



**NOTICE OF MEETING
BOARD OF VARIANCE
Sept 12, 2018**

Pursuant to Section 541 of the *Local Government Act*, we advise you that a meeting of the Board of Variance has been scheduled for Wednesday, September 12, 2018 at 4:00 pm in the Committee Room of the Regional District of Nanaimo to hear the following appeal:

APPEAL NO: BOV PL2018-133

OWNER: Donald Craig Ballard

LOCATION: STRATA LOT C, DISTRICT LOT 29, NANOOSE DISTRICT AND PART OF THE BED OF THE STRAIT OF GEORGIA, STRATA PLAN VIS5828, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V

CIVIC: 970 Lee Road (East)

ELECTORAL AREA G

PURPOSE The applicant is requesting the following:

- That the maximum height requirement for an accessory building be increased from 6.0 m to 6.5 m as shown on the attached plan.

The appeal seeks a variance from the following provisions of the "*Regional District of Nanaimo Land Use and Subdivision Bylaw No. 500, 1987*".

Section 3.4.61

*Maximum Number and Size of Buildings and Structures-
Accessory building height – 6.0 m*

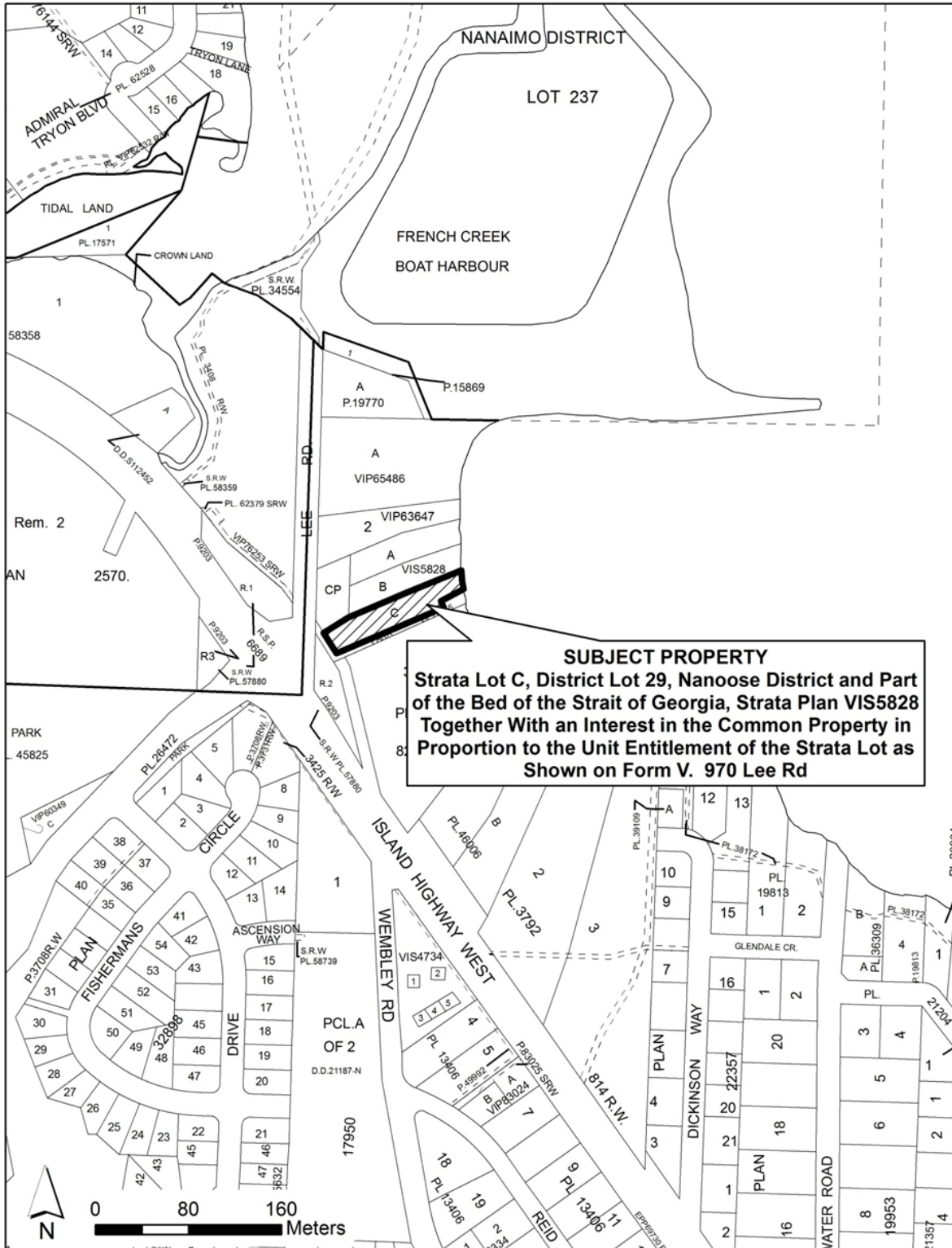
If you deem your property to be affected by this appeal, this meeting of the Board of Variance will be open to hear your representation either in person or by written submission.

