



# DVP21-0046

# 122 Clifton Rd N

Development Variance Application



# Proposal

- ▶ To consider a Development Variance Permit to vary the side yard setback from 3.0m permitted to 1.9m proposed to bring an addition into conformance.

# Development Process

Feb 26<sup>th</sup>, 2021

Development Application Submitted



Staff Review & Circulation



Mar 24<sup>th</sup>, 2021

Public Notification Received



Feb 8<sup>th</sup>, 2021

Development Variance Permit

Council  
Approval



Building Permit



# Context Map



City of Kelowna



# Site Map



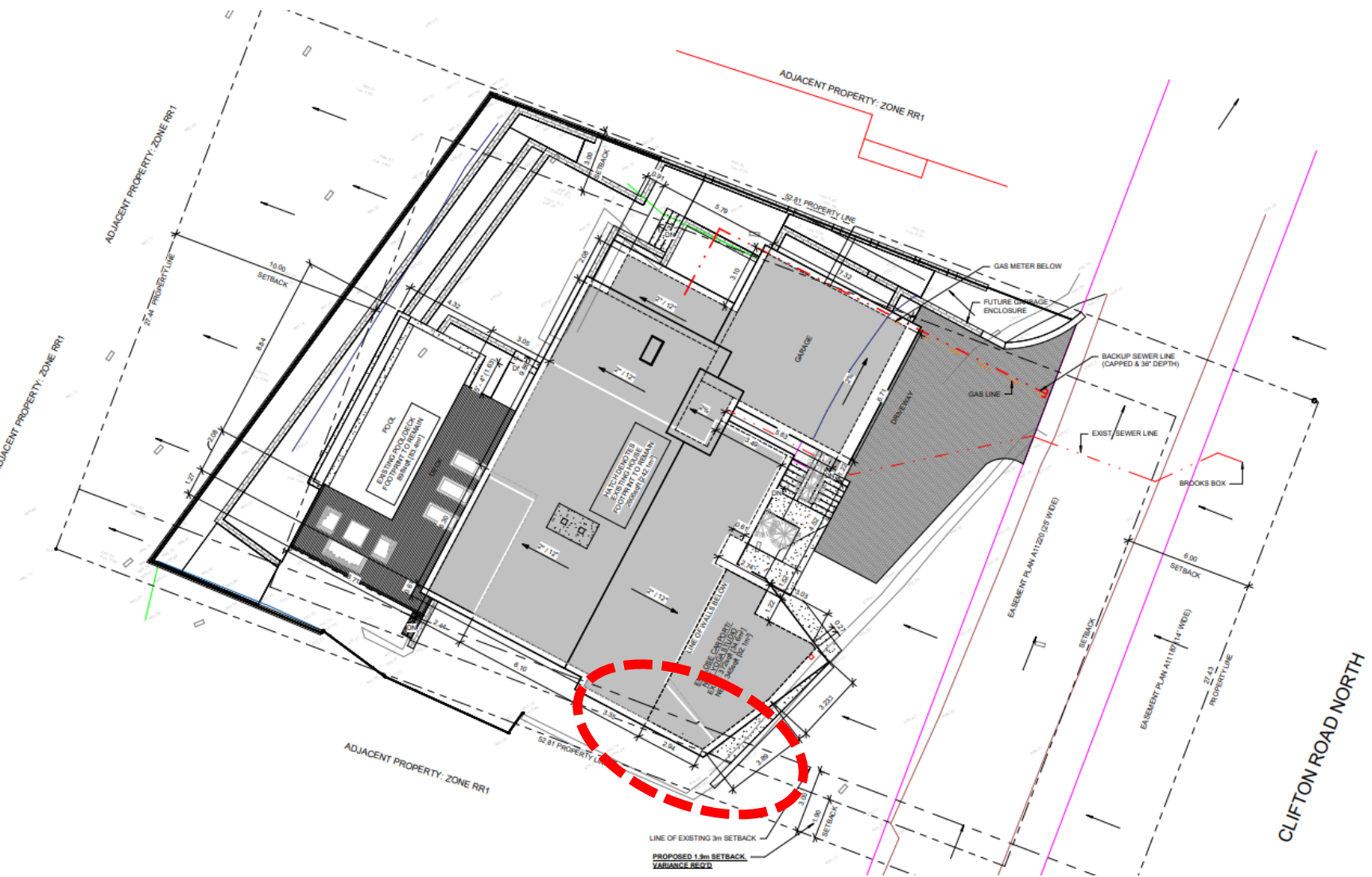
City of Kelowna

# Project/technical details

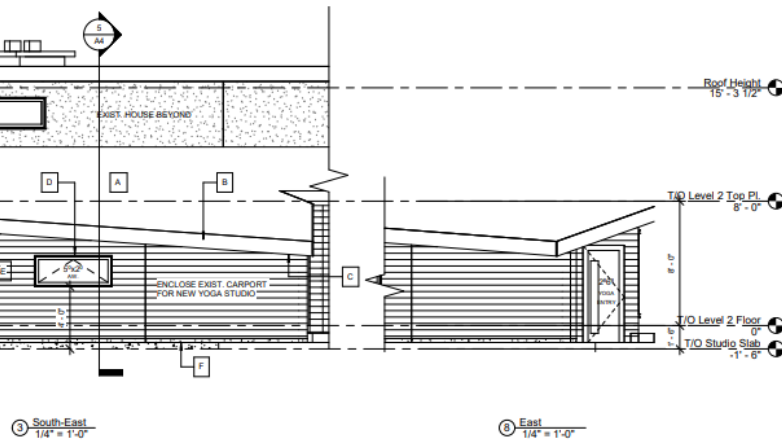
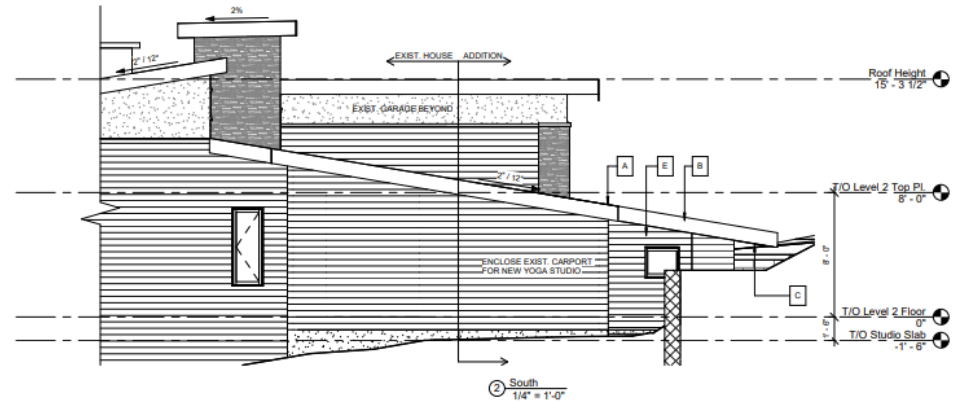
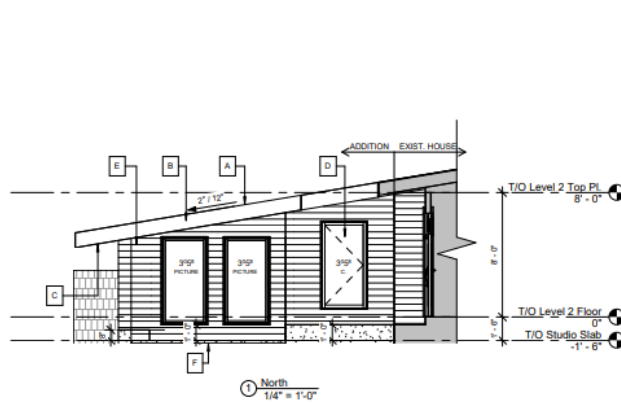
