

Dear Ladies and Gentlemen:

I am writing in respect of the proposed Victoria International Marina. I am writing as an individual, but please be assured my concerns reflect those of many Royal Quays residents.

It has been reported to us that Mr. Robert Evans, a principal of the proponent, has been telling all who would listen that the City has approved his new plans which include a single floating platform for the business facilities at the marina instead of the two pile-supported platforms specified in the current development permit. Shortly thereafter your senior planner, Mr. Jim Handy, advised us that no such new plans had even been received by the City, let alone approved. Given the history of the project and the individual, Mr Evans being a little in front of the facts is not surprising. Nonetheless, the revised project is of no less concern to us than the one currently approved.

Presumably, the revised plans have now been submitted for approval. But, regardless of whether or not that is the case, we would like to remind you/make you aware that those new plans – like the old ones – propose a large restaurant immediately adjacent to one of the buildings comprising Royal Quays. As such, its entrances, patio and kitchen exhausts will be situated mere feet away from the living room and bedroom windows of ten suites in Royal Quays (including mine). Further, while, perhaps, the disturbance from the noise may be restricted largely to those ten suites, given the predominant light southwest winds in the summer, the kitchen odours will envelope the entire neighbourhood.

We would hope that when considering the revised plans, assuming they now have been or soon will be submitted for your approval, you will bear in mind the significant negative impact this facility will have on those living nearby and will impose the strictest standards available to every aspect of the operation of that facility should you see fit to approve the new plans or any subsequent revision to them.

Respectfully,

Don Grovestine



## ROYAL QUAYS

Strata Plan VIS 1889  
c/o Proline Management Ltd.  
201 Burnside Road West  
Victoria BC V9A 1B3

August 4, 2105

Mr. Jim Handy, Senior Planner  
City of Victoria  
1 Centennial Square  
Victoria BC V8W 1P6

Subject: Victoria International Marina

Dear Jim:

Further to your recent meeting with our Walter Creed and Mike Marley, we have received information via Freedom of Information from the Province and other reports that certain inaccurate claims involving Royal Quays have been made by or on behalf of the proponent.

In respect of the 48 parking spaces at Royal Quays leased by the proponent, the proponent's consultant advised the Province on April 14, 2014:

"The final stages of a working agreement with the Strata Corporation are in progress. This includes a shared cost to secure parking spaces so marina users will not have access to the condo building spaces."

We are concerned similar claims may have been made to City representatives. While there were some early discussions in that timeframe to explore potential alternative techniques for securing the residential space, portrayal as "final stages of a working agreement" and cost-sharing seems little more than wishful thinking – especially in light of the decision in the suit the proponent brought against Royal Quays regarding those parking spaces. There are currently no such negotiations underway nor have we been approached by the proponent to open any.

We also understand that the proponent claims now to have the support of a majority of Royal Quays owners and has tendered to the Province an e-mail of dubious origin justifying that claim. The facts of the matter are, at their annual general meeting on May 20, 2009, Royal Quays owners approved the following motion:

"That the strata council be directed to send a letter of opposition to particular government officials responsible for the oversight of the water lots and the harbour to express the opposition of the Royal Quays owners to the proposed Victoria International Marina."

No question of support for or opposition to the marina has been put to the owners since nor has there been any attempt otherwise to assess any change in their general sentiment. While

many owners are undoubtedly relieved that one of the previously-proposed buildings is no longer planned, there is no basis to indicate the owners' position towards the proposed marina generally has softened.

For your information.

Yours truly,

Donald G. Grovestine, President  
Strata Plan VIS 1889 ("Royal Quays")

Cc: Alison Meyer, Assistant Director, Development Services  
Councillor Chris Coleman





VIA EMAIL: [REDACTED]

October 10, 2015

To Whom It May Concern:

**RE: VICTORIA HARBOUR MARINA PROTEST**

I am an extremely concerned paddler from the Ocean River Paddling Club Society ("ORPC") who adamantly disapproves the proposed development of the Victoria Harbour Marina. The goals of our paddling club are to foster the development of recreational and competitive paddling sports in the Victoria area and to encourage and facilitate learning opportunities for all paddlers, which includes safe access to inner/outer harbour waters and the open ocean.

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The size and location of this new marina needs to be reconsidered, especially the location and width of the proposed "paddling canal".

Paddler Name Or PC. Tim Houlahan.

Address: Box 8692 Victoria BC V8W 3S3.

P.S. the attached plan shows the proposed marina located on the Port of Victoria Traffic Management Scheme and the Non motorized space that paddlers, rowers &

1627 Barksdale Drive, Victoria, BC V8N 5A8 SUP users will lose



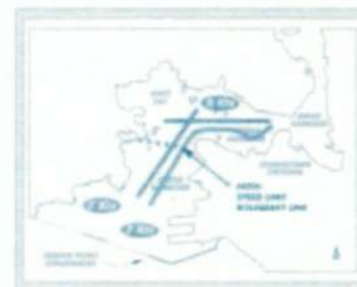
# PORT OF VICTORIA TRAFFIC SCHEME

\* Vessels using inbound/outbound traffic lanes shall  
"KEEP YELLOW BUOYS CLOSE TO PORT AT ALL TIMES".



"PARTNERSHIP IN SAFETY"

This chart does NOT replace the official marine navigational chart 82412 published by the Canadian Hydrographic Service.



