

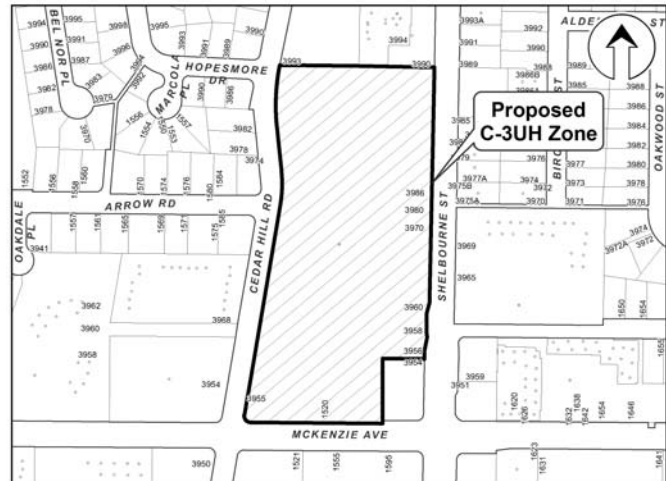
THE DISTRICT OF SAANICH

Notice of Public Hearing on a Zoning Bylaw

NOTICE IS HEREBY GIVEN that a SPECIAL COUNCIL MEETING for the purpose of a PUBLIC HEARING will be held in the SAANICH MUNICIPAL HALL COUNCIL CHAMBERS, 770 Vernon Avenue, Victoria, BC, V8X 2W7, on **TUESDAY, NOVEMBER 16, 2021 at 7:00 P.M.**, to allow the public to make verbal or written representation to Council with respect to the following proposed bylaw and permits.

**A. ZONING BYLAW, 2003, AMENDMENT BYLAW, 2021, NO. 9736
PROPOSED NEW C-3UH (SHOPPING CENTRE UNIVERSITY HEIGHTS) ZONE
PROPOSED REZONING FOR A MIXED COMMERCIAL/RESIDENTIAL DEVELOPMENT ON SHELBOURNE STREET**

The intent of this proposed bylaw is to create a new C-3UH (Shopping Centre University Heights) Zone, which includes similar permitted uses as the current C-2 (General Commercial) Zone and C-3 (Shopping Centre) Zone and accommodates the primary redevelopment of the site and the Home Depot expansion. This bylaw proposes to rezone Lot A, Sections 56 and 57, Victoria District, Plan EPP84722 (**3956 SHELBOURNE STREET**) from C-2 (General Commercial) Zone and the C-3 (Shopping Centre) Zone to the C-3UH (Shopping Centre University Heights) Zone to redevelop the existing University Heights Shopping Centre for a mixed-commercial/residential development. A **DEVELOPMENT PERMIT AMENDMENT** to allow for a temporary loading ramp on Cedar Hill Road will be considered with a variance for parking. A second **DEVELOPMENT PERMIT AMENDMENT** will be considered with variances for parking, loading spaces, off-street parking dimensions, setbacks, and signage. **COVENANTS** will also be considered to further regulate the use of the lands and buildings.



The proposed bylaw and permits may be inspected or obtained from the Saanich website at Saanich.ca/agendas from November 3, 2021, onwards. Due to the COVID-19 pandemic, we strongly encourage residents to submit their support or opposition in writing to council@saanich.ca or participate in the meeting via electronic participation (telephone or weblink). Although in-person attendance is now permitted, space for attendees in the council chambers is extremely limited due to COVID-19 related safety measures. It will be available on a first-come, first-served basis. It is recommended that any residents who wish to attend the meeting in person have an alternate plan for electronic participation in case space is not available.

Enquiries and comments may be submitted 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 Municipal Hall, 770 Vernon Avenue.

Alternatively, you may register to speak at the Public Hearing 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.

An opportunity to speak during the meeting will be available, please watch the webstream for details. All meetings are streamed live on Saanich.ca

The deadline for registration is 12:00 p.m. on Tuesday, November 16, 2021.

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