

DVP22-0131

1746 Tronson Drive

Development Variance Permit

Proposal

- ▶ To issue a Development Variance Permit to vary the front yard setback to facilitate an addition to the garage.

Development Process



June 13, 2022

Development Application Submitted



Staff Review & Circulation



June 19, 2022

Public Notification Received

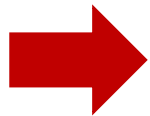


Development Variance Permit



Building Permit

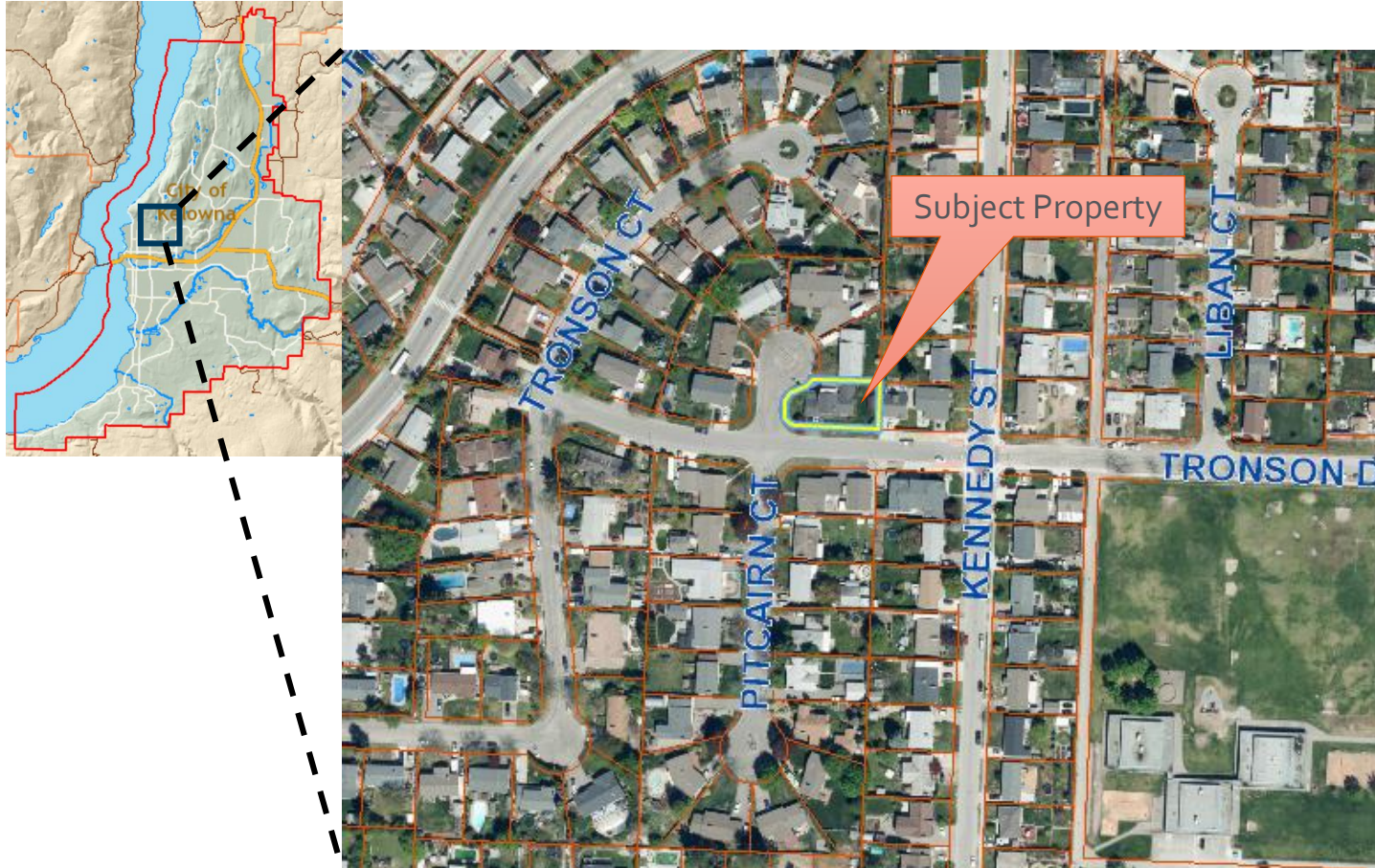
} Council Approvals



Sept 20, 2022

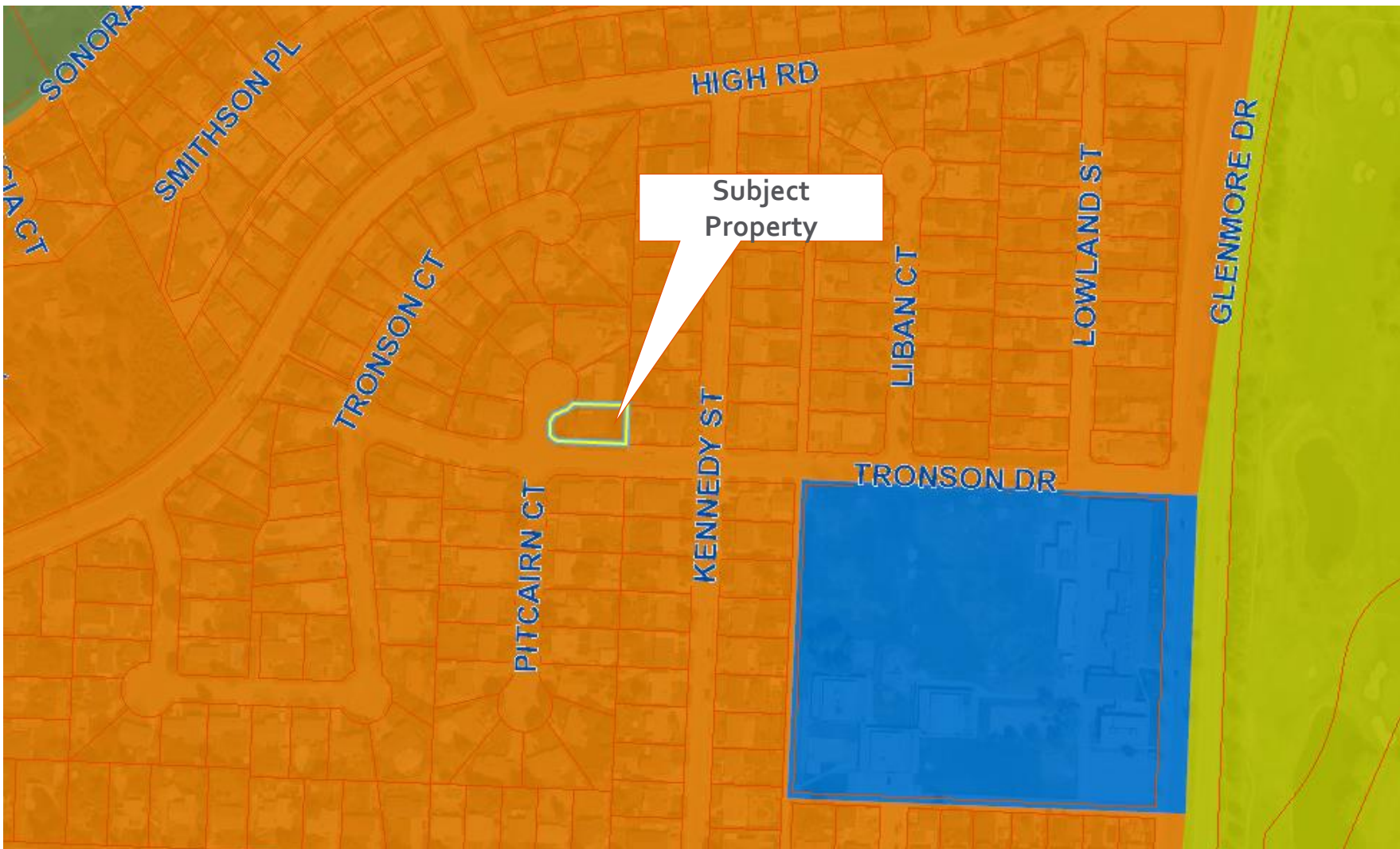


Context Map



City of Kelowna

OCP Future Land Use



Subject Property Map

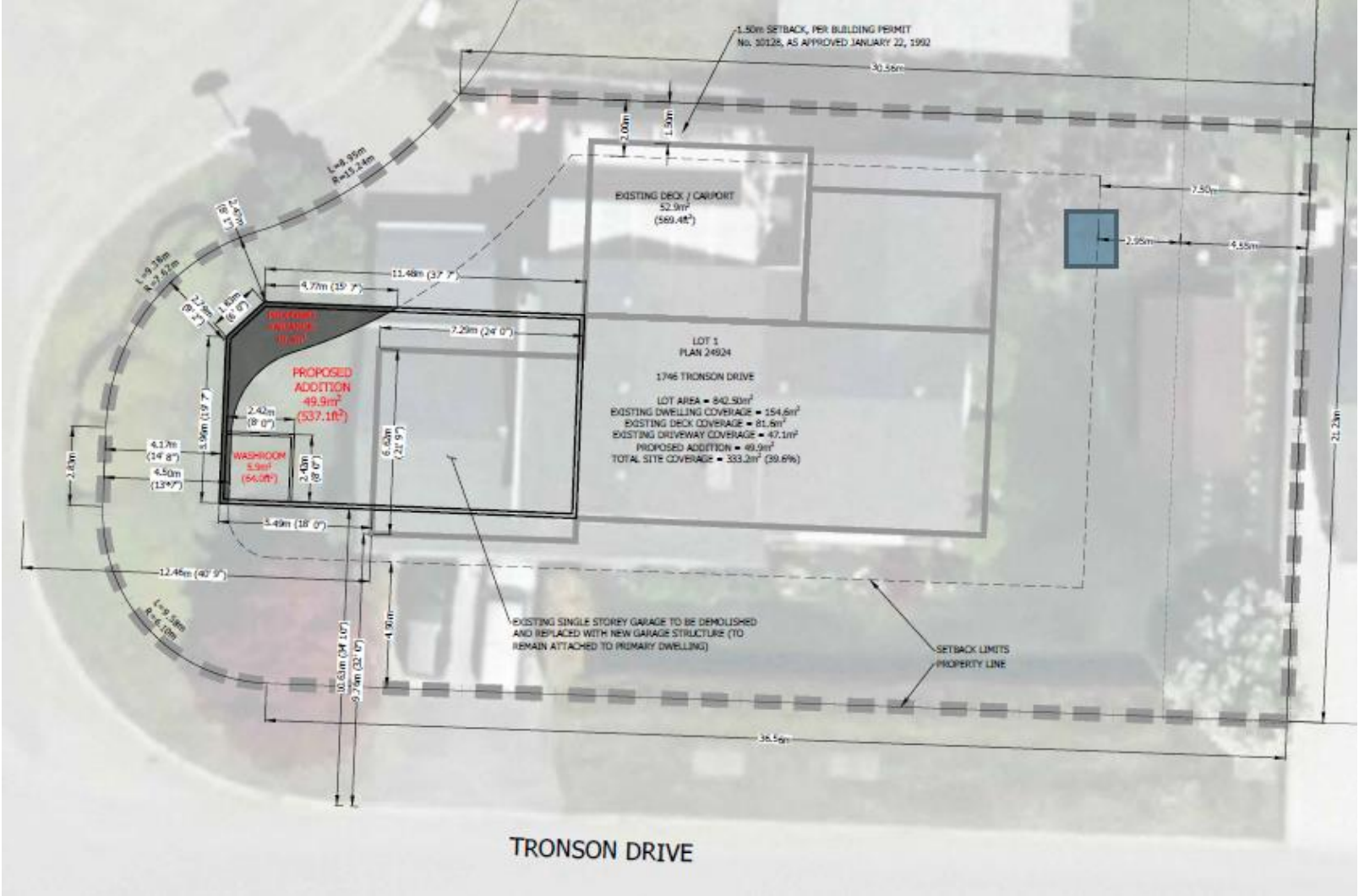


City of Kelowna

Project/technical details

- ▶ Irregular shaped lot located on cul de sac and intersection of Tronson Dr. and Pitcairn Ct.
- ▶ The proposed variance would reduce the minimum front yard setback from 4.5 m to 2.47 m
- ▶ Garage addition is located at the north west side of the property

Site Plan



Staff Recommendation

- ▶ Development Planning Staff recommend **support** of the proposed variance:
 - ▶ Do not anticipate any neighbourhood concerns
 - ▶ Impacts of the addition are minimal
 - ▶ Irregular shaped lot making additions challenging to meet the bylaw



Conclusion of Staff Remarks