

---

**CITY OF KELOWNA**

**MEMORANDUM**

---

**Date:** June 23, 2016  
**File No.:** Z16-0029

**To:** Land Use Management Department (TY)

**From:** Development Engineering Manager

**Subject:** 403 Viewcrest Rd Lot 16 Plan 18995 Carriage House RR2C

---

Development Engineering has the following requirements associated with this application.

1. Domestic Water

This property is currently serviced with a 19mm diameter Municipal Service that will service both the existing dwelling and proposed carriage house

The property is within Water Extended Service Area 14. The applicant shall make payment for one half of an equivalent dwelling unit **\$1,940.00**  
( 0.5 of \$ 3,880.00 ESA 14 charge ) Valid until 2016-09-29

2. Sanitary Sewer

Sanitary sewage is presently handled by an on-site sewage disposal system.  
The applicant must connect to the municipal sanitary main that exists within the rear lane.

3. Right-Of-Way

An existing municipal storm drainage main alongside the South West property line has insufficient statutory right-of-way width for the underground utility. A 4.5m wide statutory right-of-way is requested from the current property owner. Please contact Graham Hood City Real Estate Manager at [ghood@kelowna.ca](mailto:ghood@kelowna.ca)

4. Electric Power and Telecommunication Services

It is the applicant's responsibility to make a servicing application with the respective electric power, telephone and cable transmission companies to arrange for service upgrades to these services which would be at the applicant's cost.

---

Steve Muenz, P. Eng.  
Development Engineering Manager  
JF/jf

403 VIEWCREST ROAD = SEPTIC FIELD

CT

9

# ATTACHMENT A

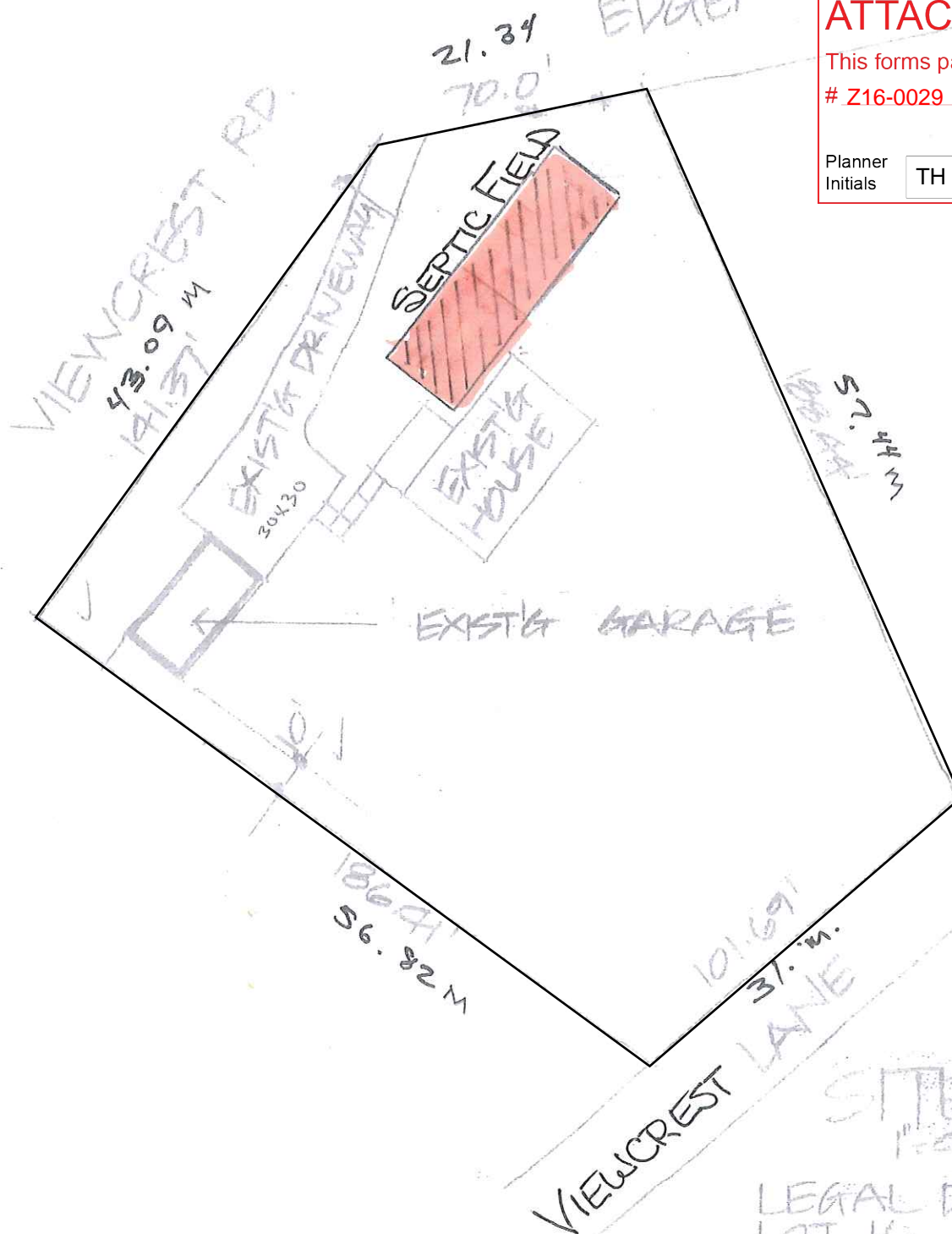
This forms part of application

# Z16-0029

Planner  
Initials

TH

City of  
**Kelowna**  
COMMUNITY PLANNING



SITE PLAN  
1"=40'

LEGAL DESCRIPTION  
LOT 16 PLAN 189  
NE 1/4 SEC 23, TP 2  
S.D.M.D. (REF. B.C.L.S.)

