

461 Curlew Drive Rezoning Rational Statement

Description of Land:

Parcel Identifier: 001-555-804

Legal Description:

LOT 108, SECTION 23, TOWNSHIP 28 SIMILKAMEEN DEVISION YALE DISTRICT PLAN 32591

We are seeking to have our property at 461 Curlew Drive, Kelowna BC rezoned from RR3 to RU1 to accommodate a future planned addition to the home. The addition would be in the form of a 800-960 sq ft legal rental suite built by Gord Turner Renovations. We would like to begin construction as soon as zoning and sewer work is approved by City of Kelowna.

The current building is a single level rancher with a site coverage already over the site coverage percentage for the existing RR3 zoning and is listed as 'legal non-conforming'. The Site Coverage Percentage permitted under RU1 would allow for the addition we are looking to add to our home.

Our lot was just recently zoned as RR3 as part of a bulk rezoning related to the termination of the existing land use contract. Our understanding is that all properties on septic were zoned as RR3 and those on City sewer were zoned to RU1.

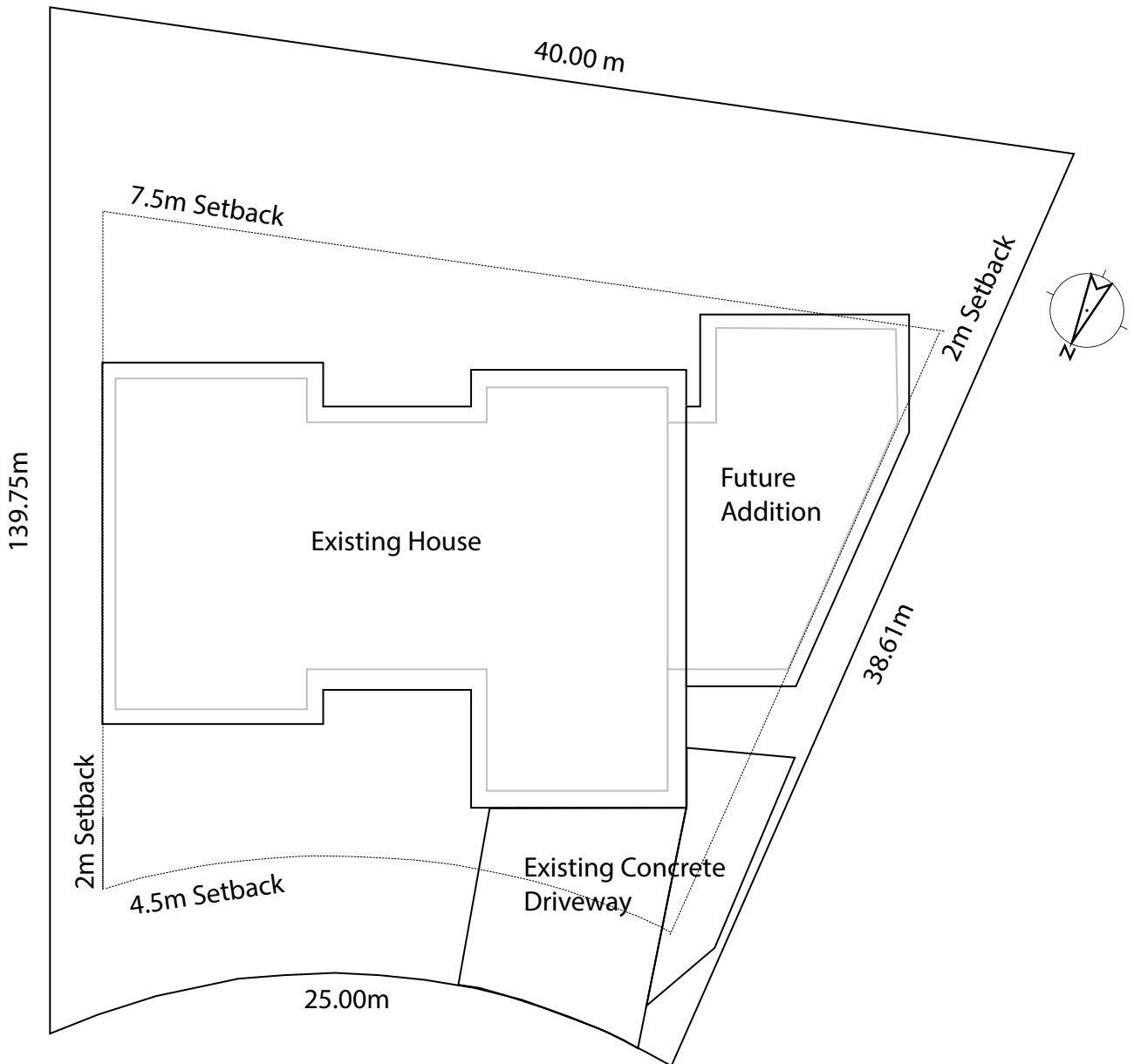
We are awaiting to hear back from John Fillipenko at City Engineering Department to have a site inspection done and estimate time for the site to be connected to city sewer.

