

**H.9 Bylaw for 235 Russell Street and 247 Russell Street: Rezoning Application No. 00798 and Rezoning Application No. 00799**

**Moved By** Councillor Potts

**Seconded By** Councillor Loveday

That the second reading of the following bylaw **be rescinded**:

1. Zoning Regulation Bylaw, Amendment Bylaw (No. 1284), No. 22-076

**CARRIED UNANIMOUSLY**

DRAFT

**H.9 Bylaw for 235 Russell Street and 247 Russell Street: Rezoning Application No. 00798 and Rezoning Application No. 00799**

**Moved By** Councillor Thornton-Joe  
**Seconded By** Councillor Potts

That Council:

Amend Zoning Regulation Bylaw, Amendment Bylaw (No. 1284), No. 22-076 by replacing schedule 1 - Map with revised schedule 1 - Map attached to the staff report dated September 6, 2022 from the Director of Sustainable Planning and Community Development.

**CARRIED UNANIMOUSLY**

**Moved By** Councillor Thornton-Joe  
**Seconded By** Councillor Potts

That the following bylaw **be given second reading as amended:**

1. Zoning Regulation Bylaw, Amendment Bylaw (No. 1284), No. 22-076

**CARRIED UNANIMOUSLY**



## Council Report

For the Meeting of September 8, 2022

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**To:** Council **Date:** September 6, 2022

**From:** Karen Hoese, Director, Sustainable Planning and Community Development

**Subject:** Update Report for Rezoning Applications No. 00798 and No. 00799 for 235 Russell Street and 247, 249, 251 and 253 Russell Street and 340, 344, 346 Mary Street

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### RECOMMENDATION

That Council:

1. Rescind 2<sup>nd</sup> reading of Zoning Regulation Bylaw, Amendment Bylaw (No. 1284), No. 22-076.
1. Amend Zoning Regulation Bylaw, Amendment Bylaw (No. 1284), No. 22-076 by replacing schedule 1 – Map with revised schedule 1 – Map attached to the staff report dated September 6, 2022 from the Director of Sustainable Planning and Community Development.
2. Give 2<sup>nd</sup> reading to Zoning Regulation Bylaw, Amendment Bylaw (No. 1284), No. 22-076, as amended.

### EXECUTIVE SUMMARY

On September 1, 2022, Council gave first and second readings to Rezoning Bylaw No. 22-076; however, the Schedule 1 map contained within that bylaw did not highlight the property at 235 Russell Street. Council will need to amend the bylaw to replace the Schedule 1 map in order to rezone both 235 Russell Street and 247, 249, 251 and 253 Russell Street and 340, 344, 346 Mary Street.

### CONCLUSIONS

The recommendation provided for Council's consideration contains the appropriate language to advance this application to a Public Hearing.

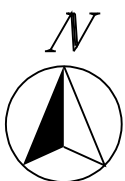
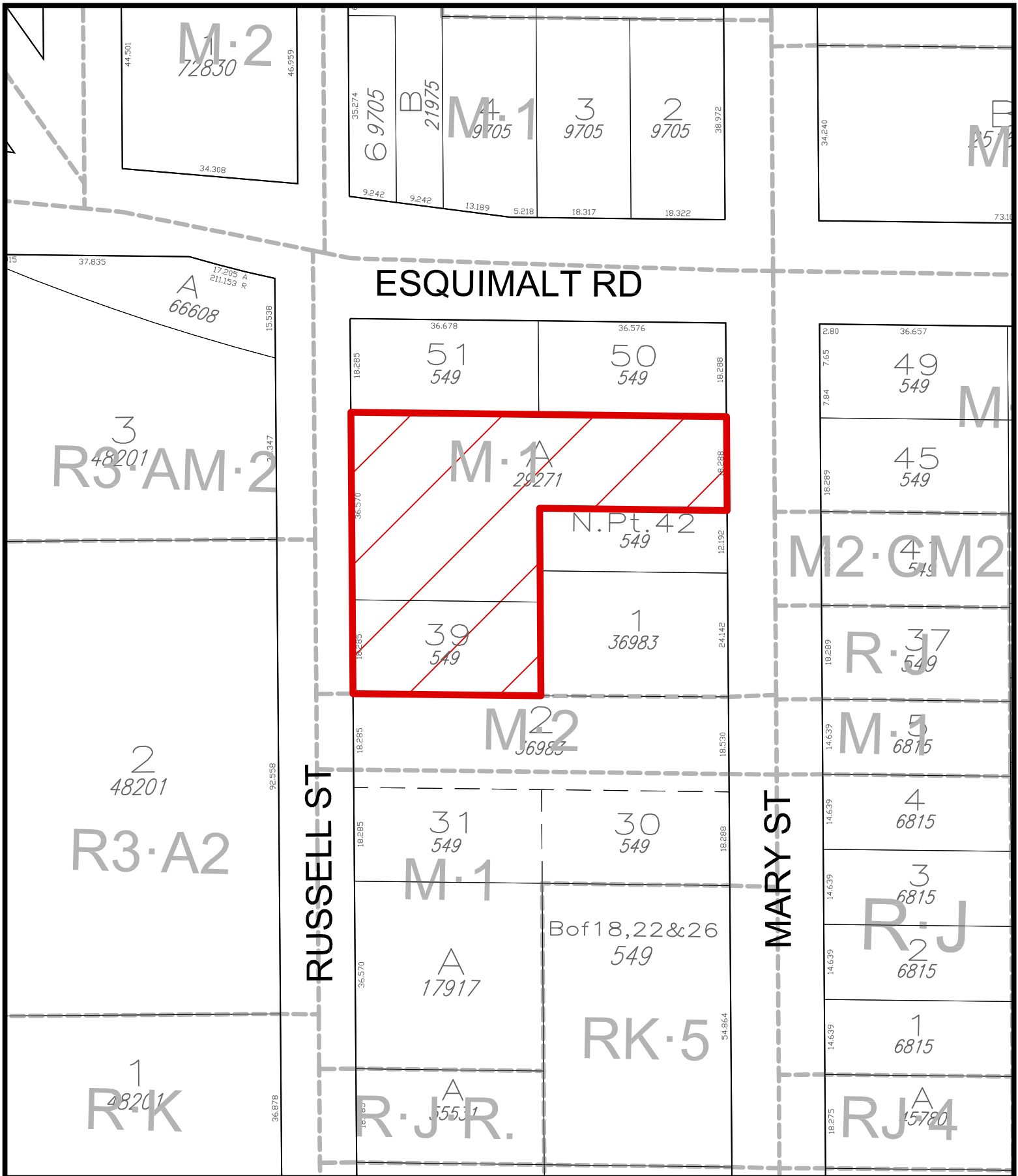
Respectfully submitted,

