

NO. 25-019

A BYLAW OF THE CITY OF VICTORIA

The purposes of this Bylaw are to amend the Zoning Regulation Bylaw by creating the R1-B-Be Single Family Dwelling (Belmont Avenue) District, and to rezone land known as 1911/1913 Belmont Avenue from the R1-B Single Family Dwelling District Zone to the R1-B-Be Zone, Single Family Dwelling (Belmont Avenue) District.

The Council of The Corporation of the City of Victoria in an open meeting assembled enacts the following provisions:

- 1 This Bylaw may be cited as the “ZONING REGULATION BYLAW, AMENDMENT BYLAW (NO. 1359)”.
- 2 Bylaw No. 80-159, the Zoning Regulation Bylaw, is amended in the Table of Contents of Schedule “B” under the caption PART 1 - DETACHED DWELLING ZONES by adding the following words:

“1.165 R1-B-Be Single Family Dwelling (Belmont Avenue) District”

- 3 The Zoning Regulation Bylaw is also amended by adding to Schedule B after Part 1.164 the provisions contained in Schedule 1 of this Bylaw.
- 4 The Zoning Regulation Bylaw is further amended in section 49(1), General Regulations, by adding the following immediately after subsection (b) and renumbering each subsection accordingly:

(c) R1-B-Be Zone, Single Family Dwelling (Belmont Avenue) District;

- 5 The land known as 1911/1913 Belmont Avenue, legally described as PID: 007-921-420 Lot 1 Section 75 Victoria District Plan 1209 and shown hatched on the attached map, is removed from the R1-B Zone, Single Family Dwelling District, and placed in the R1-B-Be Zone, Single Family Dwelling (Belmont Avenue) District.

READ A FIRST TIME the _____ day of _____ 2025

READ A SECOND TIME the _____ day of _____ 2025

READ A THIRD TIME the _____ day of _____ 2025

ADOPTED on the _____ day of _____ 2025

CITY CLERK

MAYOR

**PART 1.165 – R1-B-Be ZONE, SINGLE FAMILY DWELLING (BELMONT AVENUE)
DISTRICT**

1.165.1 Zoning Regulations

- a. All of the regulations in the R1-B, Single Family Dwelling District apply in this Zone except section 1.2.3(c), which is modified in this Zone in accordance with section 1.165.2.

1.165.2 Floor Area of the Principal Building

- a. Floor area, of all floor levels combined for lots less than 669m² in area (maximum) 337m²



1911/13 Belmont Avenue
Rezoning No.00879

