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**To:** Burnaby Board of Variance  
Burnaby City Hall  
4949 Canada Way, Burnaby, BC  
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Mar. 25 2015

**Re: Variance to retaining wall regulations to allow construction of retaining walls at the front and rear of 7368 Barnet Road.**

Dear Board of Variance Members,

We are requesting a variance to the Building Bylaw that regulates Front and Rear Yard Retaining Wall Heights. Due to the sloping nature of the Lot, we feel that there is a natural physical hardship that would warrant this request.

The existing grades on both sides of 7368 Barnet Road create a situation that requires varying height retaining walls at the front of the property to allow for a reasonably sloped driveway. As well, the same existing grades on either side of the property will require retaining walls at the rear of the property to allow for the construction of a single family dwelling.

Although we are aware that a previous application for the same request was approved last year, and that each new application and decision is independent from previous ones, I thought it was important to note that for this application, as the home designer, I made every effort to maintain and even reduce the overall height variance previously requested. In the front yard, the retaining wall design is exactly the same as the previous application and at the rear yard the highest point on the varying height walls was reduced.

We feel that the proposed retaining walls fit the intent of the bylaw and do not negatively impact any of the neighbouring properties.

Thank you for your time and consideration.

Sincerely



Vikas Kapoor

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