



COMMUNITY DEVELOPMENT

BOARD OF VARIANCE

NOTICE OF MEETING

A meeting of the Board of Variance will be held on Thursday, 2017-MAR-16 at 5:30pm in the Boardroom of the Service and Resource Centre located at 411 Dunsmuir Street, Nanaimo, BC to hear the following appeal:

APPEAL NO: BOV689

Applicant: Mr. Bruce Barnard

Civic Address: 352 Kennedy Street

Legal Description: SECTION C OF LOT 1, BLOCK T, SECTION 1, NANAIMO DISTRICT, PLAN 584

Purpose: Zoning Bylaw No. 4500 requires that heat pumps must be located to the rear of a principal building and not be closer than 4.5m to a side lot line. The applicant is requesting to vary the provisions of the City of Nanaimo "ZONING BYLAW NO. 4500" in order to locate a heat pump to the side of a principle building (attached garage) and within 1.0m from a side lot line. This represents a variance request to permit a heat pump to the side of an existing dwelling and within 1.0m from a side lot line, a setback variance of 3.5m.

Zoning Regulations: Old City Duplex Residential – R15. The applicant is requesting a variance to Zoning Bylaw 4500:

"Section 6.5.2 – Projections into Yards

Where the principal use of the property is a single residential dwelling or duplex, heat pumps and central air conditioning 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"

The Board of Variance decision will apply to subsequent owners of the land. If you deem your property to be affected by this appeal, please feel free to attend this meeting. Anyone wishing to address this appeal will be afforded the opportunity to be heard at the Board of Variance meeting. This application may be reviewed with Staff at the Community Development offices at 411 Dunsmuir Street, Nanaimo, BC. Staff can be reached by calling 250-755-4429 (x4445), during normal business hours, Monday to Friday, excluding statutory holidays, from 2017-MAR-07 to 2017-SEP-15, inclusive.