

**To:** Committee of the Whole **Date:** September 8, 2023

**From:** Grant Olson, an Owner and Director of the Strathcona Hotel

**Subject:** **Application for a Liquor Primary Licence Structural Change (Capacity Increase) for Strathcona Hotel at 919 Douglas Street**

City of Victoria, Committee of the Whole,

Thank you for considering our Application for the awkwardly referenced “*Structural Change (Capacity Increase)*” for our Liquor Primary license.

We would quickly like to assure you that there is in fact no actual structural change to our building. This is simply a term used by the Liquor Branch which captures this sort of license change.

We would also like to highlight that the Capacity Increase mentioned in the report heading, is conditional on a corresponding *reduction* in our Food Primary license which, as you know, also permits alcohol consumption. Therefore there would be *no net increase* in drinking capacity if this application were approved.

We are pleased with the broad support we have received from the parties consulted in the preparation of the Report to the Committee of the Whole, particularly from Bylaw Services who, we believe correctly, conclude that this approval would not result in a change in the number of noise complaints.

In the report Bylaw Services also notes that we work with them to ensure compliance with section 15 of the City’s Noise Bylaw Number 03-012.

This is an important recognition because we are constantly working to ensure compliance. Our noise control measures include taking and logging decibel readings hourly in the evenings to verify compliance, purchase and implementation of equipment which limits the output of our sound system, as well as making noise bylaw compliance a priority for the management staff working on our rooftop patio.

We mention the noise issue, or more precisely, Bylaw’s opinion that there isn’t likely to be an increased noise issue, because of the Community Consultation results.

Of the 14 letters expressing opposition 13 were from a condominium called The Falls, located directly across Courtenay Street from us, and all of them mentioned noise as being a factor in their objection. Furthermore, 7 of those 14 letters contained the identical wording which included a statement that they would NOT object to our application provided we comply with noise bylaws. These copy and paste responses also referenced improved crowd management and the not degrading the character of the neighbourhood, however with no net increase in capacity these terms seem moot. Perhaps surprisingly, the one letter supporting our application was also from a resident of The Falls.

We are always sensitive to the concerns of our neighbours, particularly The Falls, being the closest residential building. In spite of their purchasing condominiums in Victoria’s entertainment district, we acknowledge the Falls residents’ concerns over noise and commit to continuing to work with Bylaw Services to ensure that we are compliant with noise bylaws.

Thank you for your consideration and support.

Grant Olson, Director, Co-Owner  
Strathcona Hotel