



ALR

BENVENUTO AVENUE

1425 BENVENUTO

1445 BENVENUTO

MEM LOT 1
PLAN 3214

1
ALR

BUTTERFLY GARDENS

WEST SAANICH ROAD

VINEYARD

VINEYARD

A1
ALR

NURSERY

DRIVEWAY

A1
ALR

A1
ALR

E
PLAN 2999

ALR
NURSERY

2
6158

VINEYARD

LOT 2

RE1

ALR

POND

VINEYARD

PICNIC
AREA

1
ALR



PICNIC
AREA

WINERY

PARKING
AND WINE
BARREL STORAGE

ALR

v1
SIDEHILL

ALR

PARKING

CRUSH
PAD

SECTION 14

SECTION 15

ALR

ALR

RECEIVED

APR 08 2022

Corporation at the District of
the Saanich Building Inspector
M.N.C.

Delaney Building Inspector

Church & State Wines - Upper Level Plan 1445
Benvenuto Avenue, Brentwood Bay, V8M 1J5

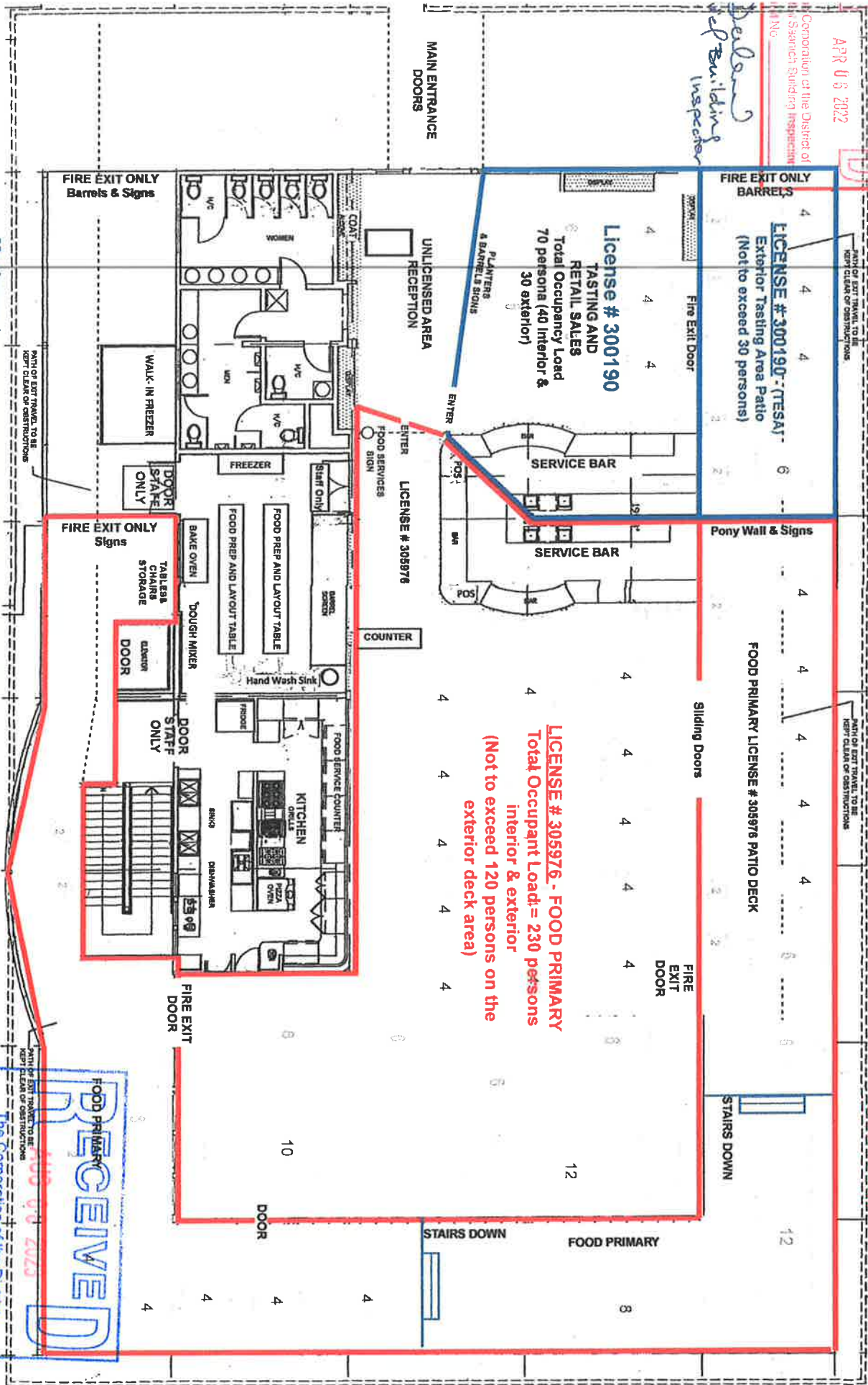
FURNITURE LAYOUT

FURNITURE LEGEND

□ TABLE & 4 CHAIRS

○ BAR CHAIR

NORTH



LICENSE # 300190 - (TESA)
Exterior Tasting Area Patio
(Not to exceed 30 persons)

License # 300190
TASTING AND RETAIL SALES
Total Occupancy Load
70 persons (40 Interior &
30 exterior)

LICENSE # 305976
FOOD SERVICES

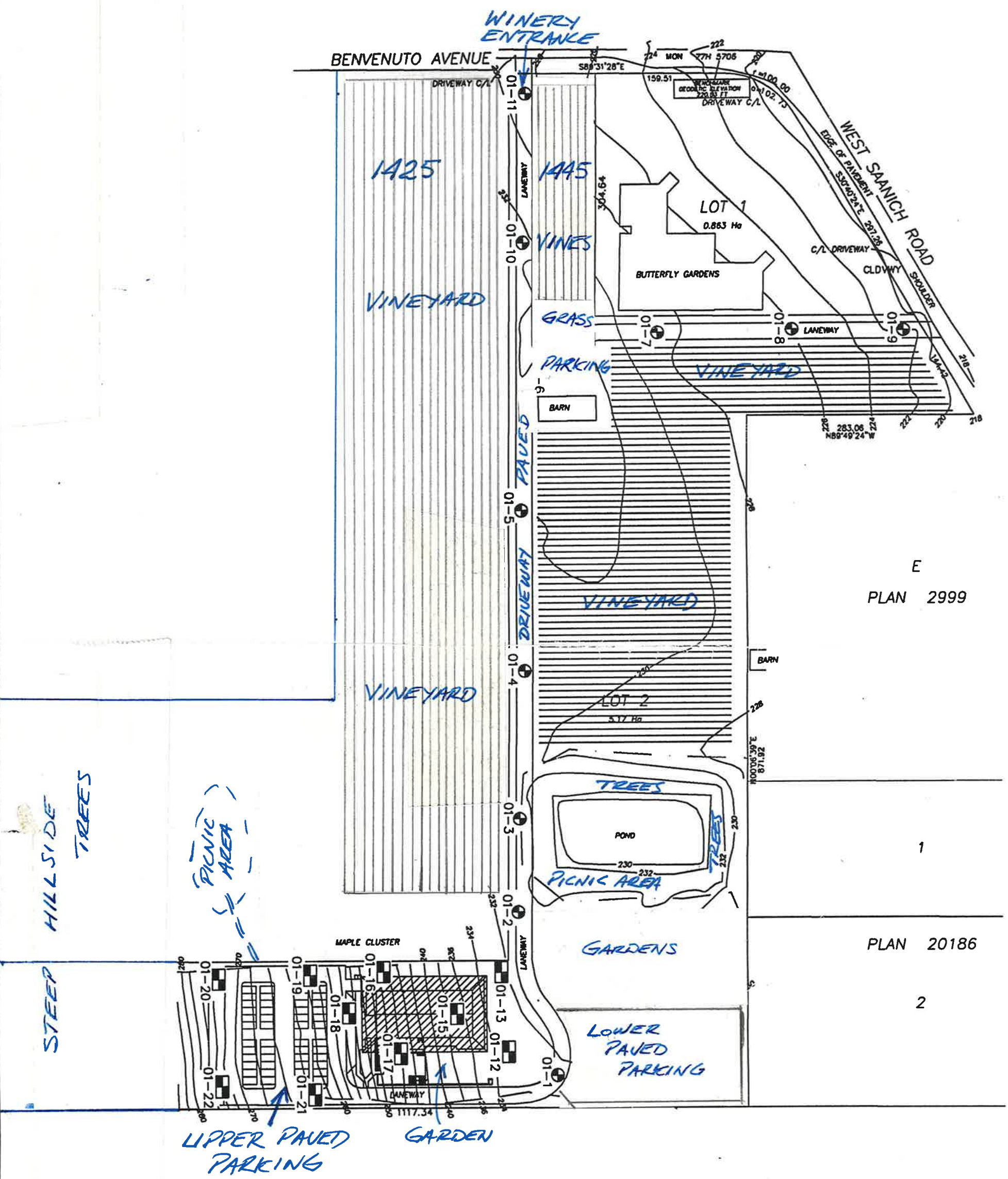
LICENSE # 305976 - FOOD PRIMARY
Total Occupant Load = 230 persons
interior & exterior
(Not to exceed 120 persons on the
exterior deck area)

