



**AGENDA – CITY OF VICTORIA BOARD OF VARIANCE  
MEETING OF THURSDAY FEBRUARY 13, 2025 AT 12:30 P.M.  
VIRTUAL TEAMS MEETING**

**1. Minutes**

Minutes from the meeting held January 9, 2025

**2. Appeals**

**12:30 Board of Variance Appeal #01028**

**Dan Morisseau, Flintstones Renovations (Applicant); Caitlin Blank & John Oram (Owners)  
2303 Fernwood Road**

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Present Zoning: R-2  
Present Use: SFD

The proposal is to renovate an existing nonconforming single family dwelling. Included in these renovations are: a roof line extension, kitchen renovation including addition of a bay window, and entry reconfiguration.

**Bylaw Requirements**

**Relaxations Requested**

Section 1.2.4.a

Height from 7.6m to 7.69m

Section 1.2.5.b

Rear yard setback to the bay window from 7.62m to 7.37m.

**12:50 Board of Variance Appeal #01029**

**Kimberley Williams (Applicant/ Owner)  
1906 Leighton Road**

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Present Zoning: R1-B  
Present Use: SFD

The proposal is to renovate the existing home which includes lifting and placing the building further back (to the north) to accommodate for a suite and garage.

**Bylaw Requirements**

**Relaxations Requested**

Section 1.2.4.a.

Height from 7.60m to 8.37m

Section 1.2.5.a.

Front yard setback from 7.50m to 7.20m

Section 1.2.5.c.

East side yard setback from 1.50m to 0.70m to the foundation and 0.32m to the cantilever

Section 1.2.5.c.

West side yard setback from 3.00m to 1.14m

Section 1.2.5.d.

Combined side yards from 4.50m to 1.46m.