



## 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 – 295 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 applicants, Fred and Sara Darlington, have made application to the Board of Variance to request a variance for the property having a civic address of **295 Helmcken Rd** and more particularly described as: Lot 4, Block 2, Section 8, Esquimalt District, Plan VIP1688, 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 Detached Residential (Large Lot) R-1 Zone Table of Section 6.6 in Zoning Bylaw No. 900, 2014:**

- **variance to the minimum front yard setback from 7.5m to 2m**

**The purpose of the proposed variance is to permit the construction of the front porch (already built) on the non-conforming property.**

The Board will be meeting at **7:00 pm on Wednesday, June 10, 2015** 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 10, 2015.

A copy of the application and related information may be inspected at the View Royal Town Hall between the hours of 8:30 am and 4:30 pm, Friday, May 29, 2015 through Wednesday, June 10, 2015.

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

Dated the 29<sup>th</sup> day of May, 2015.

James Davison, MCIP RPP  
Planner

Subject Property Map - 295 Helmcken Rd

