

REGIONAL DISTRICT OF NANAIMO
MINUTES OF THE BOARD OF VARIANCE MEETING

Wednesday, July 11, 2018
4:00 P.M.
Committee Room

In Attendance: D. Wiwchar Chair
 L. Mathews BOV Member
 D. Holme BOV Member

Also in Attendance: J. Holm Mgr. Current Planning
 B. Ritter Recording Secretary

CALL TO ORDER

The Chair called the meeting to order at 4:00pm.

APPROVAL OF THE AGENDA

It was moved and seconded that the agenda be approved as presented.

CARRIED UNANIMOUSLY

ADOPTION OF MINUTES

Board of Variance Meeting - May 9, 2018

It was moved and seconded that the minutes of the Board of Variance meeting held May 9, 2018, be adopted.

CARRIED UNANIMOUSLY

APPEALS

The Chair detailed for each individual appeal the selection and structure for the Board of Variance and introduced the other Board members and staff. Excerpts of the *Local Government Act* were read and the grounds upon which an appeal may be granted were explained.

Board of Variance Appeal No. PL2018-089 - 3162 Hewstone Road, Electoral Area 'A'

Notification of the appeal was given to the owners and occupiers of all real property located within 50 metres of the property about which this appeal was being heard. The applicant provided three letters of support from neighbours; no additional correspondence was received.

Kevin and Nichola Palmer spoke in support of their appeal.

It was moved and seconded that as the Board of Variance found undue hardship and is of the opinion that the request does constitute a minor variance, the appeal submitted by Kevin and Nichola Palmer that the minimum setback requirement for the front lot line be reduced from 8.0 metres to 4.1 metres for an accessory building as shown on the attached plan, be granted.

CARRIED UNANIMOUSLY

Board of Variance Appeal No. PL2018-093 - 2405 Morland Road, Electoral Area 'A'

Notification of the appeal was given to the owners and occupiers of all real property located within 50 metres of the property about which this appeal was being heard. The applicant provided one letter of support from a neighbour; no additional correspondence was received.

The agent Keene Anderson, and applicant David Friesen, spoke in support of the appeal.

It was moved and seconded that as the Board of Variance found undue hardship and is of the opinion that the request does constitute a minor variance, the appeal submitted by David and Brenda Friesen that the minimum setback requirement for an accessory building be reduced from 5.0 metres to 3.0 metres and from 2.0 metres to 1.0 metres, as shown on the attached plan, be granted.

CARRIED UNANIMOUSLY

Board of Variance Appeal No. PL2018-091 - 2711 McQuarrie Road, Electoral Area 'A'

Notification of the appeal was given to the owners and occupiers of all real property located within 50 metres of the property about which this appeal was being heard. The applicant provided one letter of support from a neighbour; no additional correspondence was received.

The applicant Terrence Pellow, spoke in support of the appeal.

It was moved and seconded that as the Board of Variance found undue hardship and is of the opinion that the request does constitute a minor variance, the appeal submitted by Terence and Naomi Pellow that the maximum height requirement for a dwelling unit be increased from 9.0 metres to 10.22 metres as shown on the attached plan, be granted.

CARRIED UNANIMOUSLY

Board of Variance Appeal No. PL2018-094 - Lot 14, Plan VIP80854, Bonnington Drive, Electoral Area 'E'

Doug Holme declared a conflict of interest, and abstained from voting.

Notification of the appeal was given to the owners and occupiers of all real property located within 50 metres of the property about which this appeal was being heard. The applicant confirmed verbal agreement of the neighbours with the variance.

The applicant Angela Fildes, spoke in support of the appeal.

It was moved and seconded that as the Board of Variance found undue hardship and is of the opinion that the request does constitute a minor variance, the appeal submitted by Angela Fildes, Jatinder Rai, and Manjit Rai that the maximum height requirement for a dwelling unit be increased from 8.0 metres to 8.78 metres as shown on the attached plan, be granted.

CARRIED UNANIMOUSLY

ADJOURNMENT

It was moved and seconded that the meeting be adjourned.

CARRIED UNANIMOUSLY

TIME: 4:45 PM

DEW Swisher
CHAIR