Thank you for your consideration of this request.

Alex & Nadja Duffield
250-872-9515

SCHEDULE	A
This forms part of application # Z18-0084	
Planner Initials	JR
 City of Kelowna COMMUNITY PLANNING	

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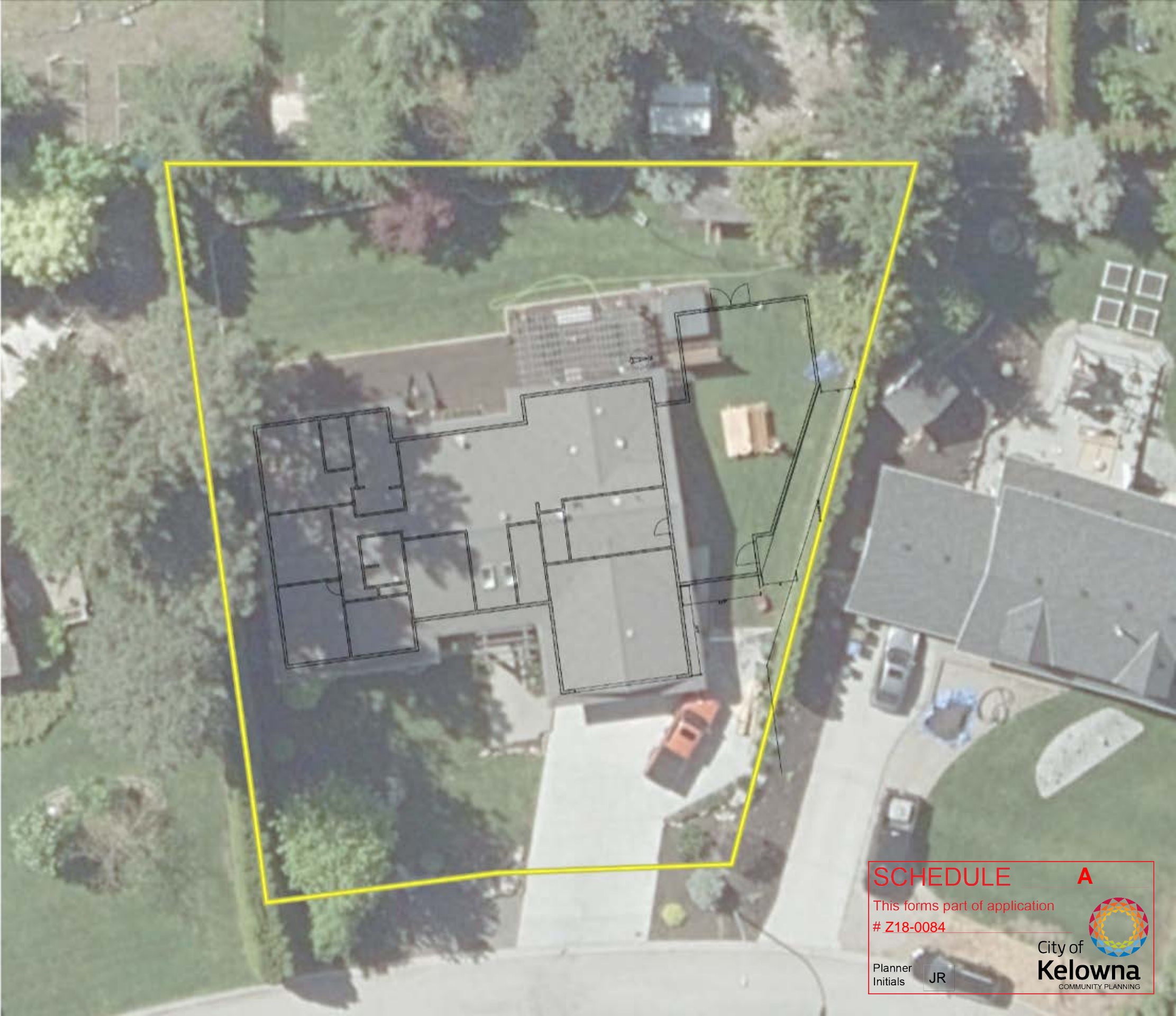
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