



COLUMBIA SHUSWAP REGIONAL DISTRICT

NOTICE OF MEETING

Electoral Area 'C' Advisory Planning Commission

DATE: Monday, September 23, 2019
TIME: 7:00 PM
PLACE: Upper Level
Cedar Heights Community Centre
2316 Lakeview Drive, Blind Bay

AGENDA:

1. Development Variance Permit 701-93 (Karen and Eric Dean)

Owner/Applicant Karen and Eric Dean

Civic Address: 4071 Reid Road

Legal Description:

Lot 2 Section 6 Township 23 Range 9 West of the 6th Meridian Kamloops Division Yale District
Plan 38633 (PID: 008-361-151)

Short Summary:

The subject property is located in Eagle Bay of Electoral Area C and is waterfront to Shuswap Lake. The property is subject to the Electoral Area C Official Community Plan Bylaw No. 725 and the South Shuswap Zoning Bylaw No. 701. The property currently contains a single family dwelling, garage, and several retaining structures, which were constructed prior to the adoption of the South Shuswap Zoning Bylaw No. 701 (February 1997). A new gabion retaining structure was recently constructed on the property without CSRD approvals. The new gabion structure requires a variance to the rear parcel line setback from 5 m to 4.53 m and to the east exterior side parcel line setback from 4.5 m to 0 m. This development variance permit also proposes to recognize the location of the existing garage. The proposed variance for the garage is from 5.0 m to 2.05 m for the front parcel line setback and from 4.5 m to 0 m for the east exterior side parcel line setback.