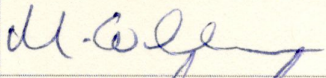

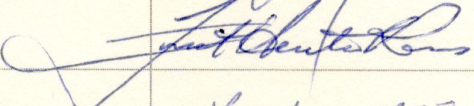
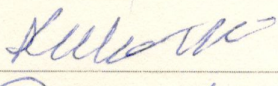
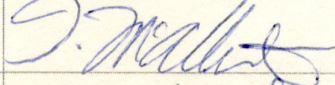
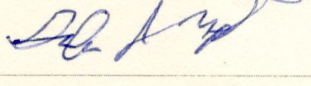
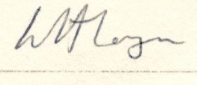
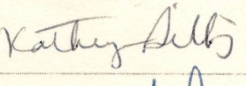
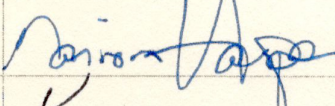
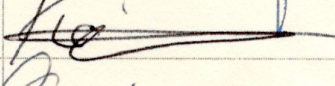

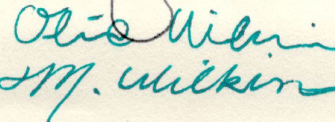


Neighbourhood Petition: 2020 Prior Street Development and Rezoning Applications  
 REZ00708, DVP00151, DVP00147, DVP00245

We the undersigned are very concerned about the zoning and development applications, with many variances, for 2920 Prior Street, Victoria. We support some densification of the property. However, we are signing here to restate the strong message presented at the well-attended CALUC meeting – the combination of the proposed 2-storey small lot house with additional full basement with independent access, extra large garden suite and zoning to allow the potential for another 2-storey replacement of the principle dwelling in the future, is too much for a lot whose street frontage is only about a third larger than the norm for our neighbourhood. The level of densification proposed, focused in a middle of a block, in the core of a traditional neighbourhood is NOT “sensitive infill” and would set a precedent leading to loss of significant green space, congested street parking, decreased light, privacy and views for neighbours.

[We note that the signatures on the Small Lot form were gathered at a very early stage of planning, before the scale and impacts of this densification were clear]

Name (print)	Street address	Signature
MAGGIE DURST COLLINS	2921 Prior St. (owner)	
TED VAN HEMERT	2925 PRIOR ST (owner)	
Forest Ross	2915 - Prior st	
Ruth McAllister	1128 Topaz Ave	
Ian McAllister	1128 Topaz Ave	
Galen Falconberg	2921 Prior St (renter)	
LAURENCE COOGAN	2916 Prior St.	
KATHY GILLIS	2916 PRIOR ST.	
MARION HARPER	2937 PRIOR ST.	
KEVIN GAMER	2940 PACE ST	
Pamela Spalding	2914 Prior St	
Obie Wilkins Morgan Wilkins	2927 Prior st. 2927 Prior St	
Signed AUG - OCT. 2020		

## Pamela Martin

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**From:** Maggie Collins [REDACTED] >  
**Sent:** October 5, 2020 8:40 AM  
**To:** Public Hearings  
**Subject:** Public hearing on proposed changes to 2920 Prior St.

To: Legislative Services  
2020

October 5th

As a follow up to the signed petition of neighbours against said proposal who will be directly and negatively impacted by this development and rezoning application, I would like to express my personal views.

It is not reasonable to allow this extent of development on a lot this size . It will cause a significant loss of green space, congested parking and loss of light, privacy and views for all of us. The present house at 2920 Prior and the neighbours are only one and a half storeys - allowing the construction of two storey houses with full basements in what will be much smaller lot sizes is not in keeping with the neighbourhood. It is important to preserve the historic and cultural heritage of this and similar neighbourhoods, and this development plan as proposed would not, It would in fact create a dangerous precedent to " insensitive densification".

A solution would be to limit the proposed small lot house and any replacement house for 2920 Prior St to one storey plus basement to provide new housing yet lessen the negative impact on our neighbourhood,

Cities worldwide are taking steps to preserve their building heritage, as should Victoria, and only allow new construction that will maintain the integrity of the existing heritage neighbourhood.

Sincerely

M. Dorst Collins

2921 Prior St