This appeal may be viewed at the offices of the Regional District of Nanaimo Strategic and Community Development department.

Further Information can also be found at the following:

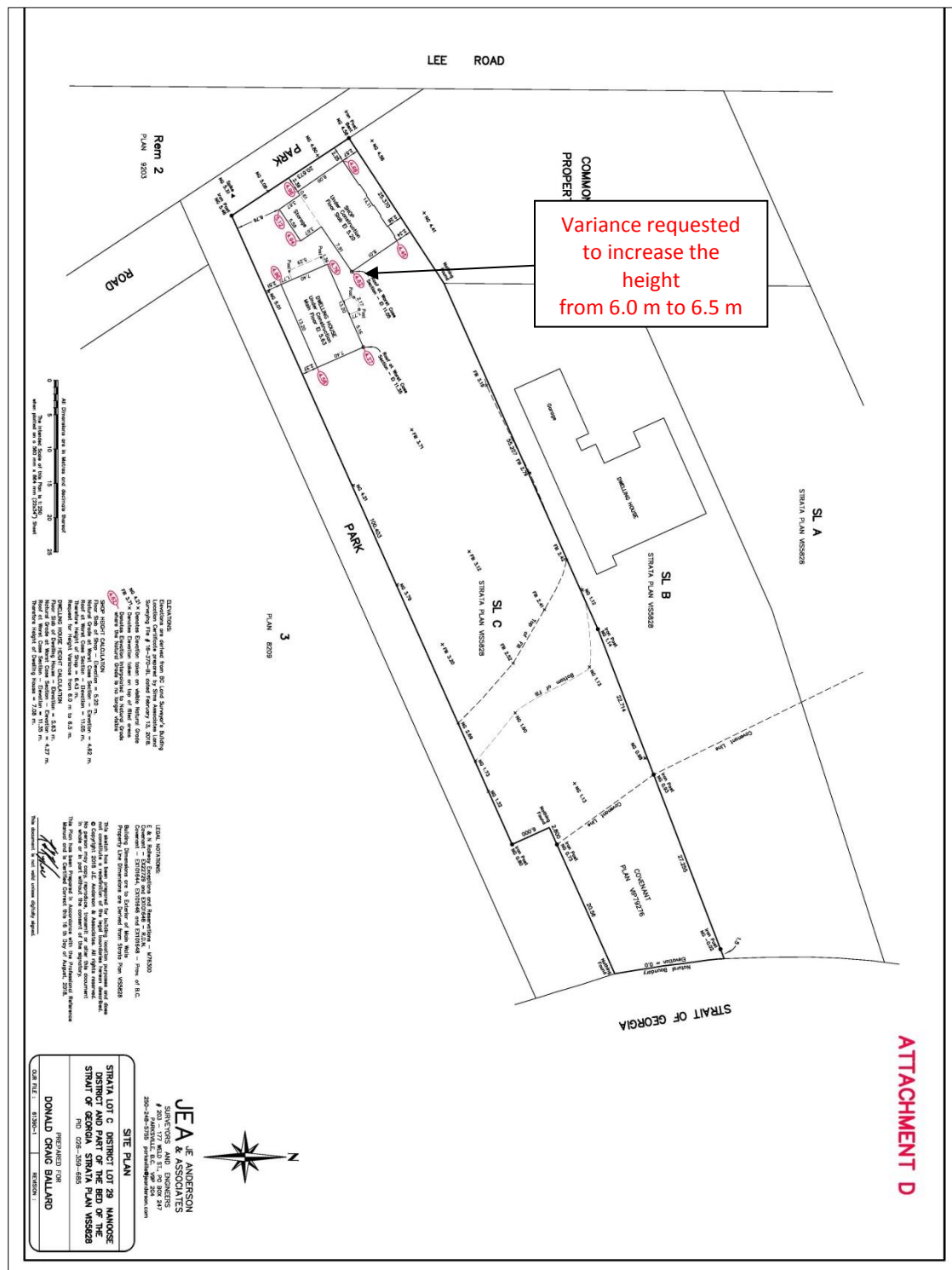
250-390-6510 / 1-877-607-4111
ssyme@rdn.bc.ca
www.rdn.bc.ca/board-of-variance
Strategic & Community Development
6300 Hammond Bay Road
Nanaimo, BC V9T 6N2

