

PROPERTY DESCRIPTION:			
Civic address: 4575 MILL ROAD NARAMATA BC V0H1N0			
Legal Description		SIMILKAMEEN DIV. OF YALE LAND DISTRICT EXCEPT PLAN 14494	
Lot: 25	Plan: KAP3889	Block: -	District Lot: 211
Current Zoning: SINGLE FAMILY		OCP designation: SINGLE FAMILY	
Current land use: SINGLE FAMILY			
Surrounding land uses: SINGLE FAMILY			
Current method of sewerage disposal: <input type="checkbox"/> Community Sewer <input checked="" type="checkbox"/> Septic Tank <input type="checkbox"/> Other			
Current method of water supply: <input checked="" type="checkbox"/> Community Water <input type="checkbox"/> Well <input type="checkbox"/> Other			
Any restrictive covenants registered on the subject property:		<input type="checkbox"/> Yes (if yes, provide details) <input checked="" type="checkbox"/> No	
Any registered easements or rights-of-ways over the subject property:		<input type="checkbox"/> Yes (if yes, provide details) <input checked="" type="checkbox"/> No	
Does the subject property possess a legal road access:		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No (if no, provide details)	
Agricultural Land Reserve: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		Riparian Area: <input type="checkbox"/> Yes <input type="checkbox"/> No	
Environmentally Sensitive: <input type="checkbox"/> Yes <input type="checkbox"/> No		MoT Approval: <input type="checkbox"/> Yes <input type="checkbox"/> No (required for setbacks within 4.5 metres of a road reserve)	

DEVELOPMENT INFORMATION:

Provide a description of the proposed development (please attach as a separate sheet, as required):

2 LOT BARE LAND STRATA

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.

1. Bylaw (Include No.): 2000 Section: STREET LIGHTING
 Proposed variance: WAIVE THE REQUIREMENT FOR A STREET LIGHT OUTSIDE OUR HOUSE

2. Bylaw (Include No.): _____ Section: _____
 Proposed variance: _____

SUPPORTING RATIONALE:

All new development should meet the Regional District's applicable bylaw standards. A variance is considered only as a last resort. An application for a development variance permit should meet most, if not all, of the following criteria, in order to be considered for approval (please attach as a separate sheet, as required).

1. The variance should not defeat the intent of the bylaw standard or significantly depart from the planning principle or objective intended by the bylaw. Please elaborate how the requested variance meets this criteria:

THE CLOSEST STREET LIGHT TO THE PROPERTY IS APPROX. 640 METRES AWAY. RDCS OPERATIONS AGREE THAT HAVING A SINGLE STREET LIGHT THAT DISTANCE FROM THE REST OF THE NETWORK DOES NOT MAKE PRACTICAL SENSE.

2. The variance should not adversely affect adjacent or nearby properties or public lands. Please elaborate how the requested variance meets this criteria:

NOT REQUIRING A STREET LIGHT WILL BE A BENEFIT TO THE NEIGHBOURING PROPERTIES.

3. The variance should be considered as a unique solution to an unusual situation or set of circumstances. Please elaborate how the requested variance meets this criteria:

THE PRACTICALITY OF NOT REQUIRING A STREET LIGHT HAS BEEN COVERED BY ITEMS 1, 2, 5

4. The variance represents the best solution for the proposed development after all other options have been considered. Please elaborate how the requested variance meets this criteria:

NOW INSTALLATION OF A STREET LIGHT IS THE BEST SOLUTION FOR THE NEIGHBOURHOOD AND FOR THE RDCS OPERATIONS, AS EXPRESSED IN ITEM 1.

5. The variance should not negatively affect the natural site characteristics or environmental qualities of the property. Please elaborate how the requested variance meets this criteria:

COMPLIANCE WITH THE BYE LAW WILL AFFECT THE CHARACTERISTICS AND/OR ENVIRONMENTAL QUALITIES OF THE PROPERTY. A STREET LIGHT IS INAPPROPRIATE FOR A COUNTRY LOCATION, AND WHICH WILL SERIOUSLY AFFECT THE ENJOYMENT + CLARITY OF THE NIGHT SKY IT WOULD ALSO AFFECT THE NEIGHBOUR ON THE UPSIDE OF THE ROAD.