

DATE: October 29, 2020**FILE:** 3090-20/DV 2B 20**TO:** Chair and Directors
Electoral Areas Services CommitteeSupported by Russell Dyson
Chief Administrative Officer**FROM:** Russell Dyson
Chief Administrative Officer***J. Warren*** (for)**RE: Development Variance Permit – 1904 Mariner Road (Racine)
Lazo North (Electoral Area B)
Lot 5, District Lot 128, Comox District, Plan 25907, PID 002-700-577****Purpose**

To provide a status report on Development Variance Permit DV 2B 20 (Racine).

Recommendation from the Chief Administrative Officer:

None – Status report for information.

Executive Summary

- A Development Variance Permit application was received to reduce the rear yard setback to facilitate the conversion of an accessory building into a secondary dwelling. The requested variance for the foundation of the building was a reduction of 3.0 metres (from 7.5 metres to 4.5 metres), and a reduction of 2.8 metres for the eaves of the building (from 5.5 metres to 2.7 metres).
- Staff received two letters from adjacent property owners who were strongly opposed to the variance application, both of whom attended the Electoral Areas Services Committee (EASC) meeting as well. The neighbours indicated they would greatly prefer if the building was relocated in order to meet the existing setback requirements.
- At the October 5, 2020 EASC meeting, the Committee passed the following resolution: *“THAT Development Variance Permit DV 2B 20 (Racine) be referred to staff to work with the applicant and the adjacent neighbours on potential solutions.”*
- On October 13, staff received confirmation from the applicant that she would like to withdraw the variance application and proceed with the relocation of the structure, and the construction of a carriage house.
- The neighbours opposed to the variance were contacted via email on October 19, 2020, and via phone on October 22, 2020, to inform them of the applicant’s decision to withdraw the application.
- The applicant no longer needs to go through the planning department for this development, and will instead submit all building permit requirements once they have been completed.

Prepared by:

Concurrence:

Concurrence:

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Government Partners and Stakeholder Distribution (Upon Agenda Publication)

None	
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