



**MINUTES OF THE MEETING
OF THE BOARD OF VARIANCE
HELD IN THE BOARDROOM AT 411 DUNSMUIR STREET
ON TUESDAY, 2016-AUG-18 COMMENCING AT 5:30PM**

PRESENT: Mr. Tyler Brown – Chair
Mr. Gerald (Gerry) Johnson
Mr. Gordon Turgeon
Mr. Richard Finnegan

STAFF: Mr. David Stewart

ABSENT: Mr. Mark Dobbs

1. CALL MEETING TO ORDER:

The regular meeting was called to order at 5:30 p.m.

2. ADOPTION OF MINUTES:

It was moved and seconded that the Minutes of meeting of the Board of Variance held on Thursday, 2016-JUL-21 be adopted. The motion carried unanimously.

3. APPLICATIONS:

APPEAL NO: BOV684

Applicant: Ms. Michelle Bates (Ecklundson Construction) on behalf of owners, Nadeen Jaik-Robinson and Maurie Robinson.

Civic Address: 3237 LAUREN MARY PLACE

Legal Description: LOT J, DISTRICT LOT 56, WELLINGTON DISTRICT, PLAN 41255

Purpose: Zoning Bylaw No. 4500 requires the perimeter wall height on the front elevation of a single residential dwelling is not to exceed 7.32m. The applicant is requesting to vary the provisions of the City of Nanaimo "ZONING BYLAW NO. 4500" in order to construct a single residential dwelling with a perimeter wall height of 7.93m on the front (North) elevation of the subject property.

Zoning Regulations: Single Dwelling Residential – R1. The applicant is requesting a variance to Zoning Bylaw 4500":

"Section 7.6.1 – Size of Buildings

The maximum allowable perimeter wall height for a front yard elevation is 7.32m.

Please Note: A previous Board of Variance application was approved on 2016-MAY-19 in order to increase the allowable height of a single residential dwelling with a flat roof (1:12 pitch) from 7m to 8.36m. This second variance is requested to permit an increase in the height of the outside wall on the building.

Local Government Act: The *Local Government Act*, Sections 528/529 - Non-conforming Uses and Siting, does not apply.

Discussion: Ms. Michelle Bates and Chris Cross, applicants (Ecklundson Construction) and Nadeen Jaik-Robinson and Maurie Robinson, owners were all in attendance.

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

4. OTHER BUSINESS:

None.

5. ADJOURNMENT

It was moved and seconded at 5:35 p.m. that the meeting terminate. The motion carried.

APPROVED BY:



CHAIR

SEPT 15/16

DATE

CONCURRENCE BY:



STAFF LIASON

CERTIFIED CORRECT:



CORPORATE OFFICER