



COMMUNITY SAFETY & DEVELOPMENT

AGENDA FOR THE MEETING OF THE BOARD OF VARIANCE TO BE HELD ON 2012-OCT-18 AT 5:30 PM IN THE BOARDROOM, CITY HALL, 455 WALLACE STREET, NANAIMO, BC

1. CALL TO ORDER
2. ADOPTION OF MINUTES: 2012-OCT-04 SPECIAL BOV MEETING
3. APPLICATIONS:

APPEAL NO.: BOV608

Applicant: Mr. Siegfried Hildebrandt and Mrs. Karin Hildebrandt

Civic address: 5643 Big Whale Lookout

Legal Description: LOT 2, DISTRICT LOT 50, WELLINGTON DISTRICT, PLAN 46656

Purpose: The applicant is requesting to vary the provisions of Zoning Bylaw 4500 in order to allow for an open area and stairs to encroach into both side yard area(s). The required side yard setback is 1.5m. The proposed setback is 0.3m (southern property line) and 0.4m (northern property line). The applicant is requesting variances of 1.2m and 1.1m, respectively.

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

*Section 7.5.1. - Yard Requirements
A side yard setback of 1.5m is required.*

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.

APPEAL NO.: BOV607

Applicant: Mr. Dale Lindsay and Mrs. Setia Lindsay

Civic address: 431 Larch Street

Legal Description: LOT 4, DISTRICT LOT 14, NEWCASTLE RESERVE, SECTION 1, NANAIMO DISTRICT, PLAN 10848

Purpose: The applicant is requesting to vary the provisions of Zoning Bylaw 4500 in order to permit the placement of a heat pump to the side of a single residential dwelling. The required setback is 4.5m from the side parcel line. The proposed setback is 1.61m from the side parcel line. The applicant is requesting a variance of 3.19m.

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

6. 5. 2 - Heat pumps and central air condition units must be located to the rear of a principal building and shall not be closer than 4.5m from the side lot lines or closer than 3m from the rear property line.

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.

4. ADJOURNMENT

/pm

ec: Graham Trimmer
Building Inspections

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