



The Corporation of the District of Central Saanich

REGULAR COUNCIL REPORT

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

Re: 1255 Marchant Rd. – Development Permit with Variances

RECOMMENDATION(S):

That Development Permit with Variances PL001746 for 1255 Marchant Road be authorized for issuance.

PURPOSE:

The applicant is proposing four single-family homes at 1255 Marchant Road. Variances have been requested to increase the number of permitted residential buildings from 2 to 4, reduce the additional setback from ALR parcels from 5 m to 1 m, increase the permitted driveway width from 7 m to 13.5 m, and increase the number of permitted driveways from 2 to 3.

BACKGROUND:

Report from the September 29, 2025 Regular Council Meeting:

[1255 Marchant Road - Development Permit with Variances](#)

CONCLUSION:

The proposal is for four single-family dwellings at 1255 Marchant Road. The property is within the Urban Containment Boundary and under the Residential Neighbourhood (RN) zone. Variances are required for the number of buildings, relaxation of setbacks, and driveway access. The proposal is generally consistent with OCP policies and guidelines for infill development that encourages increasing density within the Urban Containment Boundary.

Report written by:	Laura Li, Planning Technician
Respectfully submitted by:	Kerri Clark, Manager of Planning
Concurrence by:	Jarret Matanowitsch, Director of Planning and Building Services
Concurrence by:	Christine Culham, Chief Administrative Officer

ATTACHMENTS:

Appendix A: Letter of Rationale

Appendix B: Site Context Map

Appendix C: Site and Design Plan

Appendix D: Draft Development Permit

Appendix E: APC Meeting Minutes – Dec. 4, 2025