

Madison Heiser

From: Marty Brandt [REDACTED]
Sent: Sunday, January 10, 2021 11:54 AM
To: Public Hearings
Subject: Public Hearing - Jan 14, 2021 Rezoning Application
Attachments: Revised Written Submission - Jan 14, 2021 Public Hearing.pdf

Follow Up Flag: Follow up
Flag Status: Completed

Please find attached my REVISED written submission OPPOSING the rezoning application. The attached written submission revises my previous submission to include additional information which was inadvertently omitted. Please use this version in place of the written submission submitted by me previously.

Please include my revised written submission within the material to be considered by Council when deciding upon this rezoning application. I would be grateful if you could confirm receipt at your earliest convenience.

Marty Brandt
Unit 704, 608 Broughton Street
Victoria, BC

Written Submission to Victoria Council

Hearing Date: January 14, 2021

Topic: Rezoning application 901-919 Gordon Street, 617-635 Broughton Street and 620-628 Courtney Street to permit a storefront cannabis retailer

Submitted By: Marty Brandt, Unit 704, 608 Broughton Street

Position: I am OPPOSED to the proposed rezoning application

Reasons:

Council Policy on Storefront Cannabis Retailer Rezoning applications indicates that the retailer should be “at least 200m (in a straight line from closest lot line to closest lot line) from a public or independent elementary, middle or secondary school”. I submit that inherent in this policy statement is the recognition by Council that it is not appropriate for a cannabis retailer to be located in close proximity to facilities frequented by school aged children. Accordingly, I submit that in the application of this Policy a “school” should not be defined narrowly, but rather should be broadly defined in order to accomplish the stated goal of ensuring that cannabis retailers are not located in close proximity to facilities frequented by school aged children.

The proposed location is next door to the Ballet Victoria Conservatory (“BV Conservatory”) located at 643 Broughton Street, a not for profit school operated by the Ballet Victoria Society. The BV Conservatory offers dance instruction to students ranging in ages from 3 to 18. Current enrollment at the school is in excess of 100 students. These students would be entering and exiting the BV Conservatory mere steps away from the proposed location for this cannabis retailer.

The proposed location is also kitty corner to Beaver Tails (602 Broughton Street), a popular pastry and ice cream vendor which is frequented by school aged children. Beaver Tails has a small outside seating area which is within direct line of sight to the proposed location. In addition, there are several other locations frequented by school aged children located on Government Street well within the 200m zone referred to in Council Policy including the candy store, Olde Tyme Candy Shoppe (1003 Government Street) and the dipped ice cream cone vendor, Chocolats Favoris (1010 Government Street).

I submit that due to the fact that the proposed location is next door to the BV Conservatory, a school teaching dance to children, and within an area populated by other retail establishments which are frequented by school aged children, the rezoning application should be viewed by Council as being in violation of the inherent purpose and spirit of the stated Council Policy of ensuring that cannabis retailers are not located near schools. I further submit that cannabis retailers are more appropriately located in areas populated by businesses which are targeted at, and predominantly frequented by, adult customers.



January 7, 2021

Dear Matthew Angrove,
Area Planner, City of Victoria

I am writing today with a revised position on behalf of the management and ownership of The Magnolia Hotel & Spa in regards to the rezoning application at 901-919 Gordon Street and 620-630 Courtney Street. The rezoning as posted is looking to permit the use of the storefront as a Cannabis Retailer. Please accept this letter in place of my letter to you which I sent on September 30th 2020.

Since our hotel letter in September, I have had the chance to speak with Christina Clarke about the project proposed nearby our hotel. She has openly shared detailed plans of the proposal, which clearly considerable efforts have been made to present an upscale establishment which aims to add a positive business addition to our neighborhood. In my conversations I have been able to learn more about the project, the vision for this store, and how it contributes to the growth of indigenous businesses in our area.

From my conversations with Mrs. Clarke, I have confidence that the concerns that we raised with respect to the impact on the neighborhood and potential detrimental challenges will be mitigated to the best of their abilities both due to the upscale nature of their proposal as well as their diligence and commitment in operating a business that contributes positively to our neighborhood.

With respect to our hotel management and ownership concerns about further Cannabis retailing in the downtown core, and being so close to the iconic Inner Harbour, I will share that our position on that matter has not changed. We, as a business, do not see Cannabis as a tourism driver that we believe contributes to a marketing image of Victoria and what we have to offer the world as a tourism destination.

Despite our concerns about Cannabis and tourism, I would like to share that I believe that the growth of indigenous business in our community is a very positive tourism contribution towards a more experiential tourism experience in our community. I believe a more experiential tourism experience will contribute to a more upscale, higher yielding, and more sustainable path forward for our tourism economy. Clearly, COVID-19 has shown us how valuable this sector is to our overall economy and the vibrancy of the downtown core.

In closing, while our business has concerns about the place of Cannabis and tourism, this proposal has made considerable efforts to present an upscale project and considered the views and impacts on surrounding businesses such as ours. Based on this, with the reasons shared in this letter, I would state our position as neutral.

Thank you for considering the views of neighboring businesses in reviewing this application. Please feel free to reach out to me at [REDACTED] if you have questions about our letter and our concerns on this issue.

Bill Lewis,
General Manager
The Magnolia Hotel & Spa

**623 Courtney Street
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