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KARL GUSTAVSON ■ ARCHITECT INC.

TRANSMITTAL

To: District of West Vancouver
From: Karl Gustavson
Attention: Mayor and Council
Re: 2490 – 96 Marine

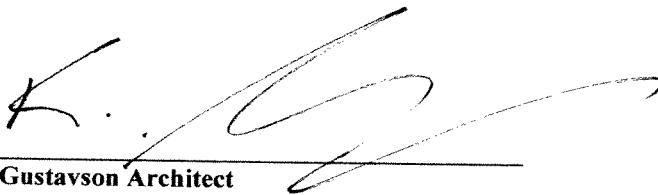
Date: November 17, 2008

By Hand **By Courier** **By Mail** **By Fax:**

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Attached is copy of our invitation for the upcoming Neighbourhood Consultation Meeting. Please feel free to join us or if you have any questions please do not hesitate to call me.

Per:



Karl Gustavson Architect
KARL GUSTAVSON, M.A.I.B.C., M.R.A.I.C., LEEDtm

kgall

3685 McKECHNIE AVENUE, WEST VANCOUVER, B.C. V7V 2M7 (604)926-1649 FAX (604)926-1059

November 17, 2008

Dear Resident / Owner;

Re: Neighbourhood Information Meeting

**Tuesday, December 2nd, 2008 (7 to 9 pm)
West Vancouver Memorial Library (1950 Marine Drive)
Peter J. Peters Room**

Subject Property: 2490 – 2496 Marine Drive

The current zoning for 2490 – 2496 Marine Drive (southeast corner of 25th and Marine) is C2 and was the home of Capers for many years. Karl Gustavson Architect Inc., has applied for a Form and Character Development Permit for exterior and interior upgrades to the existing building under the current zoning to house the new format Shoppers Drug Mart Store which includes a pharmacy, enhanced beauty and wellness along with food sales. There is no change to the existing floor area and we have modified the parking at the rear to make some of the existing stalls more accessible with the elimination of one stall that is non-conforming.

Caper's history and historic value to the community is interesting and dates back to when Russell Precious first started the store and subsequently commissioned the mural on the 25th street elevation. Following this we were commissioned to renovate the building and add the restaurant on the rear in 1989. Both the scale and character of this building have been representative of the "Village Character" that has been the driver behind the ongoing successful redevelopment of Dundarave. Unfortunately times change along with Caper's business model so they have moved on leaving a vacant storefront. We are fortunate to have Shopper's Drug Mart fill this void and provide a strong anchor for this corner. In the spirit of enhancing the Village Character and community values we are proposing the redevelopment of the facade of the building along with a complete renewal of the pedestrian environment along Marine and 25th. This includes the protection and repair of the mural along with the enhancement of the adjacent sidewalk area.

We want to hear from you. Please join us Tuesday, December 2, 2008 from 7 to 9 pm in the Peters J. Peters Room at the West Vancouver Memorial Library, 1950 Marine Drive. If you have any questions please contact Karl Gustavson, Architect at 604 926-1649 or Colette Parsons, Community Planner at 604 925-7237.

Yours truly,



Karl Gustavson, M.A.I.B.C., M.R.A.I.C., LEEDtm

c.c. Mayor and Council
Colette Parsons, Community Planner