## LEGEND

Centre Line Buoy	Red Aid To Navigation Light
Daylight	Regulatory Commencement Point
Flender Pilot	Seaplane Arrival And Departure Route
Smart Aid To Navigation Light	Seaplane Berths
Heavy Traffic - See Edmonds Chart	Seaplane Holding Area
Helicopter Landing Pad	Seaplane Incident Weather Operating Area
Information Buoy	Seaplane Tide Marker
Pumpout Facility	Stroke Light
Recommended Area For Motor Power Driven Vessels	Whitlock
	Speed Limit Boundary Line

NOT TO SCALE



VIA EMAIL: [REDACTED]

October 16, 2015

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Paddler Name

Daniel Miskely

Address:

108 Paddock Place





VIA EMAIL: [REDACTED]

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Paddler Name

Julie Kippen

Address:

4238 Cedar Hill Rd, Victoria, BC V8N 3C5





VIA EMAIL: [FLNR.Minister@gov.bc.ca](mailto:FLNR.Minister@gov.bc.ca); [Bonita.Wallace@gov.bc.ca](mailto:Bonita.Wallace@gov.bc.ca); [mintc@tc.gc.ca](mailto:mintc@tc.gc.ca);  
ryan

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Paddler Name Trent Ronak

Address: 768 Head Str. Victoria BC



VIA EMAIL: [REDACTED]

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Paddler Name

Sandra Renge

Address:

768 Head St. Victoria, BC





VIA EMAIL:

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Paddler Name

D Barry

Address:

Blenkh Sop 3673





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Paddler Name

BRENDA JACKMAN

Address:

4335 Cedar Hill, Victoria BC



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Paddler Name Jordan Pilon

Address: 1627 Barksdale Drive, Victoria BC V8N 5A8

1627 Barksdale Drive, Victoria, BC V8N 5A8





VIA EMAIL: [REDACTED]

October 16, 2015

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Paddler Name Paul Pilon

Address: 1627 Barksdale Drive, Victoria BC V8N 5A8





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Paddler Name RICHARD MAAS

Address: #39-10520 MACDONALD PARK ROAD  
SIDNEY, B.C.

1627 Barksdale Drive, Victoria, BC V8N 5A8



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Paddler Name Marianne Pilon

Address: 1627 Barksdale Drive, Victoria BC V8N 5A8

1627 Barksdale Drive, Victoria, BC V8N 5A8





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Paddler Name LISE BUGEAUD 

Address: 6984E Central Saanich Rd Victoria BC  
V8Z 5B2

1627 Barksdale Drive, Victoria, BC V8N 5A8





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In order for ORPC to continue to provide paddling opportunities to Victorians of all ages, we require a safe environment to pursue our sport. The location of this marina, and in particular the newly proposed "paddling canal", will place our paddlers in an unsafe environment each time they traverse through these waters. The "paddling canal", being only seven meters in width, will not be wide enough to safely handle our six-person outrigger canoes or multiple solo canoes, especially when we often have four six-person outrigger canoes paddling through these waters. For example if a Whitehall 17 row boat, being 5.5 meters in width (including oars), attempts to pass through the paddling canal and meets an outrigger canoe, being 3 meters in width, the two cannot pass each other. One would need to hold up, or potentially back up. This would be further compounded by current, tide or waves providing an unsafe environment, and leading to possible equipment damage and, potential injury to paddlers. Lastly at low tide this route may not be safely passable due to lack of water and rocks.

The size and location of this new marina needs to be reconsidered, especially the location and width of the proposed "paddling canal".

Paddler Name Airhe Sturrock

Address: 844 Gannet Court Victoria BC



VIA EMAIL:

October 16, 2015

To Whom It May Concern:

**RE: VICTORIA HARBOUR MARINA PROTEST**

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Paddler Name

Michelle Mouchy

Address:

277 Bessborough Ave Victoria, BC V8B 1T4





VIA EMAIL:

October 16, 2015

To Whom It May Concern:

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Paddler Name Jane Jackson-Berry

Address: 3673 Blenkinsop Rd,  
Victoria,

1627 Barksdale Drive, Victoria, BC V8N 5A8

## Jim Handy

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**From:** mayorandcouncil@victoria.ca  
**Sent:** Friday, Sep 18, 2015 3:32 PM  
**To:** 'Glenda Ducharme'  
**Subject:** RE: Marina

Dear Ms. Ducharme,

Thank you for your email, it has been shared with Mayor and Council.

The City has not yet received a formal submission for this site; however, staff understand the applicant is expecting to finalize their submission soon. I have filed your email to ensure it is stored with all public feedback received on the application.

Sincerely,

Monica Dhawan  
Correspondence Coordinator  
Citizen Engagement and Strategic Planning  
City of Victoria  
1 Centennial Square, Victoria BC V8W 1P6

T 250.361.0516



-----Original Message-----

From: Glenda Ducharme [REDACTED]  
Sent: Sunday, September 13, 2015 9:51 PM  
To: mayorandcouncil@victoria.ca  
Subject: Marina

Hi. I am in favour of the changes Mr. Evans proposed regarding the marina. This is very important to me as my condo will be looking out at the marina. Thanks. G.Ducharme resident of The a Royal Quays

Sent from my iPhone