



The Corporation of the District of Central Saanich

REGULAR COUNCIL REPORT

For the Regular Council meeting on Monday, April 13, 2026

Re: 1882 Hovey Road – OCP and Zoning Bylaw Amendment (4th Report)

RECOMMENDATION(S):

1. That OCP Amendment Bylaw No. 2255 (1882 Hovey Road) be adopted.
2. That Zoning Amendment Bylaw No. 2254 (1882 Hovey Road) be adopted.

PURPOSE:

This report provides recommendations for Council consideration about adopting the OCP and Zoning Bylaw amendment bylaws for 1882 Hovey Road.

BACKGROUND:

- The OCP amendment and rezoning for 1882 Hovey Road was introduced to Council at a Special (Open) Council meeting held on February 9, 2026: [Feb 09 2026 SCM](#).
- The bylaws were introduced and given First and Second Reading on February 23, 2026: [February 23 2026 RCM](#).
- The bylaws were referred to the Advisory Planning Commission to be reviewed at their meeting on March 4, 2026: [March 4 2026 APC](#).
- A public hearing on the amendment bylaws was held on March 9, 2026: [March 9 2026 RCM](#).
- The bylaws were given Third Reading on March 23, 2026: [March 23 2026 RCM](#). The Zoning Bylaw amendment bylaw was amended by limiting the size of a restaurant to 46 m² (500 ft²) of floor area.

CONCLUSION:

Council gave the bylaws Third Reading on March 23, 2026, and is now being asked to consider adoption of the OCP and Zoning Bylaw amendment bylaws.

Report written by:	Ivo van der Kamp, Senior Planner
Respectfully submitted by:	Kerri Clark, Manager of Development Services
Concurrence by:	Jarret Matanowitsch, Director of Planning and Building Services
Concurrence by:	Christine Culham, Chief Administrative Officer

ATTACHMENTS:

Appendix A: OCP Amendment Bylaw No. 2255 (1882 Hovey Road)

Appendix B: Zoning Bylaw Amendment Bylaw No. 2254 (1882 Hovey Road)