



CITY OF WEST KELOWNA PLANNING DEPARTMENT	
ATTACHMENT: <u>1</u>	
FILE NO.: <u>DVP 21-01</u>	

**CITY OF WEST KELOWNA
DEVELOPMENT VARIANCE PERMIT
DVP 21-01**

To: E12K Systems Inc. (Inc. No. 729179)
200 – 537 Leon Avenue
Kelowna, BC V1Y 2A9

0746043 B.C. Ltd. (Inc. No. 746043)
800 – 1708 Dolphin Avenue
Kelowna, BC V1Y 9S4

0746031 B.C. Ltd. (Inc. No. 746031)
800 – 1708 Dolphin Avenue
Kelowna, BC V1Y 9S4

1068059 B.C. Ltd. (Inc. No. BC1068059)
1800 – 1631 Dickson Avenue
Kelowna, BC V1Y 0B5

1. This Development Variance Permit is issued subject to compliance with all of the Bylaws of the City of West Kelowna applicable thereto, except as specifically varied or supplemented by this Permit.
2. This Permit applies to and only to those lands within the City of West Kelowna described below, and any and all buildings, structures and other developments thereon:

Lot A, DL 3478, ODYD, Plan KAP56155, Except Plans KAP56156 and KAP57629

[NOTE: if subdivision has registered then this will need to be updated]

3. This Permit allows for reduced front setbacks for thirty-three (33) R1 zoned lots within the Smith Creek Stage 1 subdivision as shown on attached Schedule 'A'. Specifically, this Permit varies the following sections of Zoning Bylaw No. 0154:
 - a. S.10.4.5(g).1 to reduce the front parcel boundary setback:
 - i. from 4.5 m to 3.5 m; and
 - ii. for a garage or carport having vehicular entry from the front from 6.0 m to 3.5 m, providing that 6.0 m is maintained from garage to laneway or back of curb/sidewalk.
4. This Permit is subject to the following conditions:
 - a. All construction activities and retaining wall materials shall be in general accordance with DP 17-18 and all Schedule 'A' drawings.
 - b. For proposed lots that have varied the garage setback, all required parking shall be provided within the legal parcel boundary of each individual lot.
5. The land described herein shall be developed strictly in accordance with the terms and conditions of this Permit and any plans and specifications attached to this Permit, which shall form a part hereof.
6. **This Permit is not a Building Permit.**

AUTHORIZING RESOLUTION NO. C _____ PASSED BY THE MUNICIPAL COUNCIL
ON _____.

ISSUED ON _____

Signed on _____, _____

City Clerk

Schedule A:

1. Subdivision Plan with Proposed Variance, prepared by Protec Consulting, dated February 24, 2021

