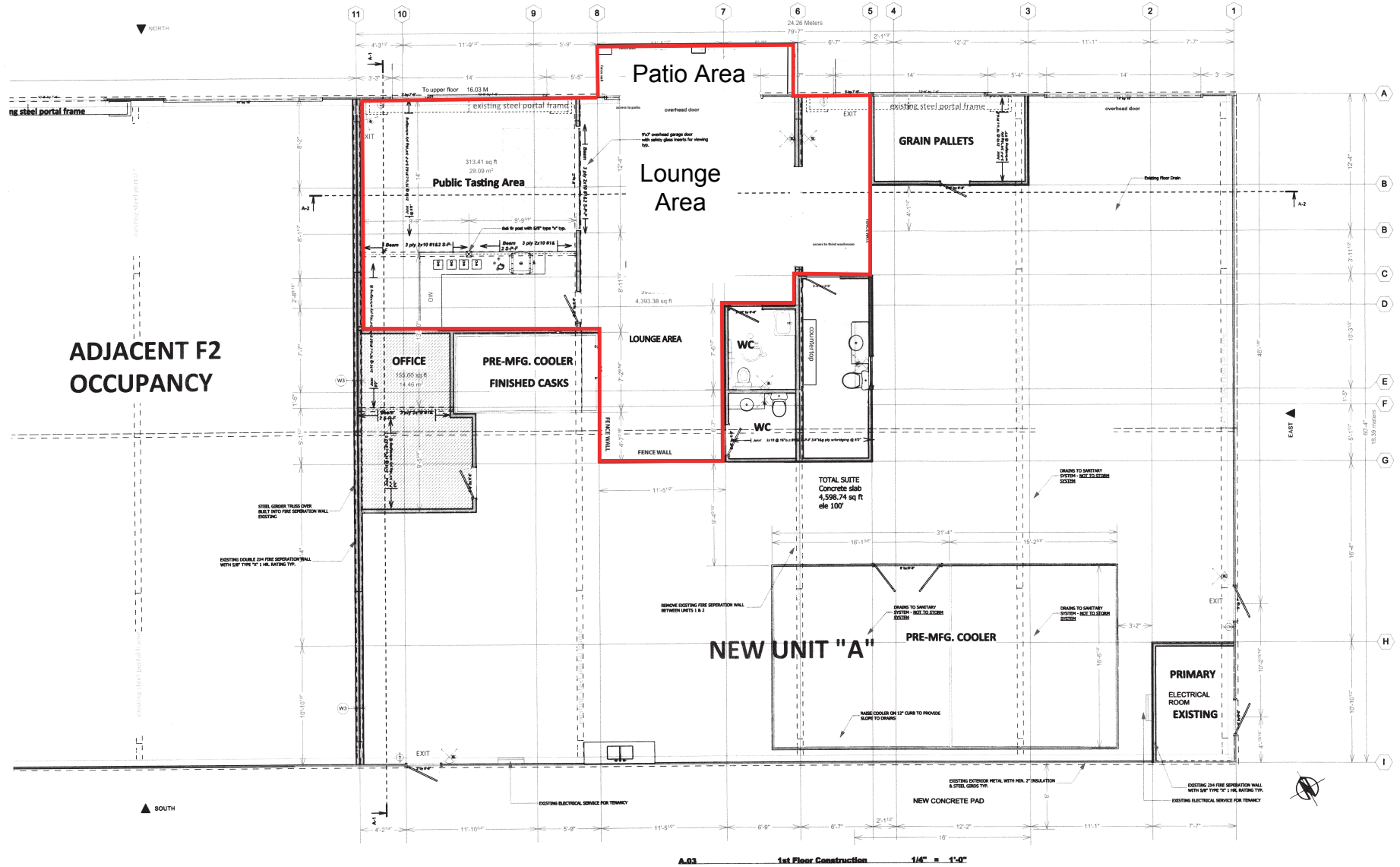
For Businesses

Name: _____ Business Name: _____

Address: 393 PETROGLYPH CR. Address: _____

Signature: Quiter W. [Signature] Signature: _____

ATTACHMENT D FLOOR PLAN



A.03 1st Floor Construction 1/4" = 1'-0"



WEST COAST DESIGN & DEVELOPMENT SERVICES
 1st Floor Construction
 Client: Wolf Brewing Company Ltd.
 Project: 2940 Old
 City: Nanaimo
 District: Nanaimo

