

DVP22-0026

634 McClure Road

Development Variance Application

Proposal

- ▶ To consider a Development Variance Permit to vary the required lot width from 18.0m required to 17.67m proposed to facilitate a two-lot subdivision.

Development Process

Jan 31st, 2022

Development Application Submitted



Staff Review & Circulation



Feb 15th, 2022

Public Notification Received



Aug 9th, 2022

Development Variance Permit

} Council
Approval

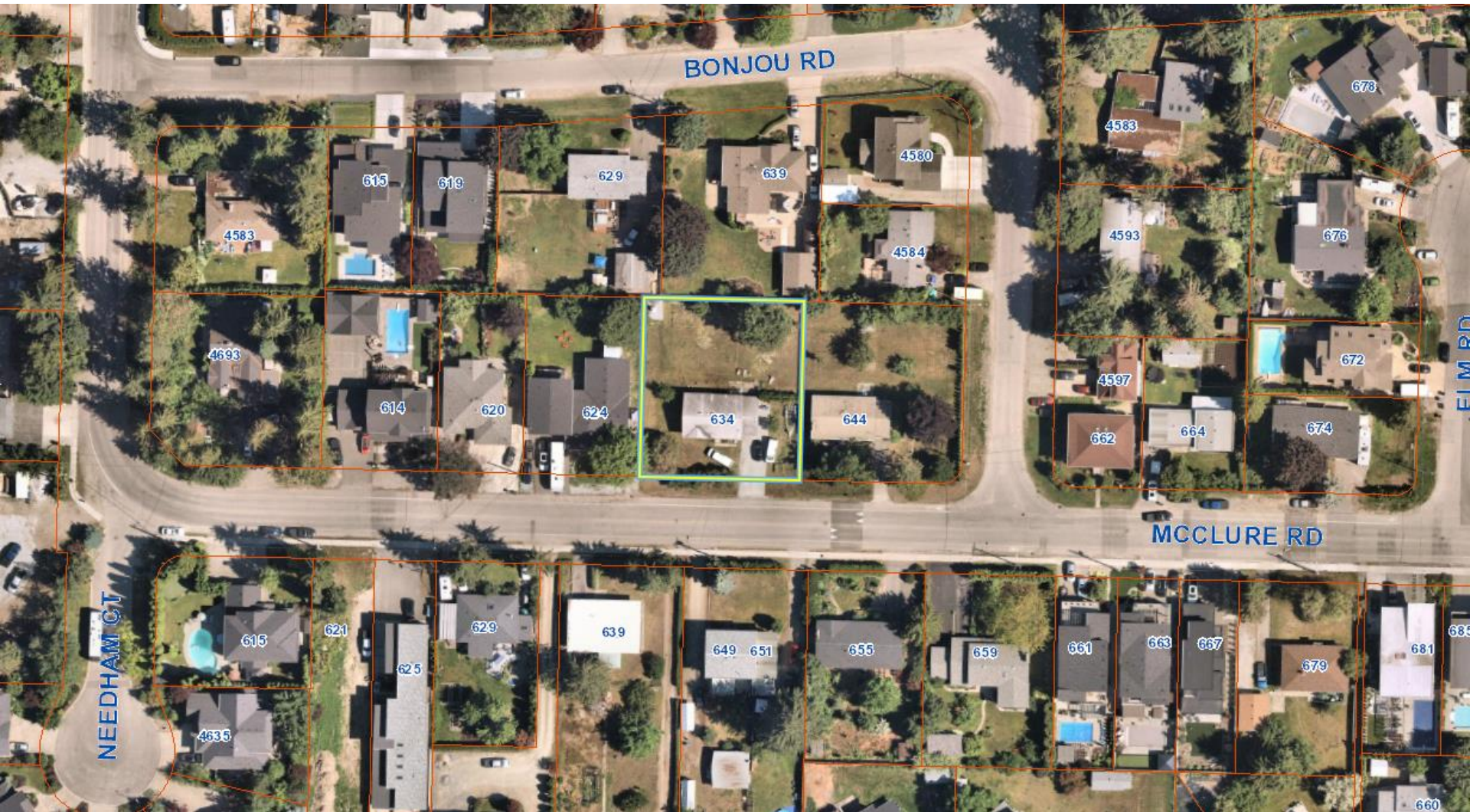


Building Permit

Context Map



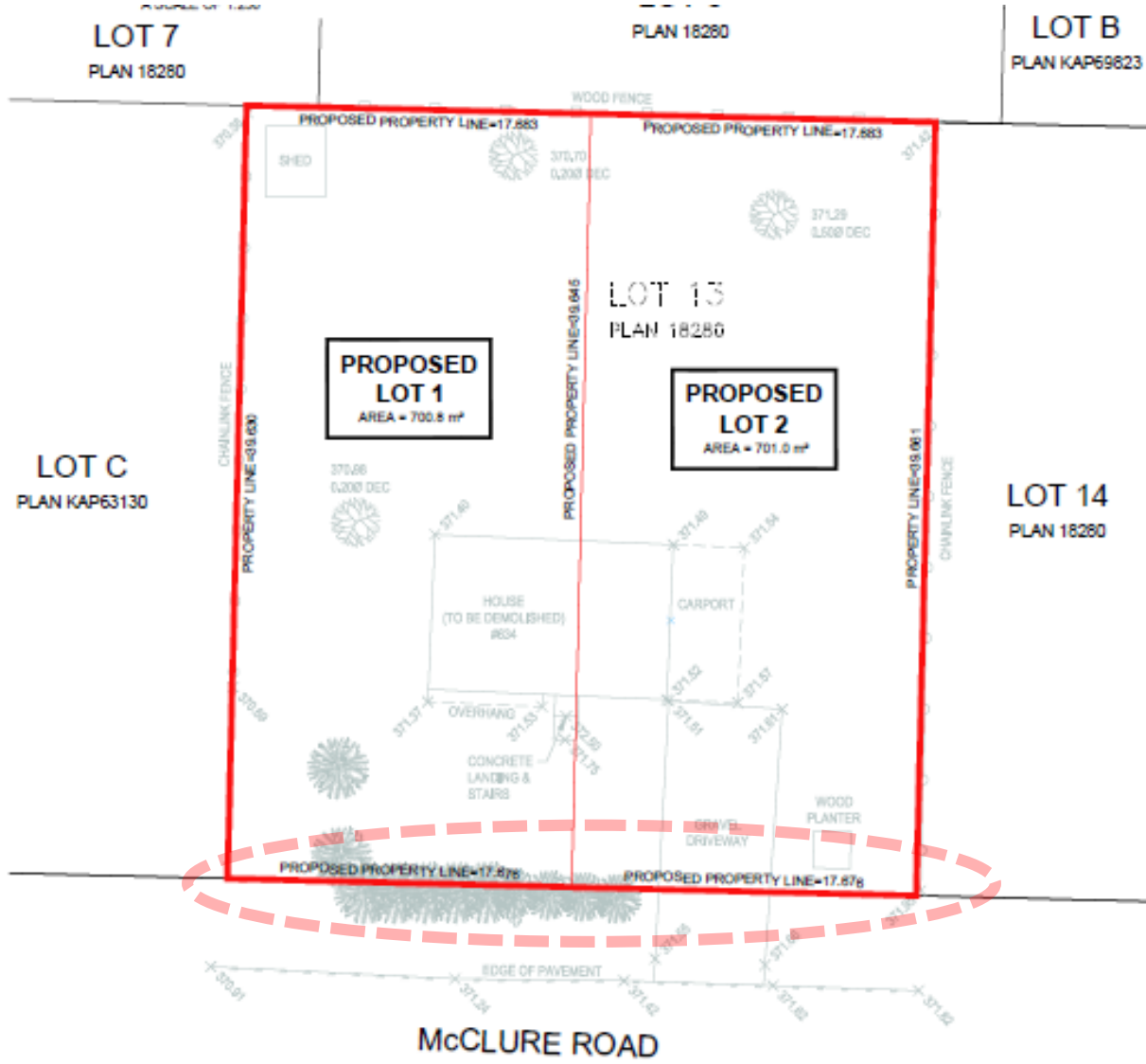
Site Map



Project/technical details

- ▶ The applicant is seeking a variance to vary the minimum lot width from 18.0m required to 17.67m proposed.
 - ▶ The variance would allow for a two-lot subdivision.
 - ▶ Both proposed lots meet the minimum 700m² in size.
- ▶ If successful, the applicant would be able to build two houses on each lot.

Site Plan



Conceptual Elevation



City of Kelowna

Staff Recommendation

- ▶ Staff recommend **support** of the proposed Development Variance Permit application.
 - ▶ The required 700m² density is being met.
 - ▶ The addition of two new dwellings into the neighbourhood.
 - ▶ Staff believe the proposed lot width is wide enough to support two dwellings.



Conclusion of Staff Remarks