FOOD PRIMARY LICENSE # 305976 PATIO DECK

Maximum Occupant Load for entire Upper Level = 300 persons

RECEIVED

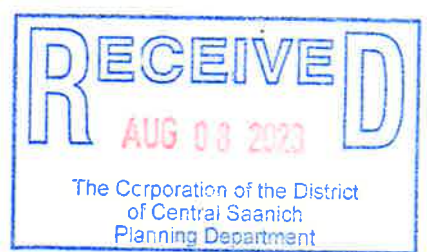
The Corporation of the District
of Central Saanich
Planning Department



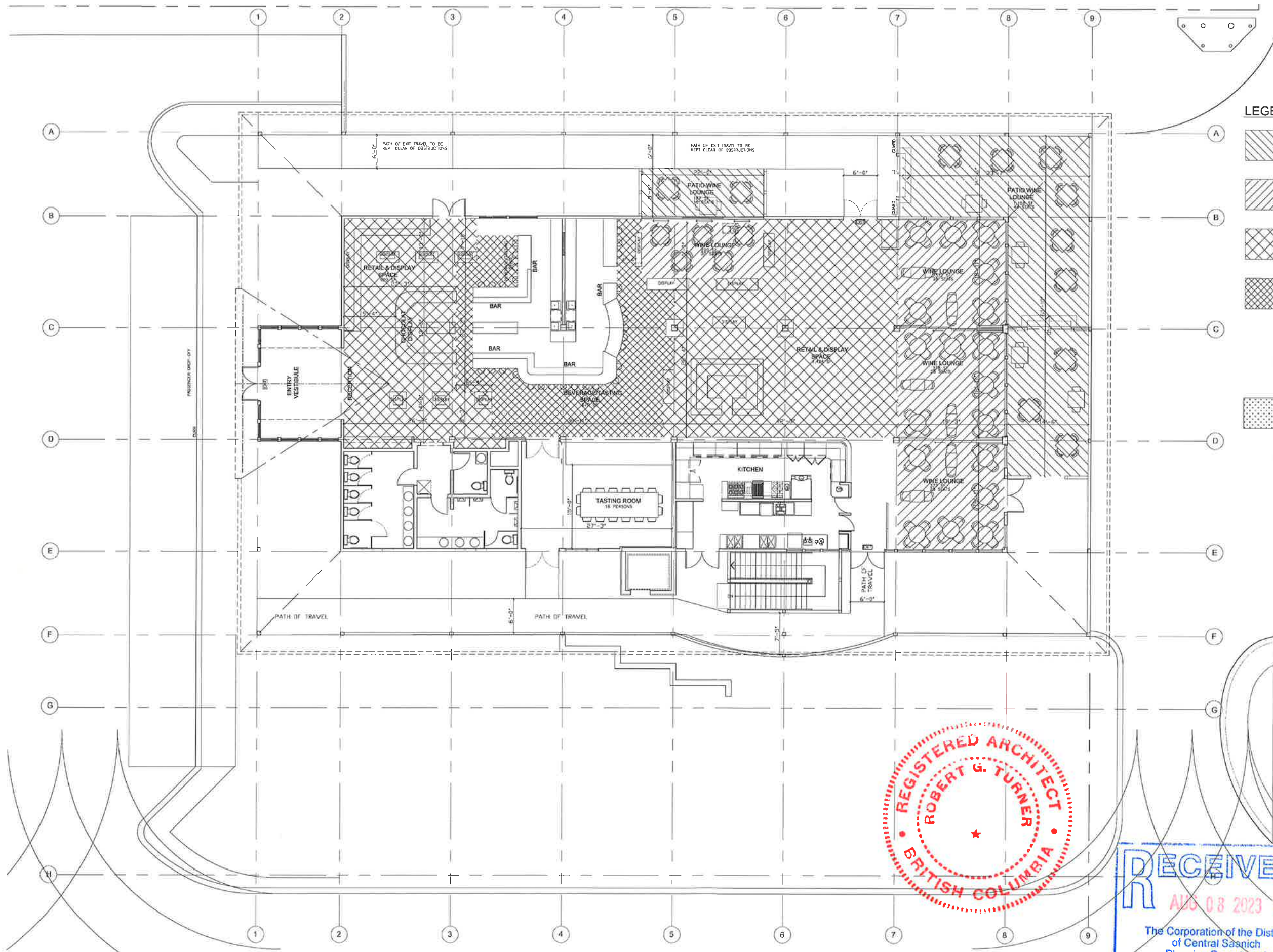
E
PLAN 2999

PLAN 20186

2



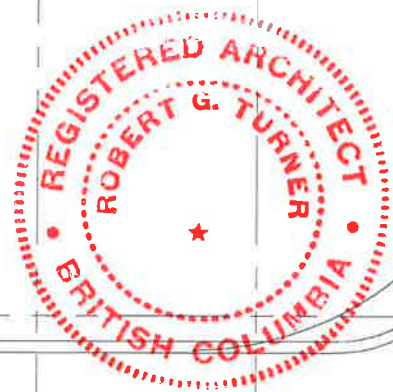
DRAWN	FE
DATE	JUNE 20/06
APPROVED	
SCALE	1:1500 approx
DRAWING No.	8-3082-1-1



LEGEND OCCUPANT LOAD CALCULATION:

	PATIO WINE LOUNGE: 125 SM (1,345 SF)	= 54 PERSONS
	INTERIOR WINE LOUNGE: (@ 1.2 SM/PER) 125 SM (1,345 SF)	= 104 PER
	MERCANTILE: (@ 3.7 SM/PER) UPPER FLOOR (RETAIL & DISPLAY) FLOOR AREA 217 SM (2,344 SF) @ 3.7 SM/PER = 59 PER	
	BEVERAGE/TASTING SPACE 62 SM (670 SF) @ 1.2 SM/PER = 51 PER	
	TASTING ROOM STAFF	= 16 PER = 11 PER
	SUBTOTAL OF UPPER FLOOR	= 295 PERSONS
	LOWER FLOOR: BARREL RM 90 SM (968 SF) @ .95 SM/PER = 95 PER	
	STAFF	= 10 PER
	SUBTOTAL OF LOWER FLOOR	= 105 PERSONS
	TOTAL OCCUPANTS	= 400 PERSONS

8	MAR. 22, 2006	LICENSING REAPPLICATION
7	FEB. 3, 2006	LICENSING REAPPLICATION
6	DEC 14, 2005	LICENSING REISSUE
5	MAY 4, 2005	LICENSING REISSUE
4	MAR. 15/05	LICENSING REISSUE
3	MAR. 3/05	LICENSING REISSUE
2	JAN. 22/05	LICENSING REISSUE
1	JAN. 11/05	LICENSING REISSUE
REF.	DATE	DESCRIPTION



