

PROPERTY DESCRIPTION:

Civic address:

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

Lot 53, KAS 1447, D.L. 4947

Current land use:

Residential Home

Surrounding land uses:

Residential use

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: Okanagan Valley Zoning Bylaw 2800, 2022

Section No.: 7.1.3

Current regulation: NO shower permitted in accessory building.

Proposed variance: to allow a shower in an accessory building.

Section No.: 7.1.4

Current regulation: Maximum bathroom size 3.0m²

Proposed variance: to increase the maximum bathroom size to 4.63m².

4.53m²

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DEVELOPMENT INFORMATION:

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

to use pool house as a fitness /entertainment area.

We entertain at our pool, and would like a Bathroom /shower ~~put in~~ for these occasions.

The pool house will be used as our family fitness area as well as a man cave for our social gatherings

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:

The variance on accessory buildings speaks to dwellings for people to live in.

This is strictly a recreational use building with the intent of use while working out and during social gatherings at our pool.

This helps due to having a shower/change room for people using the pool and ~~a wet bar for food/drink prep.~~

Variance 7.1.3 - having no shower in a poolhouse

Variance 7.1.4 - Bathroom size - the ~~existing~~ bathroom size of $4.63m^2$ is larger than bylaw allows - we ask for the size increase to allow a shower for our fitness room / pool gatherings