



# COLUMBIA SHUSWAP REGIONAL DISTRICT

## NOTES ON THE MEETING

### Electoral Area C Advisory Planning Commission

**DATE:** Monday, March 25, 2019  
**TIME:** 7:00pm  
**PLACE:** Upper Level  
Cedar Centre  
2316 Lakeview Drive  
Blind Bay BC V0E 2W2

#### **Members Present:**

Steve Wills	Chair
Cal Cosh	Recording Secretary
Ted Vlooswyk	Member
Brian Morris	Member
Millie Barron	Member
Alan Cook	Member

**Director, Area 'C':** Paul Demenok

#### **Members Absent:**

Simon Brown	Vice-Chair
Reg Walters	Member
Glenn Johanson	Member

**Staff:** Not in attendance

**Applicants/Agents:** Not in attendance

**Agenda:**

Call to order 7 pm  
Review of Agenda Material moved to accept – Morris / Barron

**1. Electoral Area C Development Variance Permit No. 701-84**

**Civic Address:** 711 Viel Road

**Legal Description:**

Lot 10, Section 19, Township 22, Range 11, West of the 6<sup>th</sup> Meridian, Kamloops Division Yale District, Plan 14328. (PID: 009-034-129)

**Owner:** Frederick and Eleanor Clark

This project requires a RAR – and report from a QEP at the same time as this variance is coming forward for consideration. The application seeks to address variances in a number of existing developments as well as the new retaining wall on the lakeside. Given the engineering and riparian requirements and reports in play and the extent of staff review and authority in these areas the Commission considered the overall site impact and wanted to support the new work and encourage the zoning compliance application.

**That DVP 701-84 be supported for the set-back variances outlined.**

Moved/Second

Cook / Morris

Carried:

unanimous

**2. Electoral Area C Official Community Plan Amendment (Zappone) Bylaw No. 725-15**

**Civic Address:** 3453 Ford Road, Tappen

**Legal Description:**

Lot 1 Section 22 Township 21 Range 10 West of the 6<sup>th</sup> Meridian Kamloops Division Yale District Plan 38427

**Owner/ Applicant:** 688490 BC Ltd / Mike and Rhonda Zappone

**To support the application to modify the Official Community Plan for this site and support the subdivision of a 2ha parcel from the parent parcel and be redesignated to RR2.**

Moved/Second:

Morris / Vlooswyk

Carried:

unanimous

**3. Electoral Area C Development Variance Permit No. 701-87**

**Civic Address:** 3778 Eagle Bay Road

**Legal Description:**

Lot 6, Section 2, Township 23, Range 10, West of the 6th Meridian, Kamloops Division Yale District, Plan KAP62357. (PID: 024-205-681)

**Owner:** Rodney and Allyson Hannaford

The Development Variance is to allow for the construction of a new garage within the front parcel line setback. This would place the new garage near to the Eagle Bay Road and the Commission noted little option on the site and a significant elevation difference between the new garage as proposed and the roadway.

**To support the variance application as outlined.**

Moved /Second:  
Carried:

Vlooswyk / Barron  
unanimous

**4. Development Variance Permit No. 701-85**

**Civic Address:** 14, 6421 Eagle Bay Rd

**Legal Description:**

Strata Lot 14, Section 18, Township 23, Range 8, West of the 6th Meridian, Kamloops Division Yale District, Strata Plan KAS1797, together with an interest in the common property in proportion to the unit entitlement of the strata lot as shown on form 1. (PID: 023-518-332)

**Owner:** Steven and Christine Hardy

**To support the required set back variances for the construction of a non-permanent structure.**

Moved /Second  
Carried

Barron / Morris  
unanimous

**Adjourned:**

7:27pm