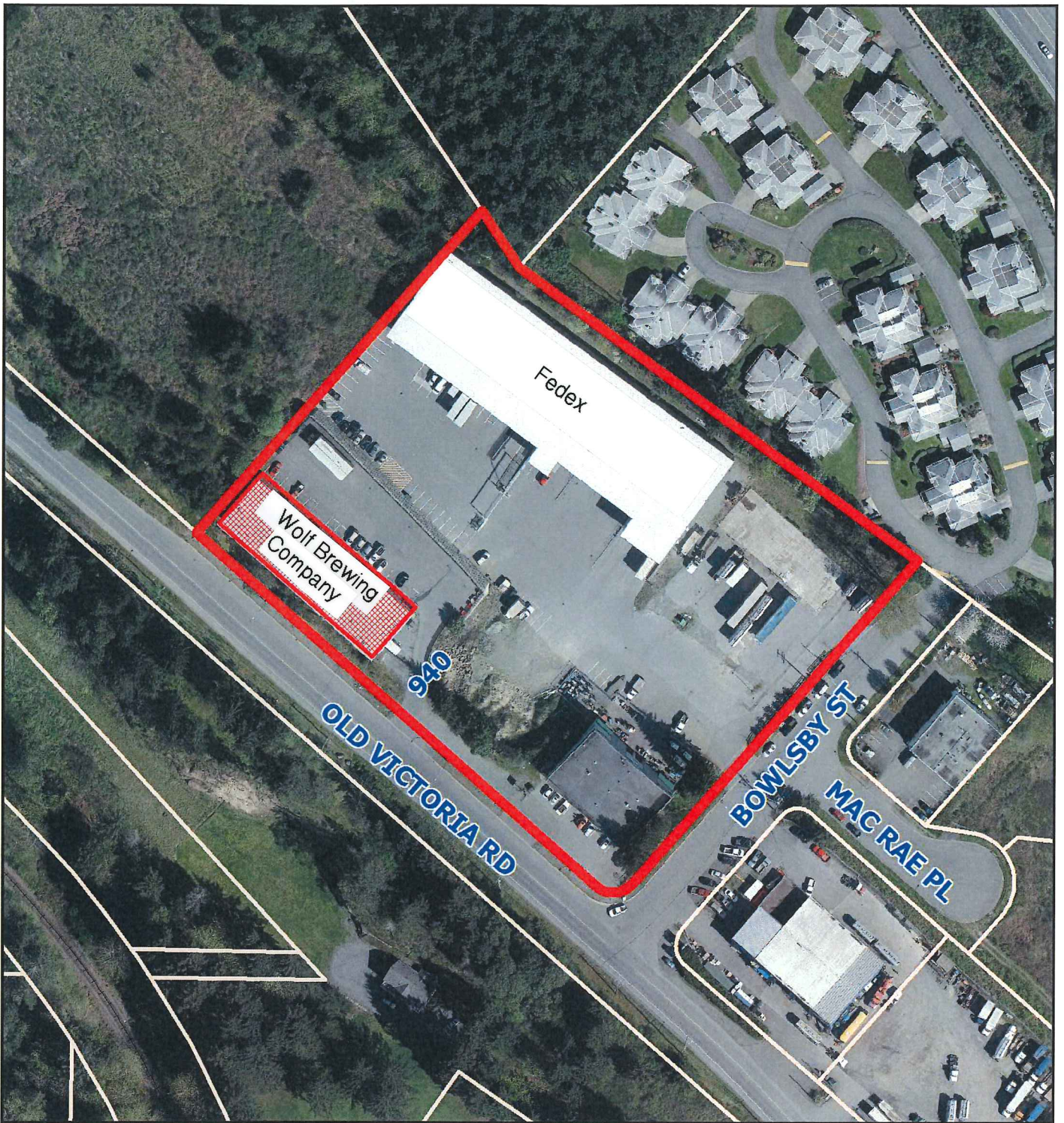
1st Floor Construction

Wolf Brewery Tenant Improvements
 Client: Wolf Brewing Company Ltd.
 Project: 2940 Old
 City: Nanaimo
 District: Nanaimo

NO.	REVISIONS	DATE

Date: 15/09/2014
 Scale: AS NOTED
 Drawn: JIC
 Rev name: WJG/14/09/14
 List Size: WCRandy

ATTACHMENT E
AERIAL PHOTO



LIQUOR LICENCE APPLICATION NO. LA000128