

SUPPORTING RATIONALE:

When considering a variance request, Regional District staff will *generally* assess the proposal against the following criteria:

- *is the proposed variance consistent with the general purpose and intent of the zone?*
- *is the proposed variance addressing a physical or legal constraint associated with the site (e.g., unusual parcel shape, topographical feature, statutory right-of-way, etc.)?*
- *is strict compliance with the zoning regulation unreasonable or un-necessary?*
- *will the proposed variance unduly impact the character of the streetscape or surrounding neighbourhood?*

A request to change a zoning regulation should only be considered as a last resort to a design challenge. Please explain how the requested variance(s) meet the assessment criteria listed above:

A - as the driveway slopes down toward the garage slab, the exposed face of wall "A" will be less than or equal to 11' 4" in exposed face. The exposed height will decrease rapidly as the wall approaches the roadside, ending at 4' exposed at the end of the 40' length wall. The home is set close to design as per Attachment (21-094 P.2 Sections) which keeps overall building height under the allowed maximum.

B - To control road water, and create a safe separation, we are requesting to pour wall "B" with an exposed face height of 11' 4" or less at the intersection of the house foundation. The height will decrease at a rapid rate as it approaches the roadside to 1' exposed at end of the wall which is 30' in length (note: diagram as wall is not straight out it is turned).

Note: in efforts to comply with height restrictions, and find an overall balance of final elevations, we feel these walls are a reasonable request.