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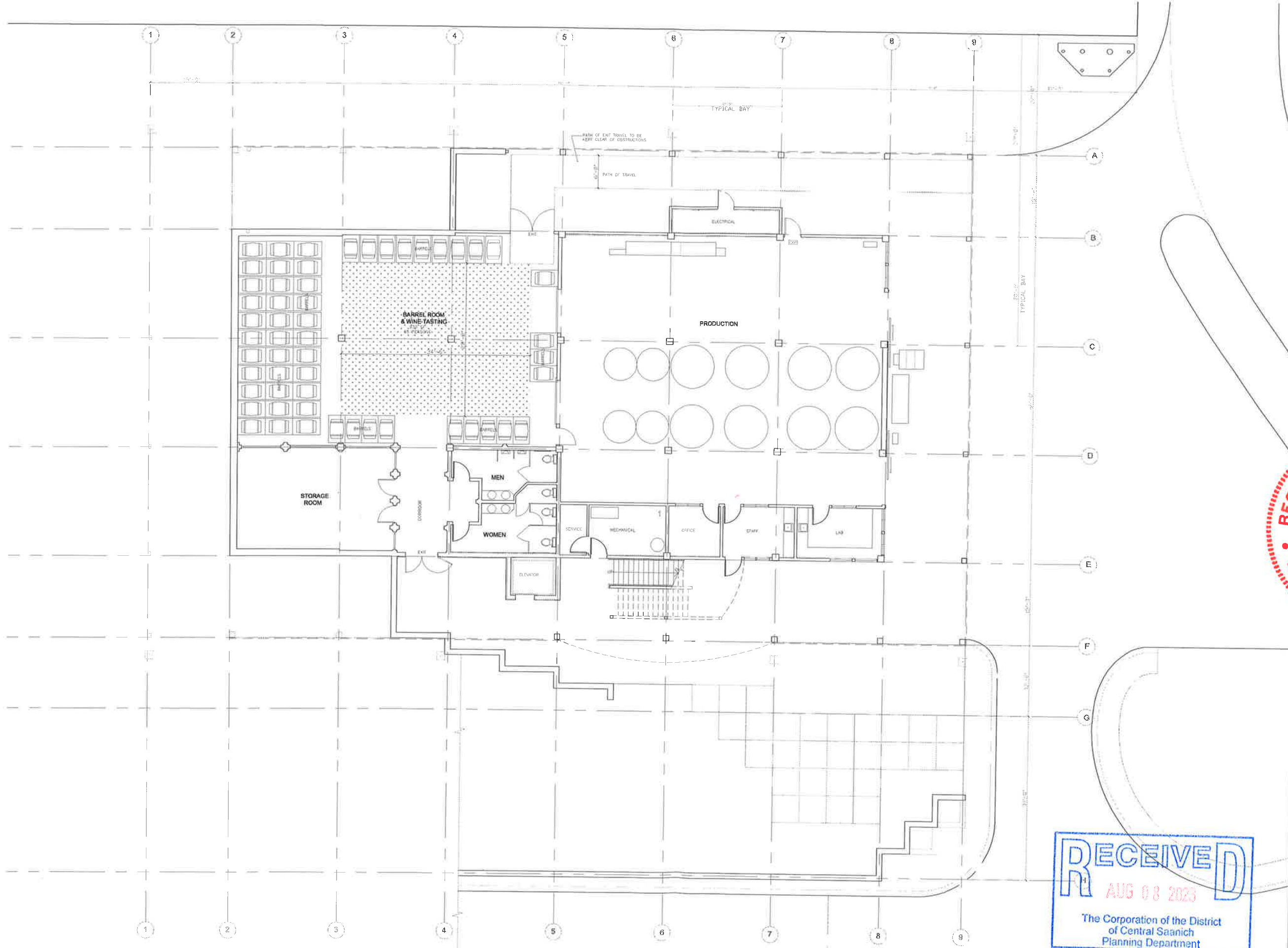
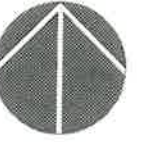
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CHURCH & STATE WINES
 1445 BENVENUTO AVENUE
 BRENTWOOD BAY, BC

UPPER LEVEL PLAN

SCALE: 1/8"=1'-0"
 DATE: JANUARY, 2005

SHEET: **A1-4**
 of 2



REF.	DATE	DESCRIPTION
7	MAR 22, 2009	LICENSING REAPPLICATION
6	FEB 3, 2008	LICENSING REAPPLICATION
5	DEC 14, 2005	LICENSING REISSUE
4	MAY 4, 2005	LICENSING REISSUE
3	MAR 15, 2005	LICENSING REISSUE
2	MAR 3, 2005	LICENSING REISSUE
1	JAN. 11/05	LICENSING REISSUE

