



**THE CORPORATION OF THE DISTRICT OF CENTRAL SAANICH**  
**Minutes of the REGULAR COUNCIL Meeting**

**July 22, 2024, 6:35 p.m.**  
**Council Chambers**

**Present:** Mayor Windsor, Councillor Graham, Councillor King, Councillor Newton, Councillor Paltiel, Councillor Riddell, Councillor Thompson

**Staff Present:** Christine Culham, Chief Administrative Officer; Emilie Gorman, Director of Corporate Services/Corporate Officer; Jarret Matanowitsch, Director of Planning and Building Services; Dale Puskas, Director of Engineering; Britt Burnham, Manager of Community Services; Fernando Pimentel, Manager of Finance; Ivo Van der Kamp, Acting Manager of Development Services; Kyle Motiuk, Manager of Parks, Facilities, and Fleet; Pamela Martin, Deputy Corporate Officer; Julie Bull, Planner

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**12. BYLAWS**

**12.2 Development Application Bylaws**

**12.2.1 1934 Hovey Rd – OCP Amendment, Rezoning and Development Permit**

The Acting Manager of Development Services provided an introduction of the application.

The applicant, Chris Quigley from Aryze, responded to questions from Council.

**MOVED AND SECONDED**

*That the meeting be extended past 9:50 p.m.*

**CARRIED UNANIMOUSLY**

**MOVED AND SECONDED**

*That OCP amendment, Rezoning and DP with Variances applications for the project at 1934 Hovey Road be referred to the Advisory Planning Commission and that the Commission be asked to provide comments on:*

- *adaptive design;*

- *seniors housing agreement;*
- *height of the building;*
- *parking proposed, including accessible reduction,*
- *transportation demand management (TDM);*
- *growth targets; and*
- *overall density, including number of units.*

**CARRIED UNANIMOUSLY**

**MOVED AND SECONDED**

*That OCP amendment, Rezoning and DP with Variances applications for the project at 1934 Hovey Road be referred to the Saanich Peninsula Accessibility Advisory Committee for comment.*

Opposed (2): Mayor Windsor, and Councillor Paltiel

**CARRIED (5 to 2)**

**MOVED AND SECONDED**

*That prior to the amendment bylaws being considered for First Reading, the developer be required to provide a traffic impact assessment (TIA) that considers pedestrian and traffic movement in the area. Due to the horizontal curve in East Saanich Road at the development, the assessment should include a review of traffic safety for vehicles exiting Hovey Road, including agricultural vehicles/equipment, with recommendations on improvements. In addition, the TIA should also consider pedestrian movement between the development and Centennial Park.*

**CARRIED UNANIMOUSLY**