

## BOARD OF VARIANCE

### NOTICE OF MEETING

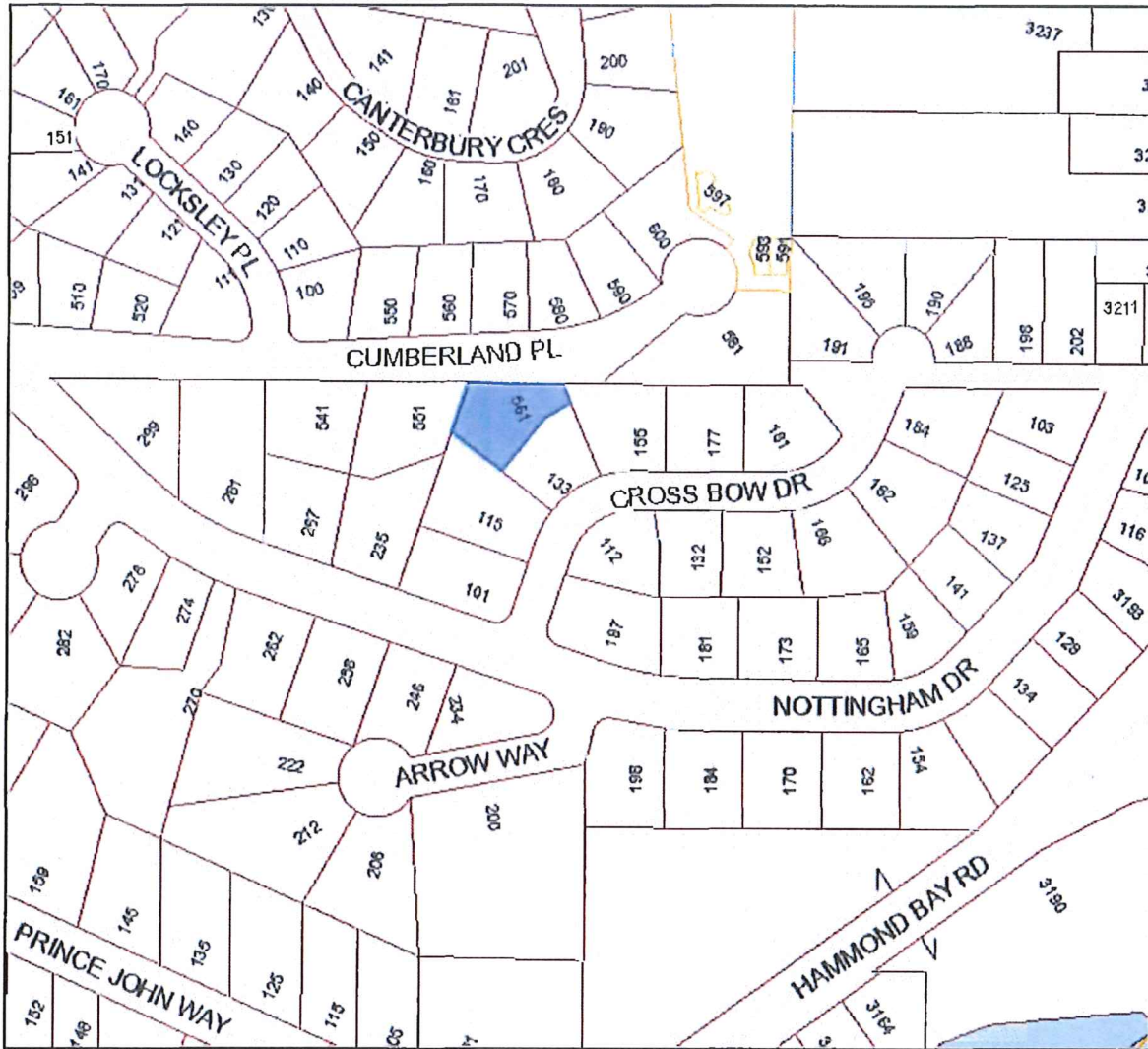
---

A meeting of the Board of Variance will be held on Thursday, 2016-DEC-15 at 5:30 p.m. in the Boardroom of the Service and Resource Centre located at 411 Dunsmuir Street, Nanaimo, BC to hear the following appeal:

*Please note this is a re-notification as a continuation of a previous Board of Variance application.*

- APPEAL NO:** BOV687
- Applicant:** Mr. Brad Wood and Ms. Nancy Wood
- Civic Address:** 561 Cumberland Place
- Legal Description:** LOT 1, SECTION 9, WELLINGTON DISTRICT, PLAN VIP86943
- Purpose:** The applicant is requesting to vary the provisions of City of Nanaimo "Zoning Bylaw 2011 No. 4500" in order to construct a single residential dwelling with an attached garage 0.16m from the front property line and a foundation wall sited 3.10m from the front property line.
- Proposed Variances:** The applicant is requesting the following variances to the Single Dwelling Residential - R1 Zone:
- Section 7.5.1 – Siting of Buildings* to reduce the minimum required front yard setback from 4.5m to 3.10m to the foundation wall.
- Section 7.5.3 – Siting of Buildings* to reduce the minimum required setback to a garage from 6m to 0.16m.

The Board of Variance decision will apply to subsequent owners of the land. If you deem your property to be affected by this appeal, please feel free to attend this meeting. Anyone wishing to address this appeal will be afforded the opportunity to be heard at the Board of Variance meeting. This application may be reviewed with Staff at the Community Development offices at 411 Dunsmuir Street, Nanaimo, BC. Staff can be reached by calling 250-755-4429 (x4275), during normal business hours, Monday to Friday, excluding statutory holidays, from 2016-DEC-5 to 2016-DEC-15, inclusive.



