THE DISTRICT OF SAANICH

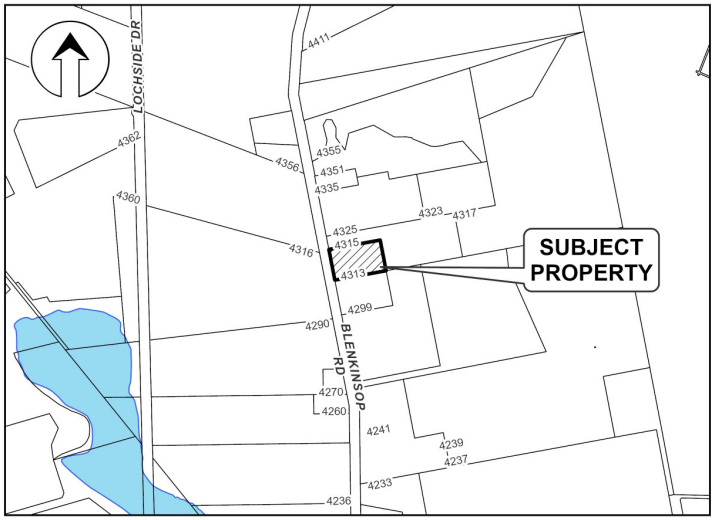
Notice of a Zoning Bylaw

NOTICE IS HEREBY GIVEN, pursuant to Section 464(3) of the *Local Government Act*, that the District of Saanich is prohibited from holding a public hearing in relation to the following proposed Zoning Bylaw Amendments.

AND NOTICE IS HEREBY GIVEN pursuant to Section 467 of the *Local Government Act* that first reading of the proposed bylaw amendments will occur at a Council meeting held in the Saanich Municipal Hall Council Chambers, 770 Vernon Avenue, Victoria, BC, V8X 2W7, on **MONDAY, AUGUST 17, 2026**, at 6:30 p.m.

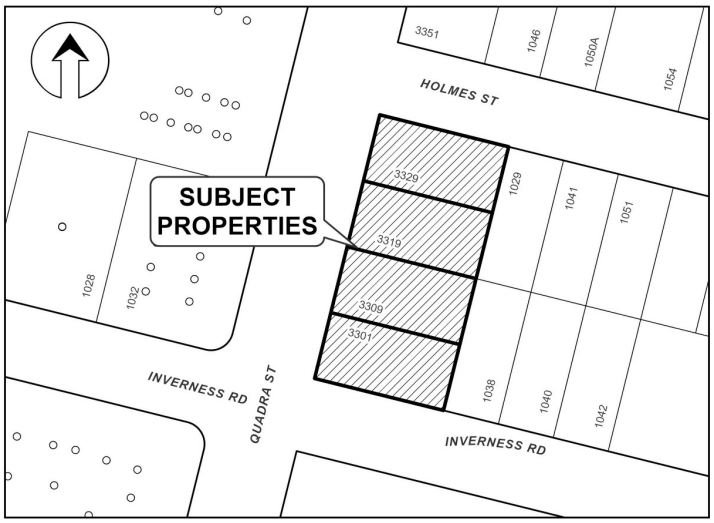
A. ZONING BYLAW, 2003, AMENDMENT BYLAW, 2026, NO. 10316
PROPOSED ZONING BYLAW AMENDMENT TO ALLOW TWO SINGLE-FAMILY DWELLINGS ON ONE PROPERTY ON BLENKINSOP ROAD

The intent of this proposed bylaw is to allow two single-family dwellings on The Southerly 3 Chains of the Westerly 5 Chains of Parcel E (DD 34291I) of Section 51, Victoria District (**4313 BLENKINSOP ROAD**)



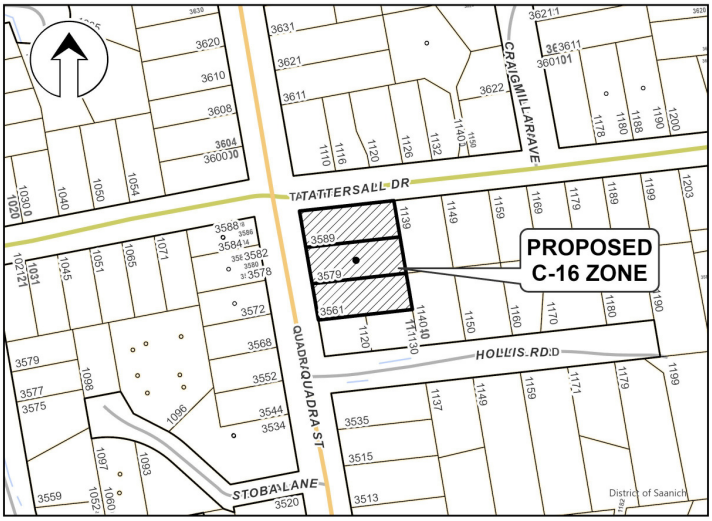
B. ZONING BYLAW, 2003, AMENDMENT BYLAW, 2026, NO. 10312
PROPOSED NEW RA-13 (MID-RISE APARTMENT) ZONE
PROPOSED REZONING FOR A SIX-STOREY RESIDENTIAL RENTAL BUILDING ON QUADRA STREET

