



COMMUNITY DEVELOPMENT DEPARTMENT

**MINUTES OF THE MEETING
OF THE BOARD OF VARIANCE
HELD IN THE BOARDROOM, 455 WALLACE STREET, NANAIMO, BC
ON THURSDAY, 2015-MAY-21 COMMENCING AT 6:30 P.M.**

PRESENT: Members: Mr. Tyler Brown - Chair
Mr. Mark Dobbs
Mr. Robert Gibson
Mr. Gordon Turgeon
Mr. Gerald (Gerry) Johnson

Staff: Mr. Dave Stewart, Planner, Planning & Design Section
Ms. Lauren Wright, Planning Assistant, Planning & Design Section

1. CALL THE MEETING TO ORDER:

The regular meeting was called to order at 6:33 p.m.

2. ELECTION OF CHAIR

Mr. Tyler Brown was elected Chair of the Board of Variance. Mr. Mark Dobbs was appointed Deputy Chair.

3. ADOPTION OF MINUTES:

It was moved and seconded that the Minutes of the meetings of the Board of Variance held on Thursday, 2015-FEB-19 be adopted. The motion carried unanimously.

4. APPLICATIONS:

APPEAL NO: BOV654

Applicant: Ms. Helen Parker and Mr. John Horsfield

Civic Address: 254 Emery Way

Legal Description: LOT 19, SECTION 1, NANAIMO DISTRICT, PLAN 31157

Purpose: The applicant is requesting to vary the provisions of Zoning Bylaw No. 4500 in order to increase the maximum allowable height of a fence in a front yard from 1.2m to 1.8m in order to replace a fence on a through-lot.

Zoning Regulations: Single Family Residential – R1. The applicant requests a variance to the City of Nanaimo "ZONING BYLAW 2011 NO. 4500":

"Section 6.10.2 states the height of a front yard fence shall not exceed 1.2m within the R1 zone"

Local Government Act: The property is considered legal-conforming and, as such; Local Government Act, Section 911 - Non-conforming Uses and Siting, does not apply.

Discussion: Ms. Helen Parker, Mr. John Horsfield were in attendance for their appeal. Mr. Fred Taylor and Ms. Rosemary Taylor spoke in favour of the application.

Decision: It was moved and seconded that the variance request be **approved**.
The motion carried.

The minor variance request was deemed to be a hardship.

5. ADJOURNMENT:

It was moved and seconded at 7:02 p.m. that the meeting terminate. The motion carried.

CHAIR
CERTIFIED CORRECT

DATE: