



**TOWN OF VIEW ROYAL**

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

**RE: APPLICATION TO THE BOARD OF VARIANCE – 1 Governor’s Point Rd**

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 applicants, Adam and Loren Pedersen, have made application to the Board of Variance to vary the minimum flanking yard setback of the R-1: Detached Residential (Large Lot) Zone within Section 7.1.4 of Zoning Bylaw No. 900, 2014 as follows:

- **Variance to the minimum flanking yard setback from 4.5m to 0.2m**

for the property having a civic address of 1 Governor’s Point Rd and more particularly described as:

STRATA LOT 1, SECTION 8, ESQUIMALT DISTRICT, STRATA PLAN 1301, 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 variance enables the construction of a deck.

The Board will be meeting at 7:00 pm on Wednesday, September 11 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 3:00 pm on Wednesday, September 11, 2019. A copy of the application and related information may be inspected at the View Royal Town Hall, Monday to Friday between the hours of 8:00 am and 4:00 pm, Friday, August 30, 2019 and from 8:30 am to 4:30 pm Tuesday, September 3, 2019 until Wednesday, September 11, 2019. Please note that the Town Hall is closed for Labour Day on Monday, September 2, 2019.

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

Dated the 28<sup>th</sup> day of August, 2019.

James Davison MCIP RPP  
 Community Planner

