

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 Amendment.

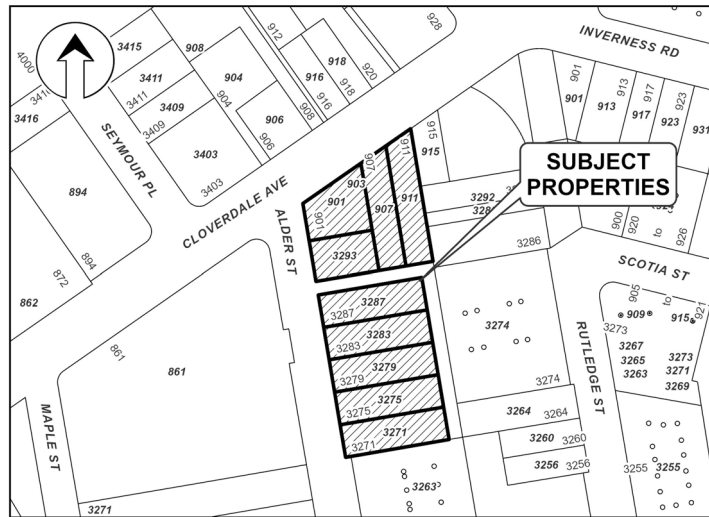
AND NOTICE IS HEREBY GIVEN pursuant to Section 467 of the *Local Government Act* that first reading of the proposed bylaw amendment will occur at a Council meeting held in the Saanich Municipal Hall Council Chambers, 770 Vernon Avenue, Victoria, BC, V8X 2W7, on **MONDAY, SEPTEMBER 21, 2026**, at 6:30 p.m.

**A. ZONING BYLAW, 2003, AMENDMENT BYLAW, 2026, NO. 10225
PROPOSED REZONING FOR TWO SIX-STOREY BUILDINGS ON ALDER STREET AND CLOVERDALE AVENUE**

The intent of this proposed bylaw is to rezone Parcel A (DD 3870801) of Lot 1, Section 7, Victoria District, Plan 255B (**901 CLOVERDALE AVENUE**) from the RD-1

(Two Family Dwelling) Zone; Lot 7, Section 7, Victoria District, Plan 255B (**3271 ALDER STREET**), Lot 6, Section 7, Victoria District, Plan 255B (**3275 ALDER STREET**), Lot 5, Section 7, Victoria District, Plan 255B (**3279 ALDER STREET**), Lot 4, Section 7, Victoria District, Plan 255B (**3283 ALDER STREET**), Lot 3, Section 7, Victoria District, Plan 255B (**3287 ALDER STREET**), That Part of Lot 1, Section 7, Victoria District, Plan 255B, Lying to the South of a Boundary Parallel to and Perpendicularly Distant 60 feet from the Southerly Boundary of Said Lot (**3293 ALDER STREET**), That Part of Lot 2, Section 7,

Victoria District, Plan 255B, Lying Westerly of a Boundary Drawn North Westerly Parallel to the North Easterly Boundary of Said Lot from a Point on the South Easterly Boundary of Said Lot Distant 40 feet from the Most Easterly Corner of Said Lot (**907 CLOVERDALE AVENUE**), Parcel A (DD 3841161) of Lot 2, Section 7, Victoria District, Plan 255B (**911 CLOVERDALE AVENUE**) from the RS-6 (Single Family Dwelling) Zone to the C-16 (Neighbourhood Mixed Use) Zone to construct a mixed use (commercial and multi-family rental apartment) development in two six storey buildings. A **DEVELOPMENT PERMIT** will be considered with variances for building setbacks and width, parking, and Transportation Demand Management Measures. A **COVENANT** and **HOUSING AGREEMENT** will also be considered to further regulate the use of lands and buildings.



A copy of the proposed bylaw and permit 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 September 10, 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](https://saanich.ca/agendas). The agenda package will be available for viewing on the Saanich website on Thursday, September 17, 2026, at [Saanich.ca/agendas](https://saanich.ca/agendas)

Legislative Services Division
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Victoria, BC V8X 2W7
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