



# TOWN OF VIEW ROYAL

## NOTICE OF PROCESSING AN APPLICATION TO THE BOARD OF VARIANCE

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**RE: APPLICATION TO THE BOARD OF VARIANCE – 231 Helmcken Rd**

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The Local Government Act provides for the establishment of a Board of Variance to consider applications by anyone alleging that enforcement of zoning requirements respecting siting, shape, or size of a building or structure would cause him or her undue hardship. The Board of Variance may authorize a minor variance from the applicable provisions of the Land Use Bylaw, provided that such a variance is considered desirable for the appropriate development of the site, does not adversely affect the natural environment, does not substantially affect the use and enjoyment of adjacent land, maintains the general intent of the Bylaw, and does not vary permitted uses or density of land.

The applicant, Derek Thomas, has made application to the Board of Variance to request a variance for the property having a civic address of **231 Helmcken Rd** and more particularly described as:

STRATA LOT 8 SECTION 97 ESQUIMALT DISTRICT PLAN VIS4279 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1.

as shown boldly outlined on the map on the reverse side of this Notice.

**The applicant is requesting relaxation of the following regulation contained in the R-1B: Detached Residential (Medium Lot) regulation (Section 6.6.4) within Zoning Bylaw No. 900, 2014:**

- **Variance to the minimum Front Lot Line Setback from 7.5m to 0.9m.**

**The purpose of the proposed variance is to enclose the patio above the carport.**

The Board will be meeting at **7:00 pm on Wednesday, June 15, 2016** at the View Royal Town Hall (located at 45 View Royal Avenue, Victoria, BC, V9B 1A6) to consider the subject application. If you have any representations to make, the Board would be pleased to consider them at that time. If you are unable to attend the meeting, written comments may be mailed, facsimiled, emailed, or hand delivered to the Town of View Royal. Written comments must be received by 3:30 pm on Wednesday, June 15, 2016.

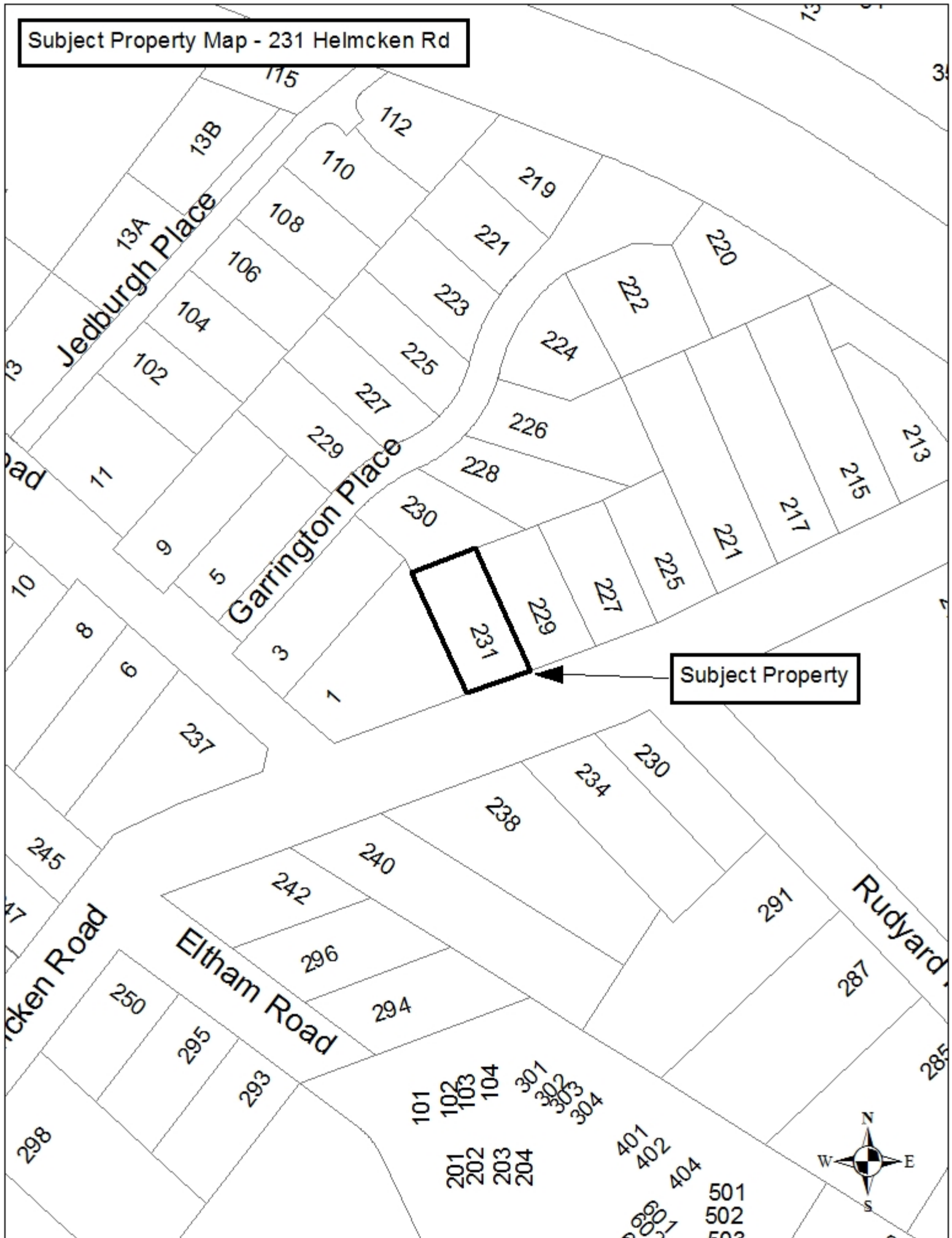
A copy of the application and related information may be inspected at the View Royal Town Hall, Monday to Friday between the hours of 8:30 am and 4:30 pm, Friday, June 3, 2016 until Wednesday, June 15, 2016.

Mail: 45 View Royal Avenue, Victoria, BC, V9B 1A6  
Facsimile: 250-727-9551  
E-mail: [planning@viewroyal.ca](mailto:planning@viewroyal.ca)

Dated the 1<sup>st</sup> day of June, 2016

James Davison, MCIP RPP  
Planner

Subject Property Map - 231 Helmcken Rd



Subject Property

