

**3090-20 / DV 1B 20**

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**From:** Peter  
**Sent:** Wednesday, July 08, 2020 8:08 PM  
**To:** Planning and Development Services  
**Subject:** response to variance 136 Croteau Rd

Peter Baker

Patricia

Baker

138

Croteau Road

Comox,

BC V9M 2P8

July 8, 2020

Comox Valley Regional District  
attention: Dylan Thiessen  
re: Variance Permit Application 136 Croteau Rd (Killam)

We were surprised to receive this, being that we were told the reason for the eviction of the tenant was due to insufficient septic capacity and potable water. Is this no longer a concern?

We have a number of concerns regarding this variance and reasons for it not to be approved:

The building was constructed as a rental unit and setbacks were ignored. Mr Killam told us the building was for a residence and had all approvals. Obviously, he did not. The residence is an astounding 15 feet too close to a wildlife sanctuary. This Wildlife Sanctuary is owned by Macdonald Wood Park Society with the covenant holders being Project Watershed and Comox Valley Land Trust. To approve this would be setting an unwanted precedent and would negatively effect the wildlife sanctuary. There is no fencing allowed (by the covenants) as it would further restrict the movement of wildlife, as does the building being so close to the property line.

When it was rented, the tenant harassed us and damaged our property. He cut down three shrubs and cut a large round hole in our hedge so he could observe us in our garden. He also burned garbage in a barrel and then dumped the remains on our property: plastics, toothpaste tubes, metal which we cleaned up repeatedly. He also dumped all his garden waste on our property. It has been most unpleasant.

If problems should occur again with new tenants, the owners are uncommunicative so there is no way to remedy any problems.

The other outbuilding Killams have on the property does not have proper setbacks as well. I had to involve RD and the RCMP to have him cut off the roof that was extending over our property. Under duress, he cut it off to the property line.

Thank you for the opportunity to express my concern,

Peter Baker