

ATTACHMENT 4

The Corporation of the District of North Cowichan

INCORPORATED 1873

TELEPHONE 746-7101

P.O. BOX 278,
DUNCAN, B.C.,
VANCOUVER ISLAND
V9L 3X4

July 20, 1987

Quote: Folio No. 16469.001

E. V. Services Ltd.
P. O. Box 764
CHEMAINUS, B.C.
VOR 1K0

Attention: Mr. E. J. Veistrup

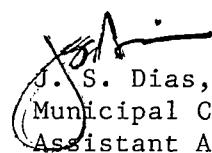
Dear Sir:

Re: Lot 1, Section 13, Range 4,
Plan 31292, Chemainus District.

Please be advised that the Zoning Board of Variance, at its meeting held July 16, 1987, approved your appeal. A copy of the minutes of the Hearing is enclosed for your review.

Will you please contact the Municipal Building Inspector to make the necessary arrangements for acquisition of your Building Permit.

Yours very truly,


J. S. Dias,
Municipal Clerk/
Assistant Administrator.

JSD/dhm
encl.

cc: ~~O. F. Symes~~, Building Inspector.
Mr. D. W. Meeres

COPY

Application No. 3:

E. V. Services Ltd., (E. J. Veistrup) on behalf of Therm-O-Proof Manufacturing Ltd. - appealing to the Zoning Board of Variance for permission to construct a showroom addition with front yard setbacks of 23.6ft. and 16.6ft. respectively, instead of 26.25ft. as required by Section 2.17.4 of Zoning By-law No. 1850.

The Municipal Clerk confirmed that there had been no correspondence or any enquiry on this application prior to the Hearing.

Mr. Veistrup was in attendance to speak on behalf of the appeal.

DECISION: that the application of E. V. Services Ltd. on behalf of Therm-O-Proof Manufacturing Ltd., pursuant to Lot 1, Section 13, Range 4, Plan 31292, Chemainus District, for permission to construct a showroom addition with front yard setbacks of 23.6ft. and 16.6ft. respectively, instead of 26.25ft., be approved.

Application No. 4:

Mr. R. J. P. Nesbitt, 2882 Philip Street - appealing to the Zoning Board of Variance for permission to construct a carport with a front yard setback of 5.0ft. instead of 16.40ft. and a side yard setback of 3.0ft. instead of 3.28ft., as required by Section 2.6.4 of Zoning By-law No. 1850.

The Municipal Clerk confirmed that there had been no enquiry or correspondence prior to the Hearing regarding this matter.

There was no one in attendance to speak on this matter.

DECISION: that the application of Mr. R. J. P. Nesbitt, pursuant to Lot 2, Block 1, Section 20, Range 5, Plan 1265B, Quamichan District, for permission to construct a carport in the front yard with a side yard setback of 3ft. instead of 3.28ft. and a front yard setback of 5ft. instead of 16.40 ft. be approved.

Application No. 5:

Mr. A. Carlson, 6106 Ryall Road - appealing to the Zoning Board of Variance for permission to construct two additions; one addition requires relaxation of the rear yard setback from 26.25ft. to 20ft; the second addition requires the relaxation of a side yard setback from 6.56ft. to 4.5ft. Both of these relaxations are requested pursuant to Section 2.6.4 of Zoning By-law No. 1850.

Mr. & Mrs. A. Carlson were in attendance to speak on behalf of their application.

Also present, Mrs. Vicki Mann, 6133 Ryall Road; Mrs. Mary MacDonald, 3059 Sherman Road.

The Municipal Clerk reported that he had received no enquiries regarding this application prior to the Hearing; however, a letter signed by ten residents of the Ryall Road/Sherman Road area was read into the minutes of the Hearing. The residents' concerns centered around the relaxation insofar as the expansion could mean more business which, in turn, would mean more cars entering, turning, and leaving Ryall Road. At the same time, the expansion of the business could affect individual property values.

In speaking to his application, Mr. Carlson confirmed that the front addition is for storage; it will be used for a piano and costumes. This expansion will not accommodate more students. The addition will follow the existing side building line. The second addition is for a dining room. Mrs. Carlson confirmed that the dancing business is still being carried on; she operates four days per week after 3:30 p.m., usually between 3:30 p.m. and approximately 6:00 p.m. It