



NOTICE OF PUBLIC HEARING

November 27, 2020

The City of Victoria is seeking your input on the proposed changes to 43, 45 and 55 Gorge Road East and 2827, 2829 and 2831 Irma Street:

Zoning Regulation Bylaw, Amendment Bylaw (No. 1236) No. 20-094:

To rezone the land known as 43, 45 and 55 Gorge Road East and 2827, 2829 and 2831 Irma Street from the R1-B Zone, Single Family Dwelling District, to the CR-GI Zone, Gorge and Irma District, to increase the density and permit an approximately six-storey, mixed-use building consisting of ground floor commercial uses and approximately 153 rental dwelling units.

New Zone: CR-GI, Gorge and Irma District

Legal description: PID: 003-687-821 Lot 1, Section 10, Victoria District, Plan 4894
PID: 004-613-082 Lot 2, Section 10, Victoria District, Plan 4894
PID: 004-613-228 Lot 3, Section 10, Victoria District, Plan 4894
PID: 018-192-408 Lot A, Section 10, Victoria District, Plan VIP56242
PID: 018-192-416 Lot B, Section 10, Victoria District, Plan VIP56242
PID: 006-044-344 Lot 5, Section 10, Victoria District, Plan 4894

Existing Zone: R1-B Zone, Single Family Dwelling District

Development Permit Application:

The Council of the City of Victoria will also consider issuing a development permit for the land known as 43, 45 and 55 Gorge Road East and 2827, 2829 and 2831 Irma Street, in Development Permit Area 5: Large Urban Villages – Gorge at Irma and Development Permit Area 7A: Corridors – Gorge Road East for the purposes of approving the exterior design and finishes for the mixed-use building as well as landscaping.

The development permit will vary the following requirement of the *Zoning Regulation Bylaw*:

- reduce the required number of visitor parking spaces from 15 to 7 parking spaces
- reduce the rear yard setback from 6m to 2.93m.

This application will be considered at a public hearing by City Council on:

Date: Thursday, December 10, 2020

Time: 6:30 p.m.

Location: Council Chambers, Victoria City Hall, 1 Centennial Square, Victoria, BC

Due to the COVID-19 pandemic, public access to City Hall is not permitted. Meetings may be viewed on the City's live stream webcast at www.victoria.ca.

It's Your Neighbourhood



1 Centennial Square, Victoria, BC V8W 1P6 | 250.361.0571

All persons who believe their interest in property is affected by the proposed bylaw will be given a reasonable opportunity to be heard. You may indicate your support or opposition to a Public Hearing item in one of the following ways:

1. Submit written comments to Council:

You can provide your submission by email to publichearings@victoria.ca or by mail to Legislative Services, #1 Centennial Square, Victoria, BC V8W 1P6 or drop your submission in the mail slot on the right side of the Pandora Avenue entrance to City Hall. The deadline to receive submissions is by **2:00 p.m. the date of the meeting**. Written submissions will be published on the agenda at the meeting of Council at which this application will be considered.

2. Pre-recorded Video

Pre-recorded video submissions up to 5 minutes in length can be submitted and will be played at the Public Hearing. The video should include:

- The Public Hearing item
- Your first and last name
- Your address
- Whether you are in support of or opposed to the item

For further instructions email publichearings@victoria.ca or phone 250.361.0571. **The deadline to receive videos submissions is by 2pm the Tuesday before the meeting.**

3. Register to Speak Live

You can register to speak live via phone for up to 5 minutes. Once registered, you will be provided with a phone number to call to join the live meeting. To register to speak live and to receive further instructions, email publichearings@victoria.ca or phone 250.361.0571. **The deadline to register to speak live at the meeting is 2pm the day before the meeting.**

If you miss pre-registering, please watch the live meeting as there will be an opportunity for you to call in at the end of the list of registered speakers.

Please note that the opinions you express orally and any presentations you submit will be webcast live and will be recorded to form a part of the public record. Correspondence you submit will form part of the public record and will be published on the agenda when this matter is before Council. The City considers your address relevant to this matter and will disclose this personal information, as it informs Council's consideration of your opinion in relation to the subject property and is authorized under section 26(c) of FOIPPA Act. Your phone number and email will not be disclosed. For more information on the FOIPPA Act please email foi@victoria.ca.

Relevant documents, the proposed bylaw, and information about this application will be published and available for public inspection on the City of Victoria's website within the online Council agenda at <http://www.victoria.ca/EN/main/city/mayor-council-committees/council-committee-meetings.html> the Friday prior to the meeting.

You may also inspect the documents at City Hall by making an appointment by phoning 250.361.0571 or by emailing legislativeservices@victoria.ca.

Copies of relevant documents and information are also available on the City's Development Tracker online tool at victoria.ca/devtracker from the date of this notice to and including the date of the Council meeting. The Development Tracker will also allow you to see milestones on the proposal and view related documents and information.



43, 45 & 55 Gorge Road E and
 2827, 2829 and 2831 Irma Street
 Rezoning No.00720