The intent of this proposed bylaw is create a new RA-13 (Mid-Rise Apartment) Zone that supports the types and scale of housing permitted in the Corridor designation of the Official Community Plan and would facilitate six-storey apartment building developments in primary growth areas; and to rezone Lot 18, Section 63, Victoria District, Plan 1330 (**3301 QUADRA STREET**), Lot 17, Section 63, Victoria District, Plan 1330 (**3309 QUADRA STREET**), Lot 10, Section 63, Victoria District, Plan 1330 (**3319 QUADRA STREET**), Lot 9, Section 63, Victoria District, Plan 1330 (**3329 QUADRA STREET**) from the RS-6 (Single Family Dwelling) Zone to the new RA-13 (Mid-Rise Apartment) Zone to construct a six-storey residential rental building. A **DEVELOPMENT PERMIT** will be considered with variances requested for projections, combined retaining wall and fence height, visitor parking spaces, on-site loading spaces, off-street parking, setbacks, building horizontal width, and underground parking and structures setbacks. A **COVENANT** and **HOUSING AGREEMENT** will also be considered to further regulate the use of lands and buildings.



C. ZONING BYLAW, 2003, AMENDMENT BYLAW, 2026, NO. 10315
PROPOSED REZONING FOR A SIX-STOREY MIXED-USED RESIDENTIAL AND COMMERCIAL BUILDING ON QUADRA STREET

The intent of the proposed bylaw is to rezone Amended Parcel A (DD 150552I) of Lots 15 and 16, Section 62, Victoria District, Plan 1194 (**3561 QUADRA STREET**), Parcel B (DD 183360I) of Lots 1 and 2, Section 62, Victoria District, Plan 1194 (**3579 QUADRA STREET**), and Parcel A (DD 182992I) of Lots 1 and 2, Section 62, Victoria District, Plan 1194 (**3589 QUADRA STREET**) from the RS-6 (Single Family Dwelling) Zone to the C-16 (Neighbourhood Mixed Use) Zone to construct a six-storey residential rental building with one commercial retail unit. A **DEVELOPMENT PERMIT** will be considered with variances requested for setbacks, underground parking setbacks, building height, projections, visitor parking spaces, on-site loading spaces, and accessible parking space width. A **COVENANT** will also be considered to further regulate the use of lands and buildings.



A copy of the proposed bylaws and permits may be inspected, and further information may be obtained from the Legislative Division, Saanich Municipal Hall, 770 Vernon Avenue, between 8:30 a.m. and 4:30 p.m. from August 6, 2026 onwards, excluding weekends and statutory holidays.

Providing Input:
Enquiries and comments may be submitted in person, by mail, or by email and must be received no later than 12:00 p.m., noon, on the day of the meeting. All correspondence submitted will form part of the public record and may be published in a meeting agenda.

- Send your comments to Council by emailing council@saanich.ca
- Mail your comments by post to Legislative Services, District of Saanich, 770 Vernon Avenue, Victoria, BC V8X 2W7.
- Leave your written comments in the dropbox by the main door at the Municipal Hall, 770 Vernon Avenue.

To speak at the meeting, you may register to speak in person or via video on MS Teams. Please register by:

- Emailing the meeting date, agenda item you wish to speak to, and your phone number to council@saanich.ca; or
- By calling 250-475-5501 and specifying which meeting date and agenda item you wish to speak to.

The deadline for registration is 12:00 p.m. (noon) on the day of the meeting.

An opportunity to participate during the meeting will be available, please watch the webstream for details. All meetings are streamed live at Saanich.ca/agendas. The agenda package will be available for viewing on the Saanich website on Thursday, August 13, 2026, at Saanich.ca/agendas

Legislative Services Division
District of Saanich
770 Vernon Avenue
Victoria, BC V8X 2W7
council@saanich.ca
250-475-5501