



BOARD OF VARIANCE

NOTICE OF OPEN MEETING

DATE: THURSDAY, 2017 MARCH 02

TIME: 6:00 PM

PLACE: COUNCIL CHAMBER, MAIN FLOOR, CITY HALL

A G E N D A

1. CALL TO ORDER

2. MINUTES

(a) [Minutes of the Board of Variance Hearing held on 2017 February 02](#)

3. APPEAL APPLICATIONS

(a) **APPEAL NUMBER:** B.V. 6268 **6:00 p.m.**

APPELLANT: Sukhdev Bhambra

REGISTERED OWNER OF PROPERTY: Sukhdev and Kuldip Bhambra

CIVIC ADDRESS OF PROPERTY: [5858 Sprott Street](#)

LEGAL DESCRIPTION OF PROPERTY: Lot 9; DL 80; Plan 1892

APPEAL: An appeal for the relaxation of Section 104.11 of the Burnaby Zoning Bylaw which, if permitted, would allow for the construction of a new single family dwelling with secondary suite and attached garage at 5858 Sprott Street. The rear yard setback would be 26.82 feet where a minimum setback of 29.5 feet is required. Fences and retaining walls will conform to the requirements of Section 6.14. Zone R-4

(b) APPEAL NUMBER: B.V. 6269 6:00 p.m.

APPELLANT: Gurminder Biln

REGISTERED OWNER OF PROPERTY: Gurminder and Gurpreet Biln

CIVIC ADDRESS OF PROPERTY: [7770 Sussex Avenue](#)

LEGAL DESCRIPTION OF PROPERTY: Lot A; DL 157; Plan NWP11640

APPEAL: An appeal for the relaxation of Section 102.6(1)(a) of the Burnaby Zoning Bylaw which, if permitted would allow for construction of a new single family dwelling with secondary suite and detached garage at 7770 Sussex Avenue. The principal building height, measured from the front average grade, would be 31.31 feet where a maximum height of 29.5 feet is allowed. The principal building height, measured from the rear average grade, would be 27.82 feet. Zone R-2

(c) APPEAL NUMBER: B.V. 6270 6:15 p.m.

APPELLANT: Ian McLean

REGISTERED OWNER OF PROPERTY: Paul and Voya Cheetham

CIVIC ADDRESS OF PROPERTY: [4611 Westlawn Drive](#)

LEGAL DESCRIPTION OF PROPERTY: Lot 2; DL 123; Plan NWP15924

APPEAL: An appeal for the relaxation of Section 110.6(2)(a) of the Burnaby Zoning Bylaw which, if permitted, would allow for the interior alteration and addition to the main and upper floors of a single family dwelling at 4611 Westlawn Drive. The following variances are requested:

a) A principal building height, measured from the front average elevation, of 28.68 feet where the maximum permitted height is 24.90 feet; and,

b) A principal building height, measured from the rear average elevation, of 27.82 feet where the maximum permitted height is 24.90 feet. Zone R-10

(d) APPEAL NUMBER: B.V. 6271 6:15 p.m.

APPELLANT: Domenico and Dragana Sacco

REGISTERED OWNER OF PROPERTY: Domenico and Dragana Sacco

CIVIC ADDRESS OF PROPERTY: [5623 Highfield Drive](#)

LEGAL DESCRIPTION OF PROPERTY: Lot 1; DL 189; Plan 16465

APPEAL: An appeal for the relaxation of Sections 6.14(5)(a), 102.6(1)(a), 102.7(b) and 102.9(2) of the Burnaby Zoning Bylaw which, if permitted, would allow for the construction of a new single family dwelling with two detached garages at 5623 Highfield Drive. The following variances are requested:

a) A retaining wall height up to 8.49 feet in the required front yard facing Highfield Drive where a maximum height of 3.28 feet is permitted;

b) A fence height of 8.0 feet and a gate height of 6 feet in the required front yard facing Highfield Drive where a maximum height of 3.28 feet is permitted;

c) A fence height of 8.0 feet located outside the front yard where a maximum height of 5.91 feet is permitted;

d) A principal building height, measured from the rear average elevation, of 30.58 feet, where a maximum height of 29.5 feet is permitted. The principal building height, measured from the front average elevation, will be 24.68 feet;

e) A principal building depth of 69.0 feet where the maximum building depth of 60.0 feet is permitted, the roof would project a further 5 feet; and,

f) A side yard setback for an accessory building of 4.0 feet where a minimum flanking street side yard setback of 11.5 feet is required. Zone R-2

4. **NEW BUSINESS**

5. **ADJOURNMENT**