CIVIC ADDRESS:  
403 VIEWCREST E  
KELOWNA, B.C.

10

# 403 VIEWCREST RD - FLOOR PLANS

Roof Area - 7 x 29.25 = 204  
TRANS AREA - 62.64

ATTACHMENT A

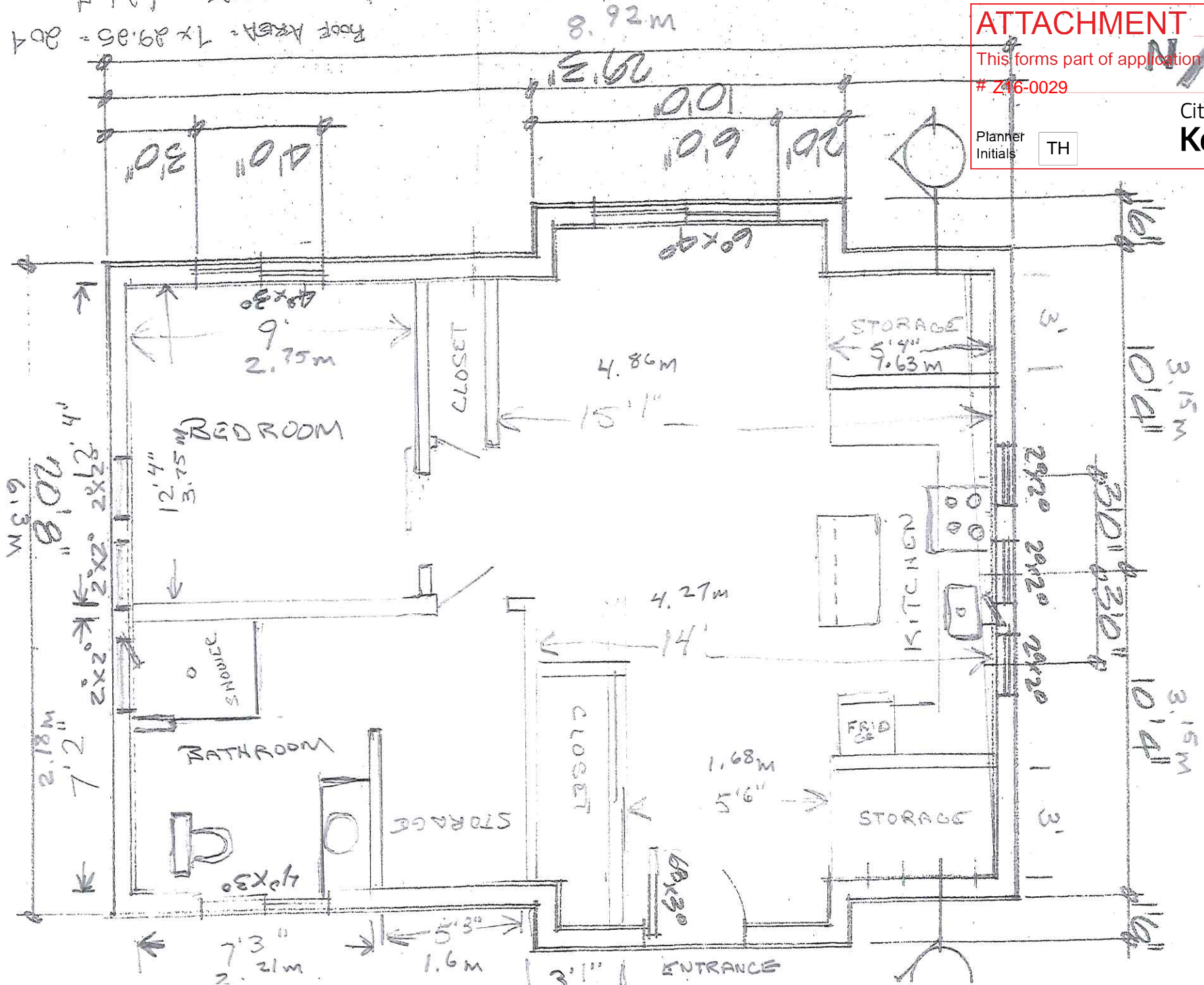
This forms part of application

# Z46-0029

Planner  
Initials

TH

City of  
**Kelowna**  
COMMUNITY PLANNING



# ATTACHMENT B

This forms part of application

# Z16-0029

Planner  
Initials

TH

City of  
**Kelowna**  
COMMUNITY PLANNING





## ATTACHMENT **B**

This forms part of application

# **Z16-0029**

Planner  
Initials

TH

City of  
**Kelowna**  
COMMUNITY PLANNING





## ATTACHMENT **B**

This forms part of application

# **Z16-0029**

Planner  
Initials

TH



City of  
**Kelowna**  
COMMUNITY PLANNING