BOARD OF VARIANCE APPLICATION NO. BOV00687

**LOCATION MAP**

**CIVIC:** 561 CUMBERLAND PLACE

**LEGAL:** LOT 1, SECTION 9, WELLINGTON DISTRICT, PLAN  
VIP86943

TEL 250-758-4631 FAX 250-758-4880  
NANAIMO VICTORIA PARKSALLE

File: 88676


Civic: 561 Cumberland Place, Nanaimo, B.C.

Legal: Lot 1, Section 9, Wellington District, Plan VP86B43.

Dimensions are in metres and are derived from Plan VP86B43.

This sketch does not constitute a re-definition of the legal boundaries hereon described and is not to be used in any matter which would assume same.

This sketch plan has been prepared in accordance with the Professional Reference Manual and is certified correct this 27th day of October, 2016.

  
B.C.L.S.

This document is not valid unless originally signed and sealed or digitally signed by B.C.L.S.

© Copyright 2016 J.E. Anderson & Associates. All rights reserved. No person may copy, reproduce, transmit or alter this document in whole or in part without the consent of the signatory.

The signatory accepts no responsibility or liability for any damages that may be suffered by a third party as a result of any decision made, or actions taken based on this document.

Subject to charges, legal notations, and interests shown on: Title No. CA5487992 (F.I.D. C27-353-220)

Scale 1:200

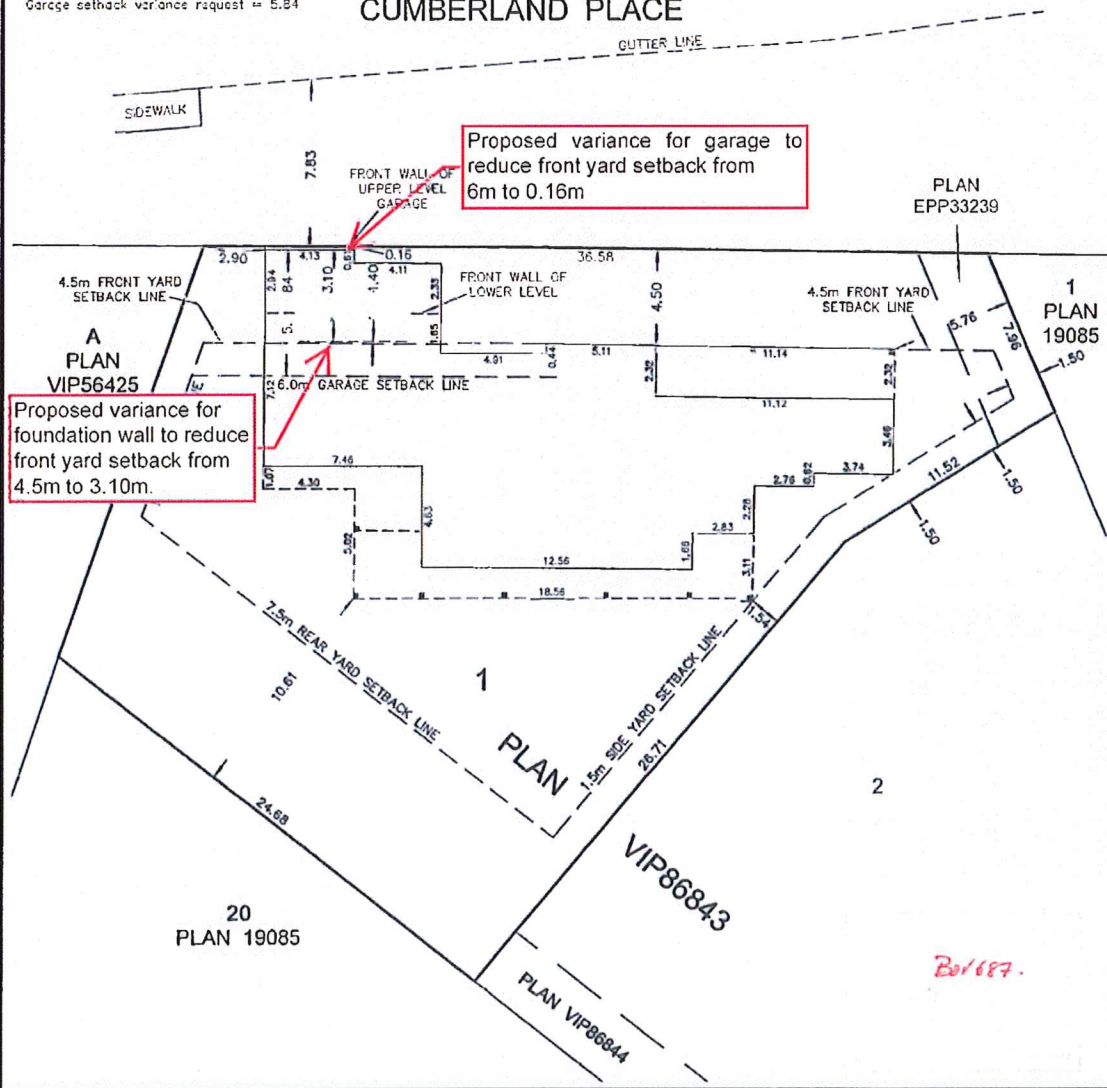


VARIANCE REQUEST

Minimum front yard setback = 4.50  
Proposed front yard setback = 3.10 (lower level)  
Front yard setback variance request = 1.40 (lower level)

Minimum garage setback = 6.00  
Proposed garage setback = 0.16  
Garage setback variance request = 5.84

CUMBERLAND PLACE



*Bo/187.*