

PROPERTY DESCRIPTION:

Civic address: 2204 FORSYTH RD PENTICTON V2A 8Y8

Legal Description (e.g. Lot, Plan No. and District Lot):
LOT 16, PLAN KAP 33471, DL 4947.00YD

Current land use:
VACANT

Surrounding land uses:
Residence

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.: 6.10.5

Current regulation: Prohibited Use of a pool

Proposed variance: to permit the use with supporting Geotechnical Report.

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")

Single family dwelling with basement and pool proposed on slope.

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: