



2017 Board of Variance Notice of Appeal Form

OFFICE OF THE CITY CLERK

Burnaby City Hall, 4949 Canada Way, Burnaby BC, V5G 1M2, Phone: 604-294-7290 Email: clerks@burnaby.ca

Applicant

Name of Applicant KARAMJIT SINGH
Mailing Address 4516 BARKER AVE.
City/Town BURNABY Postal Code V5G 3C5
Phone Number(s) (H) 604-339-4200 (C) _____
Email exactbc@gmail.com

Property

Name of Owner KARAMJIT SINGH / AMRIK SANDHU
Civic Address of Property 3785 WARREN ST, BURNABY BC

I hereby declare that the information submitted in support of this application is, to the best of my knowledge, true and correct in all aspects, and further that my plans have no conflict with municipal bylaws other than those applied for with in this application.

DEC - 01 - 2017
Date

[Signature]
Applicant Signature

Office Use Only

Appeal Date 2018 JAN. 04

Appeal Number BV# 6312

Required Documents:

- ☐ Fee Application Receipt
- ☐ Building Department Referral Letter
- ☐ Hardship Letter from Applicant
- ☐ Site Plan of Subject Property

Any documents submitted in support of this Board of
Variance Appeal will be made available to the Public

Karamjit Singh & Amrik Sandhu
3785 Warren Street
Burnaby, BC V5G 2G6

November 30, 2017

To: Board of Variance
City of Burnaby
4949 Canada Way
Burnaby, BC

Re: 3785 Warren Street – Appeal for decreasing required front yard setback

Dear Board of Variance members:

Thank you for allowing us time to present our dilemma/situation.

We are the owners of the property at the above address and have been long time residents of this area of Burnaby, our children were raised here and it is where our family wants to stay. We have decided to build our family home on this property and intend to stay here for a long time.

This property is on a slightly sloping lot with the east side yard flanking the lane west of Smith Avenue.

While designing the house we ran into a issue with the front yard setback, the minimum required for this zone is 24.60' but because of the front yard averaging, it works out to be 37.85' as the required setback. This setback pushed the house back further into the property and made for a tight fit between the accessory building in the back yard.

We have discussed this predicament with all of our neighbours and they reassured us that they would be willing to support us if we were to approach the Board of Variance for a relaxation.

Our designer suggested we ask for a relaxation of 4.0' so that we would have a 33.85' front yard setback, it would allow us to have a more than adequate front yard without being too intrusive to the neighbour to the west, and also allow for proper spacing between the rear of the house and the accessory building in the back.

In addition, we have submitted signed support letters from the neighbours and hope that we can have this request granted.

Thank you for your time and consideration.

Regards,


Karamjit Singh


Amrik Sandhu



BOARD OF VARIANCE REFERRAL LETTER

DATE: November 29, 2017		<i>This is <u>not</u> an application. Please submit this letter to the Clerk's office (ground floor) when you make your Board of Variance application.</i>	
DEADLINE: December 05, 2017 for the January 04, 2018 hearing.			
APPLICANT NAME: Karamjit Singh			
APPLICANT ADDRESS: 4516 Barker Avenue, Burnaby, BC, V5G 3C5			
TELEPHONE: 604-339-4200			
PROJECT			
DESCRIPTION: New single family dwelling with secondary suite and detached garage.			
ADDRESS: 3785 Warren Street			
LEGAL DESCRIPTION:	LOT: E	DL: 35	PLAN: 16710

Building Permit application BLD17-01129 will be denied by the Building Department because the design is not in compliance with Burnaby Zoning Bylaw No. 4742:

Zone R4 / Section 104.9

COMMENTS:

The applicant proposes to build a new single family dwelling with secondary suite a detached garage. In order to allow the Building Permit application to proceed, the applicant requests that the following variance be granted:

- 1) To vary Section 104.9 – “Front yard” of the Zoning Bylaw requirement for the minimum front yard depth from 37.45 feet (based on front yard averaging) to 33.45 feet.

Note: 1. The applicant recognizes that should the project contain additional characteristics in contravention of the Zoning By-law, a future appeal(s) may be required.

