

[REDACTED]

From: Jim Hartshorne [REDACTED]
Sent: April 18, 2024 2:17 PM
To: Legislative Services email; Geordie Gordon
Subject: Central Baptist Church - Support for 854-880 Pandora Ave Project
Attachments: 854 858 and 880 Pandora Ave CULC Response.pdf

Hello,

We have been asked to forward you the attached comments of support provided by Central Baptist Church for the proposed project at 854-880 Pandora in advance of the 'Introduction to Bylaw Readings' scheduled for April 25th with City Council. This support was initially provided in March 2023 via the online portal for the Community Association Land Use Committee.

Regards,
Shannon

Shannon Russell
for

Jim Hartshorne
President

[REDACTED]
[REDACTED]



116-967 Langford Parkway | Victoria, BC | V9B 0A5

854, 858 and 880 Pandora Avenue

City of Victoria Application Development Comments - 854, 858 and 880 Pandora Avenue

Applicants are required to complete Application Consultation with the neighbourhood.

Comments and names and street addresses provided using this form are made public on the meeting agenda. E-mail addresses will not be published on the public meeting agenda. Please do not include any other personal information that you do not want to be made public.

Key Dates

Open for Comments

February 13 → March 15 2023

SURVEY

854, 858 and 880 Pandora Avenue

Voice your opinion here. Your comments will be provided to the applicant, CALUC, and City.

Provide Feedback

All fields marked with an asterisk (*) are required.

1. What is your position on this proposal? *

☒ Support

☐ Oppose

☐ Other (please specify)

2. Comments

On behalf of Central Baptist Church, we welcome the opportunity to be involved with and provide our support to Townline's Development and Rezoning Application proposal to provide affordable rental housing and street frontage retail on this site. With access to robust transportation options like transit, bike paths and general walkability, we also support their plan for parking density.

Central Baptist Church also appreciates Townline's concept of the architecture type, access and rejuvenation of the main street. We would be pleased to continue to be involved in this project as it progresses.

3. Your Full Name *

Jim Hartshorne

4. Street Address

833 Pandora Ave, Victoria, BC V8W 1P2

5. Email

[REDACTED]

[REDACTED]

From: Daniel Nowak [REDACTED]
Sent: April 19, 2024 12:59 PM
To: Georgie Gordon; Legislative Services email
Cc: Devin Spence
Subject: Support for Project at 854-880 Pandora
Attachments: Support for Project at 854-880 Pandora.pdf

Good Afternoon,

On behalf of the Palladian Strata Council, please see the attached letter with regard to the proposed development at 854-880 Pandora Avenue.

Kind regards,

Daniel Nowak

Strata President

The Palladian - VIS 6626

1600-1602 Quadra St

THE PALLADIAN - VIS 6626

1600-1602 Quadra St.
Victoria, BC

October 11, 2023

Mayor and Council
City of Victoria
1 Centennial Square
Victoria, BC, V8W 1P6

Re: Proposed Development at 854-880 Pandora Avenue

Dear Mayor and Council,

I am writing this letter on behalf of the Strata Council of 1600-1602 Quadra Street with regard to the proposed development at 854-880 Pandora Avenue. Our building is a 110-year old heritage conversion from a church to an upscale condominium complex, named The Palladian, with 29 condo units above 7000 sq. ft. of commercial space, located directly next to the proposed development.

As a group, we firmly believe that this project will contribute significantly to the revitalization of Pandora Avenue, and provide "more eyes on the street", thus mitigating unwanted activity and creating more security within the Pandora blocks. Its convenient location and the addition of 7000 sq. ft. of commercial space on the ground floor will assist with the development of this block.

The new sidewalks on Pandora Avenue, Quadra and Mason Streets and the improvements will be a welcome addition to ensure pedestrians feel comfortable and safe on the boulevards, while the building design resonates with the architectural themes of the surrounding environs.

We are pleased to see Townline and MCMP Architects, a developer and architect of high quality, behind the proposed development and appreciate their approach to add vibrancy and more security to this underutilized area of the city.

Having said that, we are greatly concerned about the implications of the sitting area at the corner of Quadra and Mason Streets ("custom wood bench at special paving" as per the drawings)—right next to our building—as the general area near Pandora and Quadra already struggles with anti-social behaviour, loitering and camping. We therefore think an alternative structure, or landscaping, in lieu of the benches would be more appropriate to prevent the aforementioned activities from occurring on Mason Street.

Thank you for your consideration.

Yours sincerely,

The Palladian - VIS 6626


Daniel Nowak, President