**Attachment 1
Location of Subject Property**



SUBJECT PROPERTY
Strata Lot C, District Lot 29, Nanoose District and Part of the Bed of the Strait of Georgia, Strata Plan VIS5828 Together With an Interest in the Common Property in Proportion to the Unit Entitlement of the Strata Lot as Shown on Form V. 970 Lee Rd

**Attachment 2
Site Survey
(1 of 2)**



DATE: 01/25/2018
 DRAWING NO: 18-0124
 PROJECT: STRAIT OF GEORGIA BRIDGE
 SHEET: 1 OF 1
 SCALE: AS SHOWN

ALL DIMENSIONS ARE IN METERS UNLESS OTHERWISE SPECIFIED.
 THE LATEST EDITION OF THE CANADIAN CODES SHALL APPLY.
 ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE SPECIFIED.
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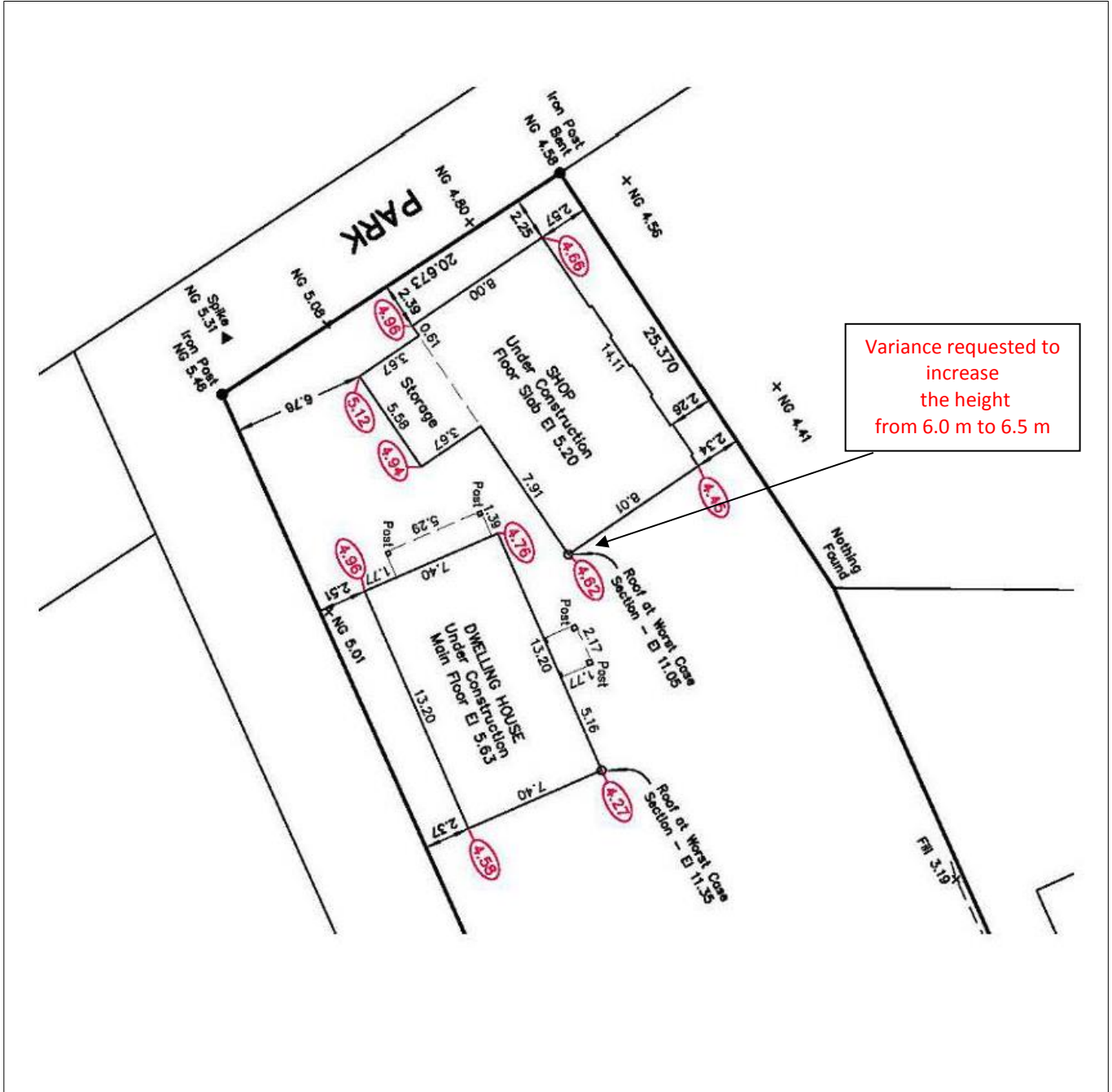
JEA ANDERSON & ASSOCIATES
 250-465-2521
 250-465-2522