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CHURCH & STATE WINES
 1445 BENVENUTO AVENUE
 BRENTWOOD BAY, BC

LOWER LEVEL PLAN

RECEIVED
 AUG 08 2023
 The Corporation of the District
 of Central Saanich
 Planning Department

1 LEVEL 1 PLAN
 1/8"=1'-0"

DATE: 1/8"=1'-0"
 SHEET: A1-3
 DATE: JANUARY, 2005
 OF 2

LIST OF DRAWINGS

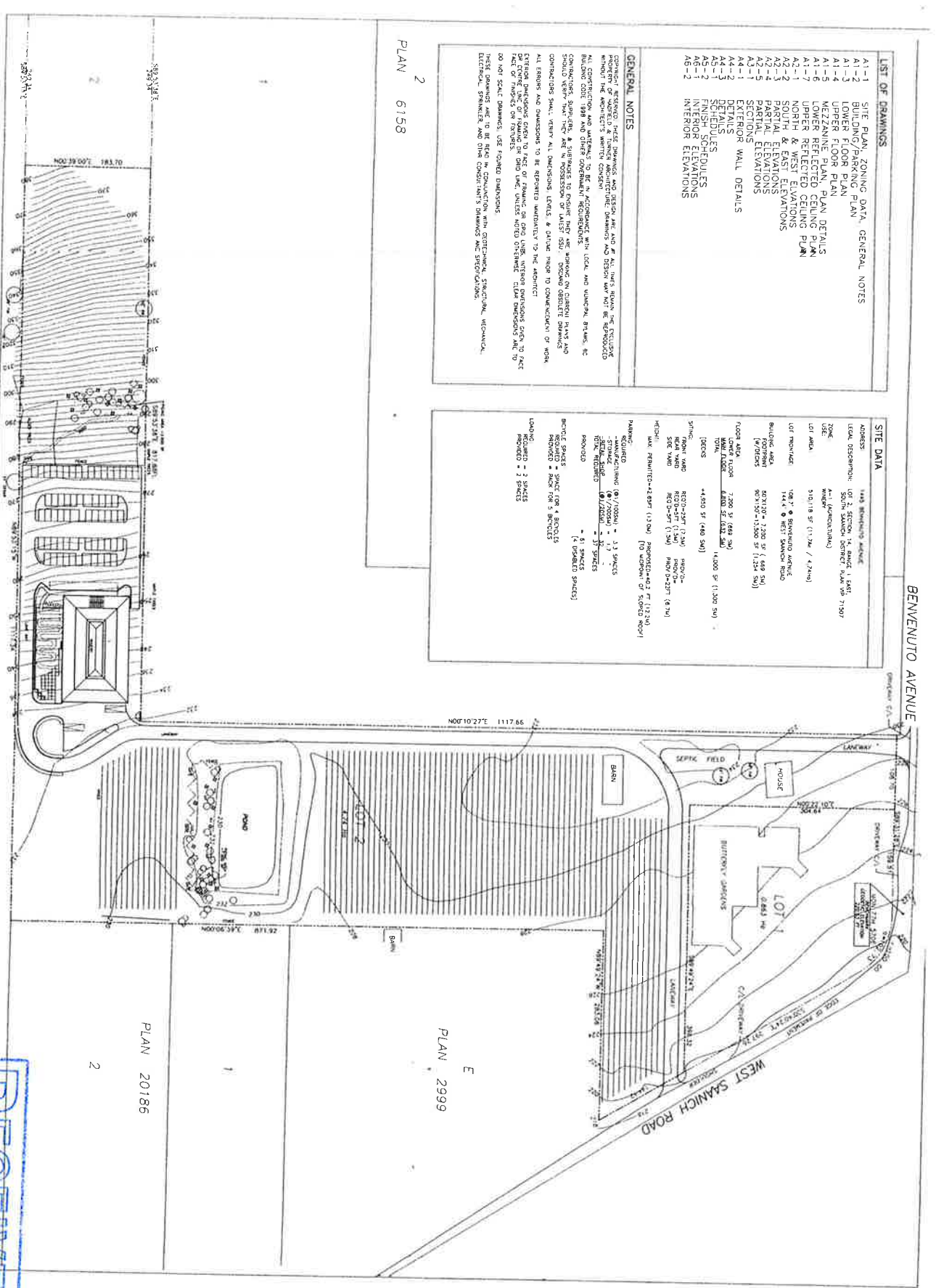
- A1-1 SITE PLAN, ZONING DATA, GENERAL NOTES
- A1-2 SITE PLAN, ZONING PLAN
- A1-3 LOWER FLOOR PLAN
- A1-4 UPPER FLOOR PLAN
- A1-5 MEZZANINE PLAN, PLAN DETAILS
- A1-6 LOWER REFLECTED CEILING PLAN
- A1-7 UPPER REFLECTED CEILING PLAN
- A2-1 NORTH & WEST ELEVATIONS
- A2-2 SOUTH & EAST ELEVATIONS
- A2-3 PARTIAL ELEVATIONS
- A2-4 PARTIAL ELEVATIONS
- A2-5 SECTION WALL DETAILS
- A3-1 SECTION WALL DETAILS
- A4-2 DETAILS
- A4-3 DETAILS
- A5-1 INTERIORS
- A6-1 INTERIOR ELEVATIONS
- A6-2 INTERIOR ELEVATIONS

