



**AGENDA – CITY OF VICTORIA BOARD OF VARIANCE
MEETING OF THURSDAY MARCH 11, 2021 AT 1:00 P.M.
VIRTUAL TEAMS MEETING**

1. Minutes

Approval of the Feb 25, 2021 Meeting Minutes.

2. Appeal

**1:00 Board of Variance Appeal #00884
Shaun Watkins, Applicant
329 Vancouver Street**

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

The proposal is to construct a 2 storey 113m² (1220 sq. ft.) addition to the rear and side of the existing building and porch and stairs to the front.

Bylaw Requirements

Relaxations Requested

Section 1.2.5.a	Front steps projection into required front yard relaxed from 2.5m to 4.02m (note: existing building currently has a non-conforming setback of 6.5m)
Section 1.2.5.a	Front porch projection into required front yard relaxed from 1.6m to 2.5m (note: existing building currently has a non-conforming setback of 6.5m)
Section 1.2.5.c	Side yard setback (south) relaxed from 1.5m to 0.96m
Section 1.2.5.d	Combined side yard setbacks relaxed from 4.5m to 3.25m
Section 1.2.5.e	Side yard (flanking street - Sutlej) relaxed from 3.5m to 2.29m
Section 1.2.5.f	Eave projection into rear yard relaxed from 0.75m to 1.06m
Section 5(2)(a)	of the Tree Preservation Bylaw No. 05-106 varied for removal of trees detailed on site plan facing Sutlej Street

**1:30 Board of Variance Appeal #00877
Will Peereboom, Applicant
1520 Pembroke Street**

Present Zoning: R-2

Present Use: Vacant

The proposal is for a new single family dwelling with a secondary suite.

Bylaw Requirements

Relaxations Requested

Section 1.2.5.a

Front yard (Forbes St) setback relaxed from 7.50m to 3.51m

Section 1.2.5.b

Rear yard setback relaxed from 7.50m to 1.50m