

RE: LETTERS FROM MISS G. PARMITER AND EDITH, ROBERT J.T. AND ROBERT DAVID ORR  
HEIGHT OF AN ADDITION TO A HOUSE ON SOUTHWOOD STREET

*Miss Parmiter states that the value of her property will be depreciated by the living area that is being added to a house in her neighbourhood. She should contact the B.C. Assessment Authority if she wishes to have this particular aspect of the matter officially evaluated.*

MUNICIPAL MANAGER'S RECOMMENDATION:

1. THAT the recommendation of the Chief Building Inspector be adopted.

\* \* \* \* \*

TO: MUNICIPAL MANAGER  
FROM: CHIEF BUILDING INSPECTOR  
RE: 4152 SOUTHWOOD STREET, BURNABY  
LOT 14, BLK. 12, D.L. 156, PLAN 2123

1981 AUGUST 06

RECOMMENDATION :

1. THAT a copy of this report be sent to:
  - (a) Miss G. Parmiter, 4195 Southwood Street, Burnaby, B.C. V5T 2G1; and
  - (b) Edith, Robert J.T. and Robert David Orr, 4179 Southwood Street, Burnaby, B.C. V5J 2G1.

REPORT:

The Council has received petitions from residents in the 4100 Block Southwood Street disturbed by loss of view caused by alteration of the home on the subject property.

On 1981 May 28, the owner of the above property, Mr. J. Woron, obtained building permit to construct an addition to the rear of the existing single-family dwelling. The existing dwelling was an older single-storey bungalow of approximately 1,000 sq. ft. with basement/cellar, located on the lower south side of Southwood Street. The addition extends the main floor of the dwelling and adds a second storey bedroom floor, all under a new pitched roof rising from the level of the front eave line of the existing building. The construction contemplated by the addition is within all requirements of municipal by-laws, and within the allowable building "envelope" on the subject property.

Over the entire municipality in its residential districts, detached single-family dwellings have been permitted for many years to be constructed to a height of 2½ storeys. The Corporation has no direct authority to deny arbitrarily the utilization of the provisions of its by-law in selected areas. Current economics and land/improvement values have led to much renovation, alteration and expansion of older homes throughout Burnaby.

With respect to the statement by Miss G. Parmiter of denial a few years ago to an adjoining property owner wishing to improve a dwelling, we attach the Board of Variance correspondence of 1978 July 10 which clearly indicates the denial was simply based on a side yard setback which, in the Board's determination, could be met by alternate planning arrangements.

MJJ:lm  
Enc.

  
M.J. Jones  
CHIEF BUILDING INSPECTOR

c.c. PLANNING DIRECTOR

ITEM 20  
MANAGER'S REPORT NO. 37  
COUNCIL MEETING 1981 08 10

ITEM 20  
 MANAGER'S REPORT NO. 37  
 COUNCIL MEETING 1981 08 10

184

MJJ	
FRM	<i>val</i>
JS	<i>SS</i>
GH	OFFICE
HRS	
SN	
GT	<i>GT</i>

## Burnaby Board of Variance

OF THE SECRETARY, MUNICIPAL HALL, 4949 CANADA WAY, BURNABY B.C. V5G 1M2  
 TELEPHONE 294 7290

1978 July 10

B.V. 1805

RECEIVED

JUL 11 1978

BUILDING INSPECTOR'S  
 OFFICE

Mrs. M. Thomas  
 5051 Redonda Drive  
 North Vancouver, B.C.  
 V7R 3K1

Dear Mrs. Thomas:

Re: 4164 Southwood Street  
Lot 13, Block 12, D.L. 156, Plan 1656

Please be advised that the Board of Variance on 1978 July 06 denied your appeal for the relaxation of Section 102.6(1) of the Burnaby Zoning By-law to allow alterations and additions to the existing single family dwelling on the subject property which will observe a side yard set back of 4 feet where a side yard set back of 12 feet is required.

The Board felt that the proposed alterations and additions could be completed in such a manner as to observe the current regulations as stipulated in the Burnaby Zoning By-law.

Yours truly,  


C.A. Turpin  
 Secretary

CAT/md  
 cc: Director of Planning  
 Chief Building Inspector ✓