

## **Development Variance Permit Process**

### **1. Pre-Application**

Review the necessary existing requirements and whether applying for a development variance permit is warranted.



### **2. Application**

Complete a development variance permit application to the District including fees, site profile and plans.



### **3. Review**

Application is reviewed and may be referred to external agencies and nearby property owners for input.



### **4. Council Meeting**

A report is presented to Council. Opinions and recommendations can be expressed by the general public and applicant to the Council.



### **5. Development Variance Permit Issued**



**“Life on the Edge”**

### **District of Ucluelet**

P.O. Box 999,  
200 Main St.  
Ucluelet, British Columbia  
Canada V0R 3A0

Phone: 250-726-4774  
Fax: 250-726-7335  
Email: [info@ucluelet.ca](mailto:info@ucluelet.ca)

**WE ARE ON THE WEB!**  
**[WWW. UCLUELET.CA](http://WWW.UCLUELET.CA)**

**The planning department should be consulted throughout the Development Variance Permit Process.**

This brochure is meant for information purposes only. Please consult with the District of Ucluelet at the earliest possible date to determine what the precise requirements are for your particular application. In the event of any inconsistency between this brochure and the District's bylaws, the bylaws shall take precedence

**Helpful Hints about Development Variance Permits**

**Community Guide**



District of  
Ucluelet

## Development Defined

**Development**— Depending on the provisions applicable in a development permit area, development may include residential, commercial or industrial activities that involve any of the following:

- (a) removal, alteration, destruction or disruption of vegetation
- (b) disturbance of soils
- (c) construction or erection of buildings and structures
- (d) creation of non-structural impervious or semi-impervious surfaces
- (e) flood protection works
- (f) construction of roads, trails, dock, wharves a bridges
- (g) provision and maintenance of sewer and water services
- (h) development of drainage systems
- (i) development of utility corridors
- (j) subdivision as defined in section 872 of the *Local Government Act*

## What is a Development Variance Permit ?

A Development Variance Permit (DVP) is a permit that is approved by the District of Ucluelet Council that allows for development that varies, modifies, or relaxes specific requirements in the District's development bylaws.

## Purpose of Development Variance Permits

Bylaws cannot anticipate each situation; therefore, Council needs some flexibility to consider different design solutions. The DVP is the mechanism that allows a property owner or a developer to seek a variance from the provisions of certain development bylaws.

## When are Development Variance Permits necessary?

A DVP is necessary if a proposed development does not conform to the existing development zoning, subdivision or sign bylaws. Council may not vary land use or the permitted density of development under a development variance permit. Examples of standards that may vary:

- Setbacks and building height
- Sign regulations
- Parking requirements

## Council Considerations

In exercising its discretion to grant a development variance permit, Council may consider a number of factors including:

- Individual circumstances particular to the application
- The impact that the development variance would have on neighbouring properties and residents or businesses
- The precedent that granting a variance may set for other similar developments
- Public input on the proposed variance

## Development Permit Areas

- No. 1 Village Square
- No. 2 Imperial Lane
- No. 3 Reef Point
- No. 4 Hyphocus Island
- No. 5 DL 281
- No. 6 Inner Boat Basin
- No. 7 Peninsula Road
- No. 8 Weyerhaeuser Lands



## Fees

Development Variance Permit or Amendment: \$350.00

## Development Permit Variance Areas

