

PROPERTY DESCRIPTION:

Civic address: 320 Lakehill Road, Kaleden, B.C.

Legal Description (e.g. Lot, Plan No. and District Lot):

Plan KAP719, DL1045, SD4D

Current land use:

Surrounding land uses:

REQUESTED VARIANCE(S):

List all requested variances to the regulations in bylaws of the Regional District. Each variance should be marked on the applicable drawings. A variance cannot be considered where use or density would be affected.

Zoning Bylaw: 2800, 2022

Section No.: 22.1.4 (b)(iii)

Current regulation: 4.5 metres

Proposed variance: 2.2 metres (shed)

Section No.: "

Current regulation: "

Proposed variance: 2.82 metres (stairs)

DEVELOPMENT INFORMATION:

Please provide a general description of the proposed development:
(e.g. "to allow for an addition over an existing garage")

- Replace emergency egress stairs as they are currently unsafe
- Shed to be brought into conformance as it was built within the setback.

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: