

May 3, 2024
Case: BOV2024-00007

Dear Property Owner or Tenant:

RE: Development Variance Requested in Your Neighbourhood

Address: 4374 Quinton Place

Proposal: The proposed work is construction of a new single-family residence.

What: 4 variances to the Zoning Bylaw.

Variations: The variances for the proposed construction on this property are as follows:

1. Principal Dwelling Side Yard Setback variance of 0.84 ft (0.26 m);
2. Principal Dwelling Building Depth variance of 8.16 ft (2.49 m);
3. Principal Dwelling Upper Storey Building Depth variance of 6.71 ft (2.05 m); and,
4. Principal Dwelling Eave Height variance of 2.75 ft (0.84 m).

Zone	Regulation	Required/ Allowed	Existing	Proposed	Variance
RSSG	Principal Dwelling Side Yard Setback	6 ft (1.83 m)	n/a	5.16 ft (1.57 m)	0.84 ft (0.26 m)
	Principal Dwelling Building Depth	65 ft (19.81 m)	n/a	73.16 ft (22.3 m)	8.16 ft (2.49 m)
	Principal Dwelling Upper Storey Building Depth	45 ft (13.72 m)	n/a	51.71 ft (15.76 m)	6.71 ft (2.05 m)
	Principal Dwelling Eave Height	17.67 ft (5.39 m)	n/a	20.42 ft (6.22 m)	2.75 ft (0.84 m)

You may contact Jennifer Malcolm, Residential Plans Reviewer, at malcolmj@dnv.org with any questions regarding the application. You are also welcome to review a copy of the application. Please contact Cheryl Archer at archerc@dnv.org for instructions on how to download the application package.

The Board of Variance Meeting will be held in a hybrid format, both in person in the Committee Room of the District Hall, 355 West Queens Road, North Vancouver, British Columbia, and virtually via Zoom on **Thursday, May 16, 2024 at 5:00 pm.**

If you have comments on the proposed variance, you may:

- Participate in the meeting either in person or via Zoom (please contact Cheryl Archer for instructions for online participation);
- Email your comments to Cheryl Archer for distribution to the members of the Board of Variance; or,
- Write a letter to the attention of the Corporate Officer at the address above.

Please note that written submissions must be received by 4:00 pm on Wednesday, May 15, 2024.

Regards,



Genevieve Lanz
Corporate Officer

What is the Board of Variance?

The Board of Variance is a Council-appointed committee of five North Vancouver residents who consider requests to vary the Zoning Bylaw for renovations or new construction.