- ▶ The applicant is seeking a variance to a side yard setback to close in an existing carport. The addition is for a home gym.
  - ▶ The variance would be from 2.0m permitted to 1.9m proposed.
- ▶ The applicant wants to utilize the existing carport foundation for the addition rather than clearing more land.



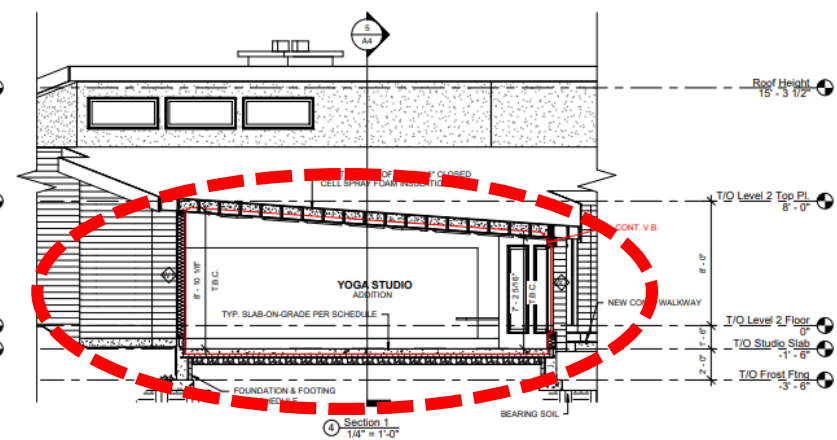
# Site Plan



# Conceptual Design



④ East  
1/4" = 1'-0"





# Staff Recommendation

- ▶ Staff recommend **support** of the proposed Development Variance Permit application.
  - ▶ The addition utilizes the existing structure.
  - ▶ The property is challenging to build on due to the steep grade and limited access.
  - ▶ Minimal neighbourhood impacts are anticipated.



## *Conclusion of Staff Remarks*