



**TOWN OF VALLEYVIEW
MUNICIPAL PLANNING COMMISSION**
Wednesday June 21, 2023
12:00 PM IN THE TOWN OF VALLEYVIEW
COUNCIL CHAMBERS

PRESENT

Chair:

Leslie Burke

Members at Large:

Malcolm Knowles

Bev Moro

Tanya Boman -

Phone call

REGRETS

Danny McCallum

Samantha Steinke

ADMINISTRATION

Development Officer/Recording Secretary

Amy Almond

OTHERS PRESENT

Members of the Public

1. CALL TO ORDER

Call to Order

Member Burke called the Municipal Planning Commission Meeting to order at 12: 06 PM.

2. ACCEPTANCE OF AGENDA (adds & deletes)

Agenda Acceptance
Resolution #23-06-24

Member Moro moved that MPC adopt the June 21, 2023, Municipal Planning Commission Meeting Agenda as presented.

CARRIED

3. ADOPTION OF MINUTES

3.1 Member Knowles moved that MPC approve the Municipal Planning Commission Meeting Minutes dated Wednesday, June 07, 2023 as presented.

4. OLD BUSINESS

4.1 There is no old business.

5. NEW BUSINESS

5.1 There is no new business.

1. APPLICATIONS

24150-23-10 King, Dinah/Verhaeghe, Martino

Zoning: Restricted Residential (RR) District

Purpose: To address and existing 7.40 m X 8.62m accessory building that is located partially within the side yard setback and also encroaches into a utility right of way in the rear yard (Plan 802 0252). The development requires a variance of 0.87m or 58% to the interior east side yard setback (section C2.1(6))

Request permission for a variance at 4404 54TH Avenue on Lot: 43,
Block: 28, Plan: 8020251

Member Boman accepts the application with the condition that the development proceeds in accordance with the following conditions:

1. That an encroachment agreement be entered into between the landowner and the Town, and be registered on title.
2. Additional development or construction is not allowed without an approved development permit.
3. Town of Valleyview Building, gas, and plumbing permits to be obtained if required.
4. Driveways shall be hard surfaced in accordance with Section C3.2(8) OF Land Use Bylaw 2022-11; and comply with minimum separation distances of 5.5 m between adjacent driveways and maximum widths of 10.5 m as per Section C1.1(4) &(5) OF Land Use Bylaw 2022-11.
5. No structure shall encroach onto public lands including that of fences, retaining walls, steps, railings, eaves, overhangs, and/or posts.
6. All sidewalks, streets, or other public property that is damaged during the course of construction or site development shall be restored to a condition to the satisfaction of the Town of Valleyview.

CARRIED

6. NEW BUSINESS/INFORMATION

No new business

7. ADJOURNMENT

7.1 Member Boman adjourns the meeting at 12:13 p.m.

Adjournment Resolution
#23-06-27

CARRIED

Chairman, Leslie Burke

Development Officer, Amy Almond