Mike Angrove  
Senior Planner – Development Agreements  
Development Services Division

Karen Hoese, Director  
Sustainable Planning and Community  
Development Department

**Report accepted and recommended by the City Manager.  
List of Attachments**

- Attachment A: Amended Schedule 1 Map



235 to 253 Russell Street & 340 - 346 Mary St  
 Rezoning No.00798 & No. 00799



A BYLAW OF THE CITY OF VICTORIA

The purposes of this Bylaw are to amend the Zoning Regulation Bylaw by creating the M1-R Zone, Russell Street Light Industrial District, and to rezone the lands known as 235 Russell Street and 247, 249, 251 and 253 Russell Street and 340, 344, 346 Mary Street from the M-1 Zone, Limited Light Industrial District, to the M1-R Zone, Russell Street Light Industrial 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. 1284)”.
- 2 Bylaw No. 80-159, the Zoning Regulation Bylaw, is amended in the Table of Contents of Schedule “B” under the caption PART 7 – INDUSTRIAL AND SERVICE ZONES by adding the following words:

“7.66 M1-R, Russell Street Light Industrial District”

- 3 The Zoning Regulation Bylaw is also amended by adding to Schedule B after Part 7.65 the provisions contained in Schedule 1 of this Bylaw.
- 4 The following lands, shown hatched on the attached map, are removed from the M-1 Zone, Limited Light Industrial District, and placed in the M1-R Zone, Russell Street Light Industrial District:
  - (a) 235 Russell Street  
PID: 003-391-426  
Lot 39, Section 31, Esquimalt District, Plan 549
  - (b) 247, 249, 251 and 253 Russell Street and 340, 344, 346 Mary Street  
PID: 001-422-294  
Lot A, Section 31, Esquimalt District, Plan 29271

READ A FIRST TIME the	<b>1<sup>st</sup></b>	day of	<b>September</b>	2022
READ A SECOND TIME the	<b>1<sup>st</sup></b>	day of	<b>September</b>	2022
Public hearing held on the		day of		2022
READ A THIRD TIME the		day of		2022
ADOPTED on the		day of		2022

CITY CLERK

MAYOR

Schedule 1  
**PART 7.66 – M1-R ZONE, RUSSELL STREET LIGHT INDUSTRIAL  
DISTRICT**

**7.66.1 Permitted Uses in this Zone**

The following uses are the only uses permitted in this Zone, provided they are not noxious or offensive to any adjacent property or the general public by reason of emitting odours, dust, smoke, gas, noise, effluent, radiation, broadcast interference, glare, humidity, heat, vibration or hazard

- a. Uses permitted in the M-1 Zone, Limited Light Industrial District, subject to the regulations set out in Part 7.1 of the Zoning Regulation Bylaw
- b. Light industry, including manufacturing, processing, assembly, testing, servicing and repairing, subject to the regulations set out in Part 7.1 of the Zoning Regulation Bylaw

