## NO. 25-016

## A BYLAW OF THE CITY OF VICTORIA

The purpose of this Bylaw is to amend the Official Community Plan to support a mixed-use development with increased height and density for a portion of the Urban Residential Urban Place Designation area at the south corner of Montreal Street and Quebec 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. 56)".
- Bylaw No. 12-013, the Official Community Plan Bylaw, 2012, is amended in Schedule "A" by inserting the following immediately after Section 21.18:
  - 21.18A Place-specific departures from the Urban Place Designation guidance in this neighbourhood include:
    - > For the Urban Residential area at the south corner of Montreal Street and Quebec Street, consider supporting a mixed-use residential-commercial development with a maximum density of approximately 2.88:1 floor space ratio and a maximum number of storeys of approximately 14.

READ A FIRST TIME the	day of	2025
READ A SECOND TIME the	day of	2025
PUBLIC HEARING HELD on the	day of	2025
READ A THIRD TIME the	day of	2025
ADOPTED on the	day of	2025

CITY CLERK

MAYOR

Approved as to content: RB, March 28, 2025 Approved as to form: LS name and date