

A BYLAW OF THE CITY OF VICTORIA

The purpose of this Bylaw is to amend the Official Community Plan to increase the density and height in the Core Employment urban place designation to allow for the proposed development at 710 Caledonia Avenue and 1961 Douglas Street.

Under its statutory powers, including Part 14, Division 4 of the *Local Government Act*, the Council of the Corporation of the City of Victoria in an open meeting enacts the following provisions:

- 1 This Bylaw may be cited as the “OFFICIAL COMMUNITY PLAN BYLAW, 2012, AMENDMENT BYLAW (NO. 27)”.
- 2 Bylaw No. 12-013, the Official Community Plan Bylaw, 2012, is amended in Schedule A, Section 6: Land Management and Development, Figure 8: Urban Place Guidelines, in the row of the table pertaining to the Core Employment designation:
 - (a) by inserting the following paragraph after the last paragraph in the column pertaining to Built Form:

“Buildings up to approximately 21 storeys for the western half of the block bounded by Douglas Street, Blanshard Street, Discovery Street and Caledonia Avenue.”; and
 - (b) by inserting the following paragraph after the last paragraph in the column pertaining to Density:

“Total floor space ratios ranging from 3:1 up to approximately 6:79 for the western half of the block bounded by Douglas Street, Blanshard Street, Discovery Street and Caledonia Avenue. Maximum residential floor space ratio of up to approximately 5.41:1”.

READ A FIRST TIME the	day of	2023
READ A SECOND TIME the	day of	2023
Public hearing held on the	day of	2023
READ A THIRD TIME the	day of	2023
ADOPTED on the	day of	2023

CITY CLERK

MAYOR