

Town of Osoyoos
Planning and Development Services
PO Box 3010
Osoyoos BC V0H 1V0

December 30, 2025

Re: Development Variance Permit Application for 11705 Olympic View Dr

The property owners purchased the building lot in 2017 with the long-term goal of building their retirement home. In preparation for the upcoming home build, the homeowners would like to begin construction of the required engineered retaining wall to ready the property for the proposed home and pool.

The height and design of the wall are consistent with other retaining walls in the subdivision and are in keeping with the overall neighbourhood aesthetic. Given the natural topography of the Dividend Ridge subdivision, retaining walls are essential for proper lot development and help maintain stability for the subject property and protection of neighbouring properties.

The proposed poured-in-place concrete retaining wall has been reviewed and approved by both structural and geotechnical engineers, ensuring it meets all safety and design requirements.

For safety, the homeowners will also need to install a fence or guardrail along the top of the wall, with a maximum height of 48 inches.

Approval of this variance is critical, as denying the application would leave the lot undeveloped for its intended use, preventing the construction of the home and pool. Granting this variance will allow the property owners to responsibly prepare their lot for development, ensure slope stability, and maintain a consistent appearance within the neighbourhood.

Thank you for your time and careful consideration of this application. We respectfully request your support for this variance.

Sincerely,

A handwritten signature in black ink, appearing to read 'Mark Koffler', with a stylized flourish at the end.

Mark Koffler,
Koffler Built Homes