

Bunker Road Developments Ltd.

9674 Gillanders Road
Chilliwack B.C.
V2P 6H4
Office - (604) 794-7205
Fax - (604) 794-7604

September 17, 2020 FVRD Board Meeting
CORRESPONDENCE – Item 6.2
DVP 2020-11, "The Gardens"
Electoral Area D

September 17, 2020

To: Fraser Valley Regional District
Planning and Development Department

Re: Variance Application for Bunker and Magnolia Place

This letter is to ask that you reconsider your recommendation of no height variance for the applicable lots on Magnolia Place.

Our reasoning for this is that without the variance the houses will still be the same height, but it will cause the backyards to all be at different heights. There will have to be retaining walls between all of the involved lots to deal with the different grades and to avoid water issues.

If we were to receive the variance it would allow each yard to nicely flow into the adjoining yards. Allowing the variance will not change the area of view for the residents on Llanberis and we think it will make the Magnolia back yards more aesthetically pleasing.

We think going down to a 1m variance was a fair compromise due to the fact that because of the large size and distance away of the backyards of Llanberis and the yards on Magnolia, this height difference is negligible to the eye.

We are concerned that by not giving us the variance that the end result for the neighbourhood will be the same but will result in inconsistent grading between lots that could be avoided.

A few negative responses out of 18 residences should not dictate a rejection of the variance.

Thank you for your consideration of our proposal.

Sincerely,



Harvey Haan
Owner