

## Noraye Fjeldstad

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**From:** CALUC chair [REDACTED]  
**Sent:** Tuesday, January 30, 2018 11:07 PM  
**To:** Alec Johnston; Noraye Fjeldstad  
**Subject:** 1120 Burdett

Mayor and Council

As you are no doubt aware, if you have been following our letters on variances, the FGCA CALUC has concerns about variances that exceed changes by more than 15%.

We have seen the difficulties that variances that are too extreme have caused in future developments and we would advise you to be cautious in granting such variances. Recently we have dealt with an application wherein there is an approved variance that allowed a building within 1 foot of the property line and another where the house is on the property line. this creates untenable problems for new developments and poses severe challenges.

The setbacks and other standards have been set to ensure health, safety, aesthetics and other measures for our communities. changing them significantly does pose some risk to these standards.

In this application despite some changes to the application there are several variances which do exceed the 15% standard we have set as our "tipping point" to express concerns to you

Perhaps there is need to review the standards and the reasons supporting them, and if those reasons are found to no longer be valid, then they could be amended, until such time, though we will continue to advise caution in these matters

David Biltek

**Chair,**

**Fairfield-Gonzales Community Association**

**Land Use Committee**

*A Volunteer committee helping our neighbours engage in community planning by providing opportunities and processes to collect and forward residents' comments to City Council*



Fairfield Gonzales Community Place

**1330 Fairfield Road**  
**Victoria BC V8S 5J1**  
**near Moss street and Sir James Douglas School**

**t:** [REDACTED]

**e:** [REDACTED]

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