

PROPERTY DESCRIPTION:

Civic address: 2619 Wheatgrass Pl Oliver BC V0H 1T7

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

Lot 1 Plan KOP 11800 Dist # 24505 LD Portion L59

Current land use:

Residential

Surrounding land uses:

Orchard / Farm

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.: 13.1.6

Current regulation: 4.5 m

Proposed variance: 4.75 m

Section No.:

Current regulation:

Proposed variance:

DEVELOPMENT INFORMATION:

Please provide a general description of the proposed development:

(e.g. "to allow for an addition over an existing garage")

- I built too small to begin with
- want to keep the roofline the same
- to step the roof down would cause problems with snow build up, rodents building under the ~~eave~~ eave.

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: