

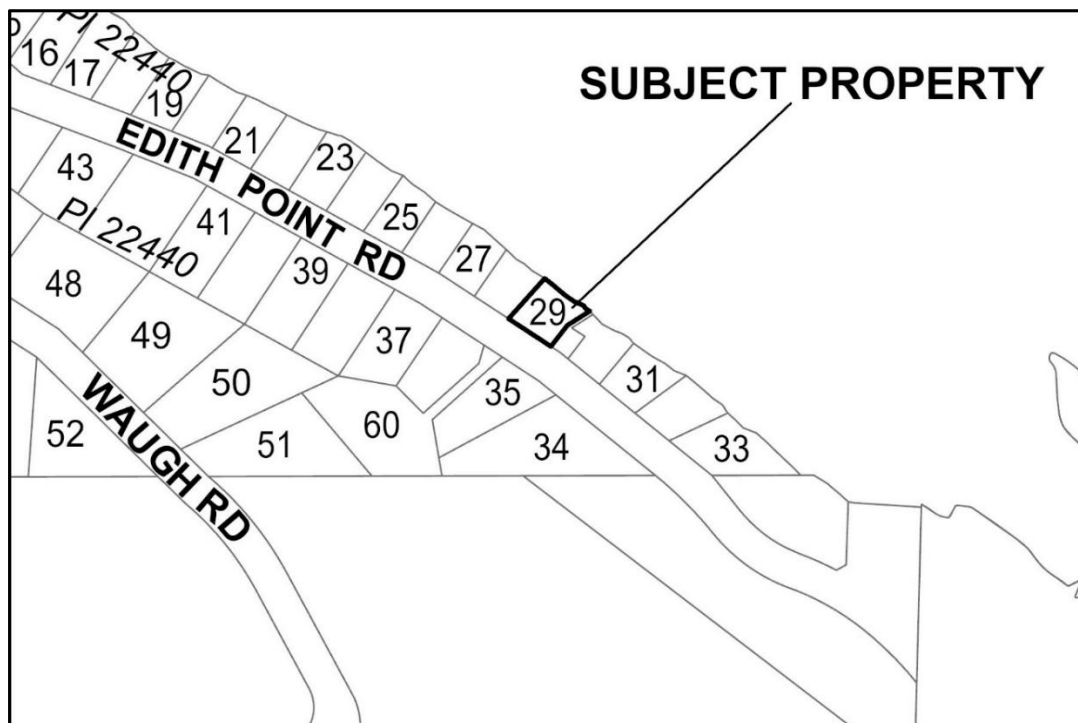
NOTICE
PLDVP20260324
MAYNE ISLAND LOCAL TRUST COMMITTEE

NOTICE is hereby given pursuant to Section 499 of the *Local Government Act* that the Mayne Island Local Trust Committee will be considering a resolution allowing for the issuance of a Development Variance Permit, the proposed permit would vary the Mayne Island Land Use Bylaw No. 146, 2008 by:

- Relaxation of the front lot line setback from the 8-metre minimum requirement to 1.2 metres to permit the siting of an existing deck structure built for access to an existing dwelling.

The property is located at **637 Edith Point Road** and is legally described as LOT 29, SECTION 15, MAYNE ISLAND, COWICHAN DISTRICT, PLAN 22440
(PID: 003-234-266)

The general location of the subject property is shown on the following sketch:



A copy of the proposed permit may be inspected at the Islands Trust Office, 200 - 1627 Fort Street, Victoria, B.C. V8R 1H8 between the hours of 8:30 a.m. to 4:30 p.m. Monday to Friday inclusive, excluding statutory holidays, commencing **August 14, 2026** and continuing up to and including **August 25, 2026**.

For the convenience of the public only, and not to satisfy Section 499 (2) (c) of the *Local Government Act*, additional copies of the Proposed Permit may be inspected at various Notice Boards on Mayne Island.

Enquiries or comments should be directed to Bruce Belcher, Planner 2 at (250) 405-5179, for Toll Free Access, request a transfer via Enquiry BC: In Vancouver 604-660-2421 and elsewhere in BC 1-800-663-7867; or by fax (250) 405-5155; or by email to: southinfo@islandstrust.bc.ca before 4:30 pm, **August 25, 2026**.

The Mayne Island Local Trust Committee may consider a resolution allowing for the issuance of the permit during the electronic business meeting starting at **1:00 pm on August 31, 2026**.

All applications are available for review by the public with prior appointment. Written comments made in response to this notice will also be available for public review.

Jas Chonk, Deputy Secretary



PROPOSED
MAYNE ISLAND LOCAL TRUST COMMITTEE
DEVELOPMENT VARIANCE PERMIT
PLDVP20260324

To: Peter Suter & Joanne Gates

1. This Development Variance Permit applies to the land described below:

LOT 29, SECTION 15, MAYNE ISLAND, COWICHAN DISTRICT, PLAN 22440
(PID: 003-234-266)

2. Mayne Island Land Use Bylaw No. 146, 2008 is varied as follows:

- a) Subsection 5.1 (8)(a) which states that *the minimum setback for any building or structure is 8 metres (26 feet) from any front or rear lot line* is varied to permit the siting of an existing deck structure of within 1.2 metres of the front lot line.

The development shall be consistent with Schedule 'A', which is attached to and forms part of this permit.

3. This permit is not a building permit and does not remove any obligation on the part of the permittee to comply with all other requirements of "Mayne Island Land Use Bylaw No. 146, 2008" and to obtain other approvals necessary for completion of the proposed development, including approval of the Capital Regional District and Ministry of Transportation and Infrastructure.

AUTHORIZING RESOLUTION PASSED BY THE MAYNE ISLAND LOCAL TRUST COMMITTEE THIS ##th DAY OF [MONTH], [YEAR].

Deputy Secretary, Islands Trust

Date of Issuance

IF THE DEVELOPMENT DESCRIBED HEREIN IS NOT COMMENCED BY THE ##th DAY OF [MONTH], [YEAR (2 YEARS FROM DATE OF ISSUANCE)] THIS PERMIT AUTOMATICALLY LAPSES.

The site plan for 22440 Edith Point Road illustrates the proposed placement of a septic tank and deck extension. Key features include:

- Property Lines:** The front property line is 26'-0" from the front setback. The side property line is 10'-0" from the side setback. The rear property line is 10'-0" from the rear setback.
- Setbacks:** The front setback is 26'-0". The side setback is 10'-0". The rear setback is 10'-0".
- Proposed Structures:** A deck extension/septic tank cover is proposed, measuring 22'-0" in length. A septic tank is located within this extension, with a holding tank and riser. A 120' m (394' ft) long septic tank is also shown.
- Existing Features:** Existing trees, a 16'-6" cabin, a 10'-0" cabin, and a 10'-0" cabin are shown. A 10'-0" cabin is also shown.
- Other Features:** A 120' m (394' ft) long septic tank is shown. A 120' m (394' ft) long septic tank is shown.