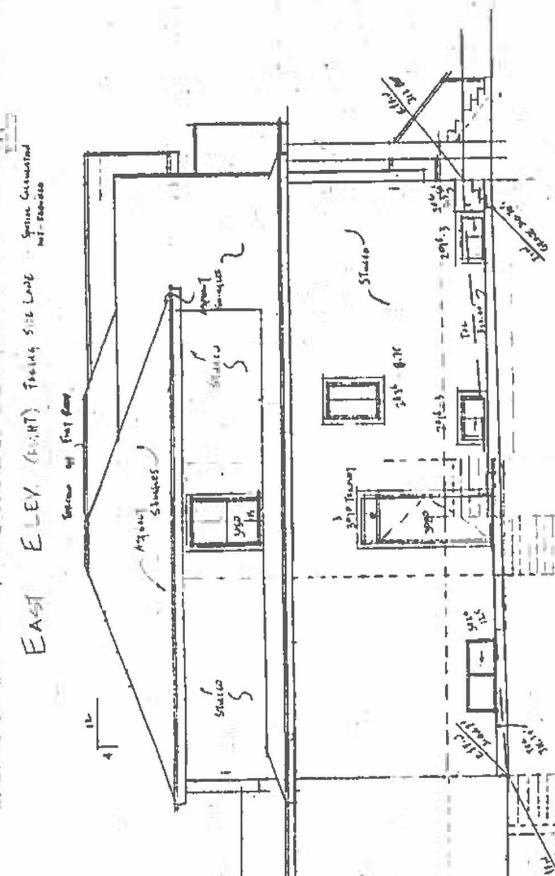
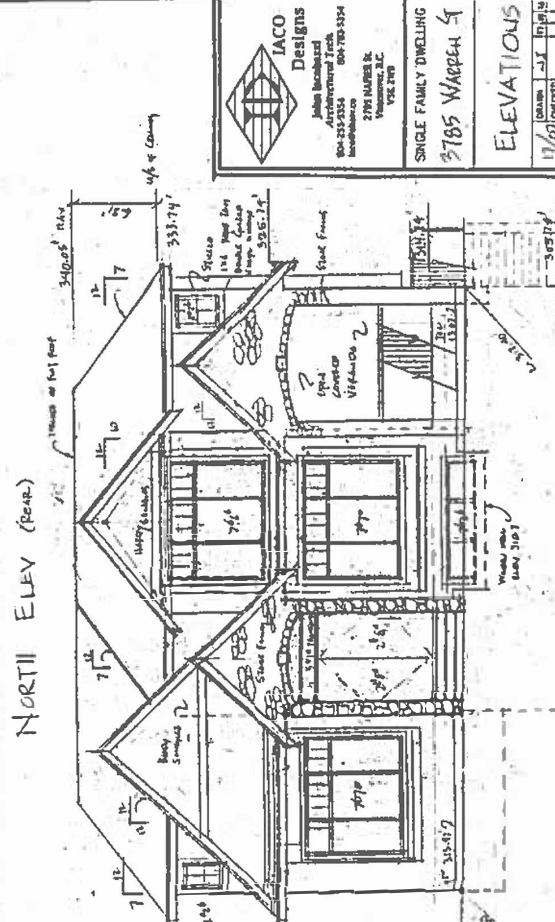
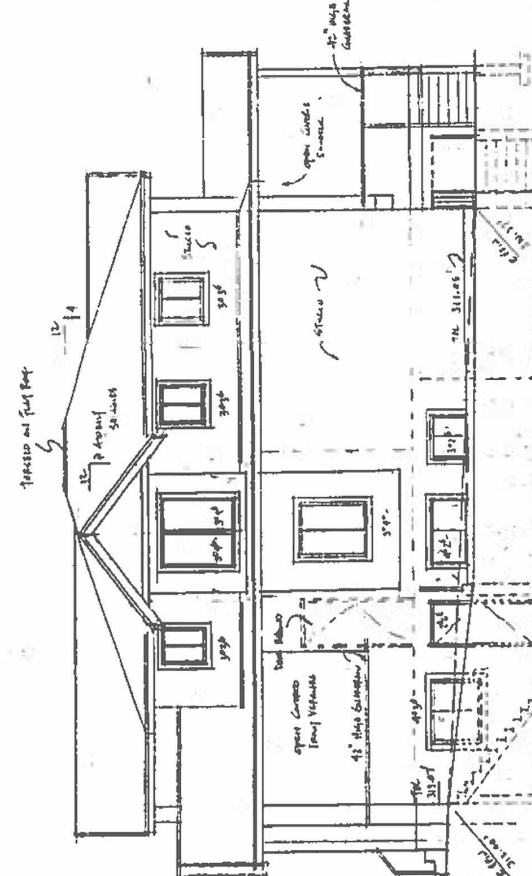
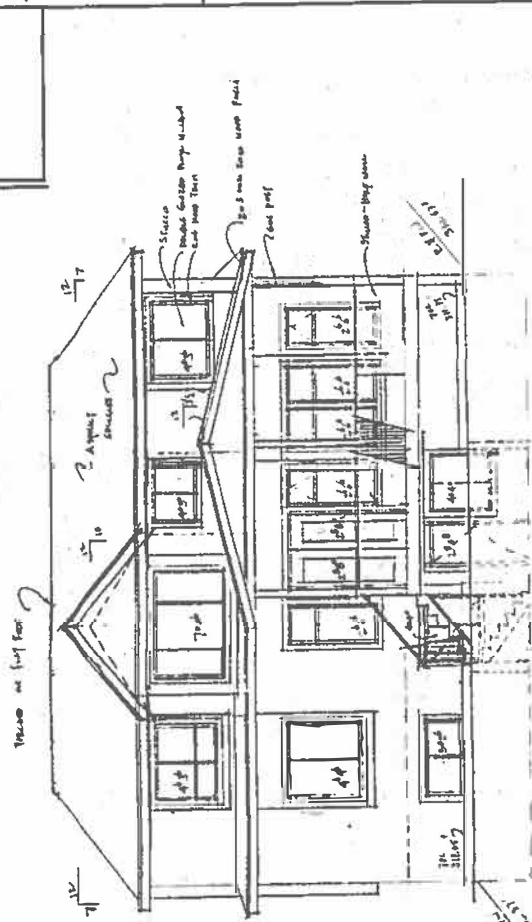
2. The applicability of this variance, if granted, is limited to the scope of the proposal shown on the attached plans.


3. All principal building projections into the resulting front yard will conform to the requirements of Section 6.12.

4. Fences and retaining walls will conform to the requirements of Section 6.14.

LM

Peter Kushnir
Deputy Chief Building Inspector





IACO
Designs

John Bonchalev
Architectural Firm
804-232-0354
607-755-3354
info@iaco.com
www.iaco.com

SINGLE FAMILY DWELLING
3785 Wiegata St
York, PA

ELEVATIONS

NO.	DATE	BY	REVISED	BY	REASON
17	6/01	JTB			

Sheet 1 of 1

Architect: John Bonchalev
Firm: Architectural Firm
Address: 804-232-0354
City: York, PA

Client: 3785 Wiegata St
City: York, PA

