

PROPERTY DESCRIPTION:

Civic address: <u>3076 Suriper drive</u>	
Legal Description <u>KAP34232</u>	
Lot: <u>3</u>	Plan: _____ Block: _____ District Lot: <u>266</u> Section: _____ Township: _____
Current Zoning: <u>RS1</u>	OCP designation: <u>Area E</u>
Current land use: <u>Residential</u>	
Surrounding land uses: <u>Residential</u>	
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 checked="" type="checkbox"/> Yes (if yes, provide details) <input 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 checked="" type="checkbox"/> No	MoTI 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):

Fence

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.): 2800 Section: 6.4.1
Proposed variance: Increase fence height in front setback from 1.2m - 2.1m
Increase fence height in side setback 1.8m - 2.1m

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:

Asking to increase fence height, from 1.2m to 1.8m in our front setback and from 1.8m to 2.1m at side setback

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

Our fence sits well above the street. It doesn't block any sight lines for traffic or our neighbouring homes.

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:

Due to height of our yard, we need to block our dogs from barking at our neighbours / foot traffic, also keep wildlife / bears out of our yard. Although this area is street side, functionally this is our backyard, and our only area to keep contained.

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:

We have put up deer fence in any of the areas of our yard that we can, but the solid higher pannels are needed to block our sight to roadway.

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:

Many yards / properties in/on the hillside in Naramata have high fence pannels, we don't believe it will negatively affect our area