



**AGENDA FOR THE MEETING OF THE BOARD OF VARIANCE
TO BE HELD ON 2009-AUG-20 AT 7:00 P.M.
IN THE DOUG RISPIN ROOM, VANCOUVER ISLAND CONFERENCE CENTRE,
80 COMMERCIAL STREET, NANAIMO, B.C.**

1. **CALL TO ORDER**

2. **ADOPTION OF MINUTES:** 2009-JUL-16

3. **APPLICATIONS:**

APPEAL NO.: BOV00514

APPLICANT: CRAIG STEVEN HOBBS
TRICIA WATSON

CIVIC ADDRESS: 3295 CRYSTAL PLACE

LEGAL DESCRIPTION: LOT A, SECTION 5, WELLINGTON
DISTRICT, PLAN VIP75293

PURPOSE: The applicant is requesting that the maximum height of a single family dwelling be increased from 8.25 metres (27.06 feet) to 8.65 metres (28.37 feet), as shown on the attached survey, in order to permit the construction of a single family dwelling. This represents a height variance of 0.4 metres (1.31 feet).

ZONING REGULATIONS: This property is within the Single Family Residential Zone (RS-1). The appellant seeks to vary the following provisions of the City of Nanaimo "ZONING BYLAW 1993 NO. 4000" as follows:

"Section 6.1.7.1 - Height of Buildings

The height of a principal building shall not exceed 8.25 metres (27.06 feet)" metres (14.76 feet)."

APPEAL NO.: BOV00515

APPLICANT: THEO BOERE

CIVIC ADDRESS: 2259 ARBOT ROAD

LEGAL DESCRIPTION: LOT 1, SECTION 10, RANGE 7, MOUNTAIN
DISTRICT, PLAN VIP77118 EXCEPT PART
IN PLAN VIP78086

PURPOSE: The applicant is requesting that the required front yard setback be reduced from 6 metres (19.69 feet) to 3.2 metres (10.49 feet), as shown on the attached survey, in order to permit the construction of a garage addition to a single family dwelling. This represents a front yard variance of 2.8 metres (9.2 feet).

ZONING REGULATIONS: This property is within the Single Family Residential Zone (RS-1). The appellant seeks to vary the following provisions of the City of Nanaimo "ZONING BYLAW 1993 NO. 4000" as follows:

*"Section 6.1.6.1 – Yard Requirements
A front yard of not less than 6 metres (19.69 feet) shall be provided."*

APPEAL NO.: BOV00516
APPLICANT: ELEANOR RUTH LORD
LARRY ARNOLD WAGAR
CIVIC ADDRESS: 4611 LOST LAKE ROAD
LEGAL DESCRIPTION: LOT 3, DISTRICT LOT 55, WELLINGTON
DISTRICT, PLAN 41493

PURPOSE: The applicant is requesting that the required side yard setback be reduced from 1.5 metres (4.92 feet) to 0.8 metres (2.62 feet), as shown on the attached survey, in order to permit the construction of an addition to an existing deck on a single family dwelling. This represents a side yard variance of 0.7 metres (2.3 feet).

ZONING REGULATIONS: This property is within the Single Family Residential Zone (RS-1). The appellant seeks to vary the following provisions of the City of Nanaimo "ZONING BYLAW 1993 NO. 4000" as follows:

*"Section 6.1.6.2– Yard Requirements
Side yards of not less than 1.5 metres (4.9 feet) for each side yard shall be provided."*

APPEAL NO.: BOV00517
APPLICANT: SUSAN AND KEVIN SMITH
CIVIC ADDRESS: 461 HERON PLACE

LEGAL DESCRIPTION: **STRATA LOT 51, SECTION 5, DISTRICT
LOT 17, WELLINGTON DISTRICT, STRATA
PLAN 830.**

PURPOSE: The applicant is requesting that the required side yard setback be reduced from 1.5 metres (4.92 feet) to 0.6 metres (1.96 feet) as shown on the attached survey, in order to permit the construction of an addition to a single family dwelling. This represents a side yard setback variance of 0.9 metres (2.96 feet).

ZONING REGULATIONS: This property is within the Single Family Residential Zone (RS-1). The appellant seeks to vary the following provisions of the City of Nanaimo "ZONING BYLAW 1993 NO. 4000" as follows:

*"Section 6.1.6.2– Yard Requirements
Side yards of not less than 1.5 metres (4.9 feet) for each side yard shall be provided.*

4. ADJOURNMENT