

PROPERTY DESCRIPTION:

Civic address: 2002 85th Street, Okanagan B.C. V0H 1V1

Legal Description (e.g. Lot, Plan No. and District Lot):
Lot 6, Plan KAP10623 District lot 24505

Current land use:
RS3

Surrounding land uses:
RS3

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.: ~~Section 6.3.5 (b) (i)~~ 6.14.3 (a)

Current regulation: 7.5m not to permit an unenclosed swimming pool constructed in a front parcel line setback area.

Proposed variance: 5.24m (Reduction of 2.26m)
to permit it to be in the front setback area and to be at 5.24m from the parcel line.

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")

To permit inground swimming pool to be turned from sideways on property to lengthway.

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:

We are asking a Variance set back of 2.26m from front lot line. We have permit #23798 to allow pool to be placed north to south. We would prefer to place the pool east to west. This is a more practical way to position the pool for both use and landscape.

We have signed support from all the affected neighbors

Further, we understand a precedent has been set for a variance set back greater than what we are applying for.

Civic address for said precedent is 2404 87th st.

Thank you for your time and consideration.