

**CITY OF VICTORIA
BOARD OF VARIANCE MINUTES
NOVEMBER 26, 2020**

Present: Trevor Moat, Chair
Rus Collins
Jaime Hall
Margaret Eckenfelder
Rosa Munzer

Staff: Nina Jokinen, Zoning Technician
Alena Hickman, Secretary

The meeting was called to order at 12:30 pm.

1. Minutes

Minutes from the meeting held September 22, 2020

Moved: Margaret Eckenfelder

Seconded: Rosa Munzer

That the minutes from September 22, 2020 be adopted as amended.

Carried Unanimously

Minutes from the meeting held September 29, 2020

Moved: Rosa Munzer

Seconded: Margaret Eckenfelder

That the minutes from September 29, 2020 be adopted as amended.

Carried Unanimously

2. Appeals

12:30 Board of Variance Appeal #00859

**Peggy Hansen and Arnold Porter, Owners; Lindsay Baker of Aspire Custom
Designs, Designer
120 Linden Street**

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

The proposal is to replace the existing front entrance stairs.

Bylaw Requirements

Relaxations Requested

Section 1.2.5.a

Front step projection relaxed from 2.5m maximum to 3.45m

Peggy Hansen & Arnold Porter, Owners; were present.

Applicant

- Front stairs are in disrepair.
- Owners were told that to meet building code, the stairs require a landing.
- If the owners put in a landing, it would mean the staircase extends further into the front setback. They would then not be within the current setback allowance.
- The hardship is that this is an existing building and the owners are now faced with needing to repair the stairs for safety reasons.
- There is a glass porch that is important to the homeowner's livability and would cause a great financial hardship if it had to be replaced.

Board

- The proposal is in keeping with the home
- Appreciation that the application is well supported by the neighbours

Public portion of the meeting closed.

Motion:

Moved: Margaret Eckenfelder

Seconded: Jaime Hall

That the following variance be approved:

Bylaw Requirement

Relaxation Requested

Section 1.2.5.a

Front step projection relaxed from 2.5m maximum to 3.45m

Carried unanimously

Meeting Adjourned at 12:40 pm