SITE PLAN
 STRAIT LOT 29 DISTRICT LOT 29
 DISTRICT LOT 30 DISTRICT LOT 30
 DISTRICT LOT 31 DISTRICT LOT 31

DONALD CRAIG BALLARD
 250-465-2521

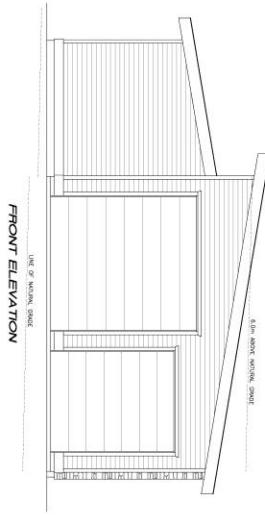
LEGEND
 - PROPOSED LOT
 - EXISTING LOT
 - STRAITS

Attachment 2
 Site Survey
 (2 of 2)

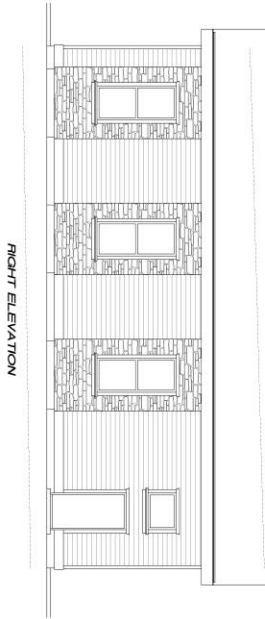


Attachment 3 Building Elevations

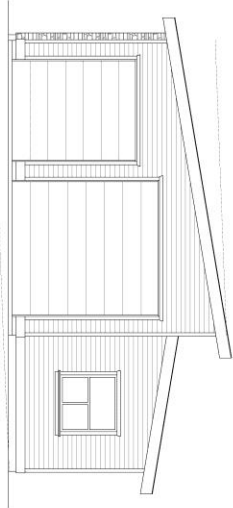
Variance requested to increase the height from 6.0 m to 6.5 m



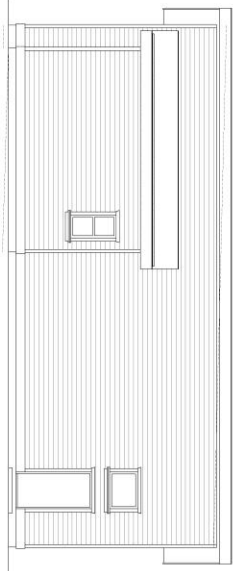
FRONT ELEVATION



RIGHT ELEVATION



REAR ELEVATION



LEFT ELEVATION

PREPARED BY:
LINDBERG CAD SERVICES
 10077 150th Street, Surrey, BC V3V 2G9

ADDITIONAL NOTES:
 BUILDING CONSTRUCTION TO BE IN ACCORDANCE WITH THE BC BUILDING CODE. ALL MATERIALS AND FINISHES TO BE APPROVED BY THE LOCAL AUTHORITY. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE SPECIFIED. ALL WORK TO BE IN ACCORDANCE WITH THE BC BUILDING CODE. ALL WORK TO BE IN ACCORDANCE WITH THE BC BUILDING CODE. ALL WORK TO BE IN ACCORDANCE WITH THE BC BUILDING CODE.

COMMENTS:
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PROPOSED SHOP STRATA LOT C	
DATE: 11-11-2023	DRAWN BY: D.M.
PROJECT: 10077 150th Street	PROJECT NO: 10077
SHEET: 1 OF 3	SCALE: 1/8" = 1'-0"
APPROVED BY: [Signature]	DATE: 11-11-2023