

A BYLAW OF THE CITY OF VICTORIA

The purposes of this Bylaw are to amend the Zoning Regulation Bylaw by creating the R-91 Zone, North Park Residential District, and to rezone land known as 1046 and 1048 North Park Street from the CR-NP Zone, North Park Commercial Residential District to the R-91 Zone, North Park Residential District.

The Council of The Corporation of the City of Victoria enacts the following provisions:

- 1 This Bylaw may be cited as the “ZONING REGULATION BYLAW, AMENDMENT BYLAW (NO. 1171)”.
- 2 Bylaw No. 80-159, the Zoning Regulation Bylaw, is amended in the Table of Contents of Schedule “B” under the caption PART 3 – MULTIPLE DWELLING ZONES by adding the following words:

“3.123 R-91 North Park Residential District”
- 3 The Zoning Regulation Bylaw is also amended by adding to Schedule B after Part 3.122 the provisions contained in Schedule 1 of this Bylaw.
- 4 The land known as 1046 and 1048 North Park Street, legally described as PID: 009-325-590 The Westerly 24 Feet of Lot 24, Suburban Lot 13, Victoria City, Plan 26; and, PID: 001-893-769 The Easterly 26 Feet of Lot 24, Suburban Lot 13, Victoria City, Plan 26, and shown hatched on the attached map, is removed from the CR-NP Zone, North Park Commercial Residential District, and placed in the R-91 Zone, North Park Residential District.

READ A FIRST TIME the	day of	2018
READ A SECOND TIME the	day of	2018
Public hearing held on the	day of	2018
READ A THIRD TIME the	day of	2018
ADOPTED on the	day of	2018

CITY CLERK

MAYOR

PART 3.123 – R-91 ZONE, NORTH PARK RESIDENTIAL DISTRICT**3.123.1 Permitted Uses in this Zone**

The following uses are the only uses permitted in this Zone:

- a. Rest home – Class C
- b. Home occupation subject to the regulations in Schedule “D”

3.123.2 Lot Area

Lot area (minimum) 654m²

3.123.3 Floor Area, Floor Space Ratio

- a. Total floor area (maximum) 1253m²
- b. Floor space ratio (maximum) 1.91:1

3.123.4 Height

Principal building height (maximum) 12.7m

3.123.5 Setbacks, Projections

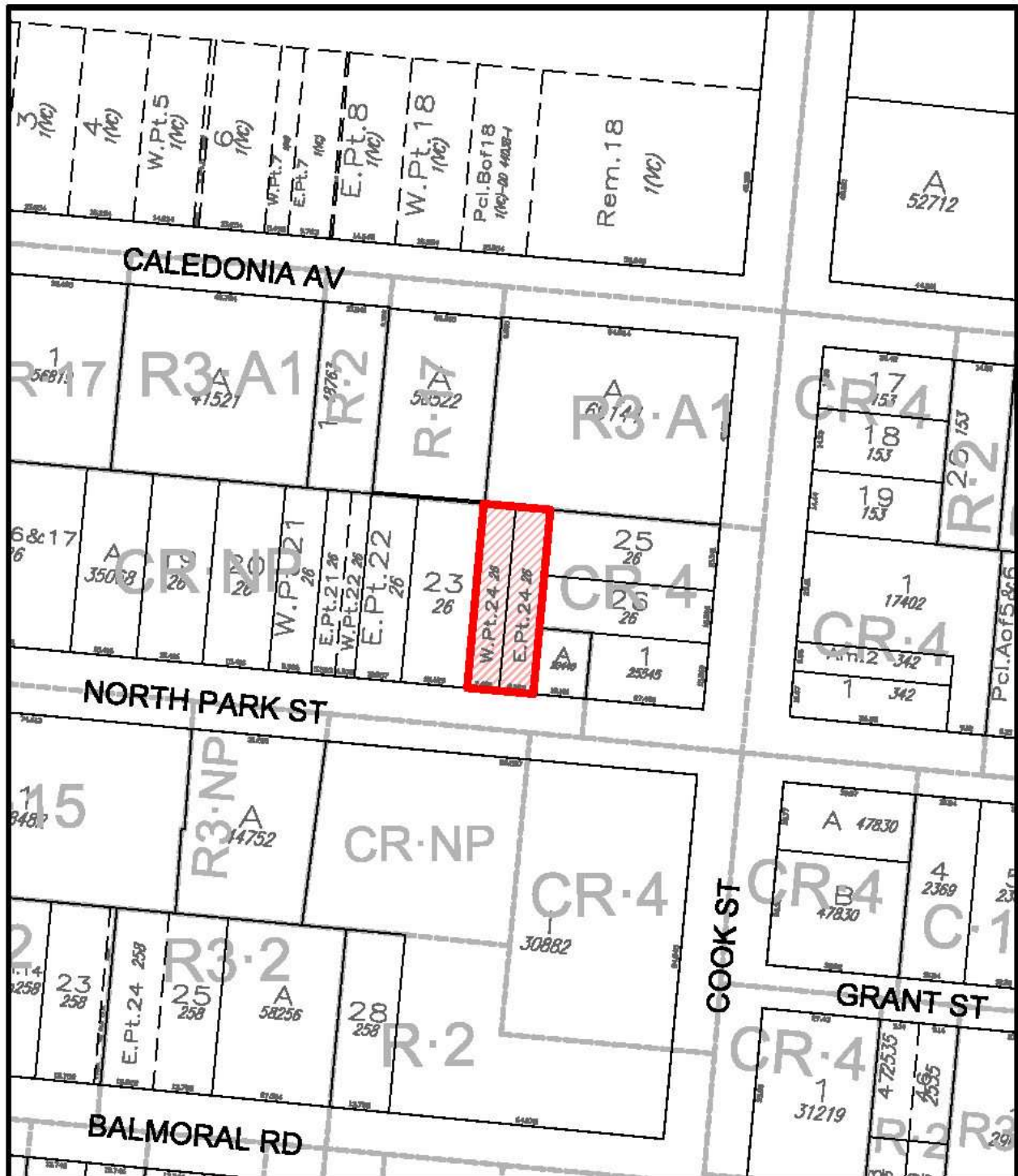
- a. Front yard setback (minimum) 0.40m
- b. Rear yard setback for a building (minimum) 6.40m
- c. Rear yard setback for a trellis (minimum) 0.40m
- d. Side yard setback (east) (minimum) 0.00m
- e. Side yard setback (west) (minimum) 2.40m

3.123.6 Site Coverage

Site Coverage (maximum) 64%

3.123.7 Vehicle and Bicycle Parking

- a. Vehicle parking (minimum) Subject to the regulations in Schedule “C”
- b. Bicycle parking (minimum) Subject to the regulations in Schedule “C”



1046 and 1048 North Park Avenue
Rezoning No.00632