GENERAL NOTES

CONTRACTOR REVIEW THESE DRAWINGS AND DESIGN AND OF ALL PARTS THEREOF. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS FROM THE LOCAL AND NATIONAL AUTHORITIES. ALL CONSTRUCTION AND MATERIALS TO BE USED MUST BE APPROVED BY THE LOCAL AND NATIONAL AUTHORITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS FROM THE LOCAL AND NATIONAL AUTHORITIES. ALL CONSTRUCTION AND MATERIALS TO BE USED MUST BE APPROVED BY THE LOCAL AND NATIONAL AUTHORITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS FROM THE LOCAL AND NATIONAL AUTHORITIES. ALL CONSTRUCTION AND MATERIALS TO BE USED MUST BE APPROVED BY THE LOCAL AND NATIONAL AUTHORITIES.

SITE DATA

ADDRESS: 1448 BENVENUTO AVENUE
LEGAL DESCRIPTION: LOT 2, SECTION 14, RANGE 1 EAST, T35N, R115W, S06TH SAANICH DISTRICT, T35N, R115W, S06TH SAANICH DISTRICT
USE: RESIDENTIAL
LOT AREA: 310,118 SQ FT (7.28 HA)
LOT FRONTAGE: 108.7' BENVENUTO AVENUE
BUILDING AREA: 80,135 - 130,000 SQ FT (649,500 - 1,131,250 SQ FT)
FLOOR AREA: 700 SQ FT (649 SQ FT)
MAX FLOOR: 4,800 SQ FT (442,500 SQ FT)
DECKS: 4,800 SQ FT (442,500 SQ FT)
SITE AREA: 4,800 SQ FT (442,500 SQ FT)
MAX HEIGHT: 120' (36.6 M)
MAX AREA: 100,000 SQ FT (9,290 SQ M)
MAX VOLUME: 100,000 SQ FT (9,290 SQ M)
MAX WEIGHT: 100,000 SQ FT (9,290 SQ M)
MAX PRESSURE: 100,000 SQ FT (9,290 SQ M)
MAX TEMPERATURE: 100,000 SQ FT (9,290 SQ M)
MAX WIND SPEED: 100,000 SQ FT (9,290 SQ M)



BENVENUTO AVENUE

WEST SAANICH ROAD

PLAN 2
6158

PLAN 2
20186

HADFIELD & STURNER ARCHITECTURE
 1050 JUBILEE AVENUE, SUITE 100
 VICTORIA, BC V8Y 1G5
 PH: (250) 383-4455
 FX: (250) 383-4280

DATE: 10/15/2023
SCALE: 1/8\"/>

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AUG 06 2023

D

A1-1

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 of Central Saanich
 Planning Department

