

From: Jane Perch <[REDACTED]>
Sent: Wednesday, December 4, 2024 5:47 PM
To: South Pender Island Local Trust Committee <SouthPenderLTC@islandstrust.bc.ca>
Cc: Dag Falck <[REDACTED]>; Kristina Evans <[REDACTED]>
Subject: Info on setbacks

South Pender LT

I want to share with you how the current setbacks affect my property.

Sent from my iPad

From: Jane Perch <[REDACTED]>

I want to share how the increased setbacks affect my property. I recall the Chair of our LTC asking for a visual which I am providing. I have a covenant on my property along the canal side which takes up .4 acres of my 1.13 acre lot. No habitable dwelling can be built in that area. With the 50 ft setback from the sea per the current LUB, you will see that my cottage is now also in a restricted area. I have noted in red the portion of my lot that cannot be built on. In addition, we have a garage that is not shown on the drawing. It too is in the 50 foot setback. There is very little area where one can build on my lot. The setback requirements are totally unreasonable..

I know that there are other lots that are also other lots that are also severely restricted. Some of the lots are on Ainslie Point road. I have suggested before that you also look at the various other restrictions such as covenants, geographical restraints and separation of well and septic regulations affect development of properties as you need a complete picture.

I hope that you will consider how the current setbacks affect a number of properties. They are so restrictive that they are totally unreasonable.

Jane Perch

Sent from my iPad

