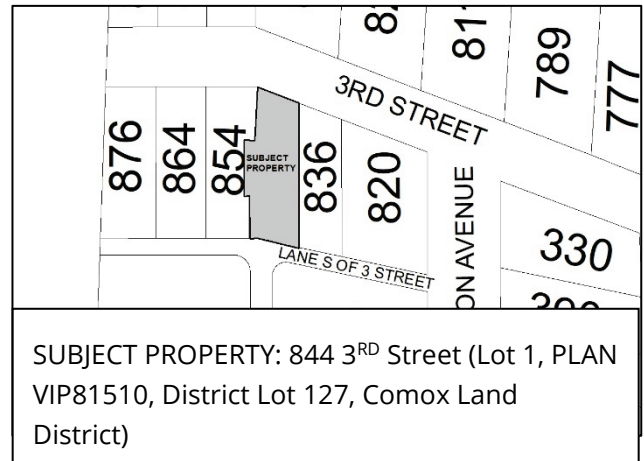


Notice of Development Variance Permit No. 2407

Development Variance Permit application for 844 3rd Street

File No.: 3090-20-2407/DVP00057

Council will consider Development Variance Permit No. 2407, at the Wednesday, September 25, 2024 regular Council meeting at 4pm, to vary the rear yard setback, northeast side yard setback and remove the screening requirements of the side yards in order to permit the conversion of an existing accessory building into a detached accessory dwelling unit in the rear yard, accessed off a lane. The property is zoned Residential Small-scale Multi-unit Housing (R-SSMUH).



The proposed Development Variance Permit (DVP) would vary the following sections of Zoning Bylaw No. 2500, 2007:

- *Section 8.1.6 ii. – Minimum Rear Yard Building Setback – From “5.0 metre” minimum rear yard setback to “1.5 metre” rear yard setback.*
- *Section 8.1.6 iii. - Minimum Side Yard Building Setback – From “1.5 metre” minimum side yard setback to “0.5 metres” on the northeast side.*
- *Section 8.1.10 – Landscaping and Screening – removing the requirement that a vegetated buffer or screen fence not more than 1.5 metres high be provided along rear or side property lines adjoining other properties.*

Get more information

The proposed permit is available for viewing at Courtenay City Hall, 830 Cliffe Avenue, September 13 – September 25 8:30 am – 4:30 pm Monday to Friday, Except holidays, OR online:

www.courtenay.ca/devapps

Watch Meeting In-person

Wednesday September 25, 2024 starting at 4:00 p.m.

At the CVRD's CIVIC Room

770 Harmston Ave., Courtenay



Watch Meeting Online

Wednesday September 25, 2024 starting at 4:00 p.m.

Streamed live on the City of Courtenay's YouTube channel



**City of
Courtenay**

City of Courtenay Development Services

830 Cliffe Avenue, Courtenay BC, V9N 2J7

Phone 250-703-4839 | **Email** planning@courtenay.ca



Submit Written Comments

by 1:00 p.m. on Wednesday September 25, 2024

Email: [**planning@courtenay.ca**](mailto:planning@courtenay.ca)

Mail: Development Services

830 Cliffe Avenue, Courtenay, BC

V9N 2J7



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