



**AGENDA – CITY OF VICTORIA BOARD OF VARIANCE
MEETING OF THURSDAY JUNE 24, 2021 AT 12:30 P.M.
VIRTUAL TEAMS MEETING**

1. Minutes

Approval of the June 10, 2021 Meeting Minutes.

2. Appeal

**12:30 Board of Variance Appeal #00901
Nicole Showers, Key Architecture Ltd; Applicant
459 Chester Avenue**

Present Zoning: R3-AM-2 (R1-B)
Present Use: Scout Hall – Public Building

The proposal is to allow construction of an accessible washroom extension and ramps.

Bylaw Requirements

Relaxations Requested

Section 1.2.5.c

Side yard setback (north) relaxed from 3.0m to 0.16m fro accessibility ramp and 1.8m for building addition.

Section 1.2.5.d

Combined side yard setbacks relaxed from 4.5m to 2.03m

**1:00 Board of Variance Appeal #00907
Duane Ensing, Applicant; Bui Thu & Van Huynh, Owners
633 Manchester Avenue**

Present Zoning: R1-B
Present Use: Single Family Dwelling

The proposal is to permit steps greater than 1.7m in height and to project into the front yard.

Bylaw Requirement

Relaxation Requested

Section 1.2.5.a

Variance for projecting stairs 1.7m in height to 2.21m in height and a projection relaxation from 2.5m to 2.87m

1:30 Board of Variance Appeal #00887
Kevin Clough & Nicole Clough, Applicants
1920 Stanley Avenue

Present Zoning: R1-B
Present Use: Single Family Dwelling

The proposal is for approval of new covered front porch, new rear deck and expand kitchen into existing side porch.

Bylaw Requirements

Section 1.2.5.a
Schedule F Section 1

Schedule F Section 4.d

Relaxations Requested

Front yard setback relaxed from 7.5m to 6.48m
Location of accessory building relaxed from rear yard to side yard (partial) (results from new deck)
Separation space between accessory building and principal building relaxed from 2.4m to 0.9m (new stairs and deck)

2:00 Board of Variance Appeal #00897
Denise Kors, Applicant; David Yaxley, Eloise Yaxley, Carla Yaxley & Diego Bohigas, Owners
1241 Sunnyside Avenue

Present Zoning: R1-B
Present Use: Single Family Dwelling

The proposal is to construct a new upper floor addition and the approval of deck replacement with pergola

Bylaw Requirements

Section 1.2.4.a
Section 1.2.5.b

Relaxations Requested

Number of storeys relaxed from 2 to 2.5
Rear yard setback (east) relaxed from 7.5m to 2.93m for existing deck/pergola

2:30 Board of Variance Appeal #00908
Nathan Popp & Rachel Mason, Applicants
1632 Ross Street

Present Zoning: R1-G
Present Use: Single Family Dwelling

The proposal is for renovation and addition to the rear (north) of the existing single-family dwelling.

Bylaw Requirements

Section 1.6.4.a
Section 1.6.5.d

Relaxations Requested

Number of storeys relaxed from 2 to 2.5
Side yard setback (west) relaxed from 2.29m to 1.41m

Section 1.6.5.e

Combined side yard setbacks relaxed from 5.4m to
4.16m

Section 1.6.6.a

Site coverage relaxed from 30% maximum to
31.4%