



Applicant Letter – Purpose of the Zoning Application

To the Town of Esquimalt Planning Department,

I am writing to explain the purpose of my **zoning application** for the property located at **851 Old Esquimalt Road, Victoria, BC V9A 4W9**.

The purpose of this application is to obtain approval to operate a **licensed child care facility** at this location, based on the **Montessori philosophy**. The proposed childcare centre will include two programs:

- An **Infant and Toddler program**, with a capacity of **approximately 12 children**
- A **Preschool program**, with a capacity of **approximately 16 children**

The childcare centre will serve children from **1 year to 5 years of age** and will operate during regular weekday hours, approximately **8:00 a.m. to 5:00 p.m.**

During the zoning approval process, the property will remain **closed and unused**. **No renovations or construction work will take place until zoning approval is granted**. Once approved, all renovations will be completed in full compliance with **municipal regulations, building codes, and Island Health child care licensing requirements**.

To address traffic flow and parking considerations, **all parent pick-up and drop-off will take place in the church parking lot**, which provides adequate space and safe access for vehicles. **Arrival and departure times will be staggered by program** to reduce congestion and minimize any impact on surrounding streets. **Qualified staff will be present at all times** to supervise arrivals and departures and ensure safe and orderly transitions for children and families.

The childcare programs will operate **primarily indoors**, with minimal impact on the surrounding neighborhood in terms of noise or traffic. The proposed use is designed to integrate respectfully into the existing community while maintaining a calm, organized, and safe environment.

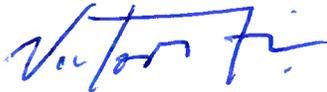
This childcare facility is proposed in response to the **significant and ongoing demand for licensed child care spaces** in the community, particularly for infant, toddler, and

preschool-aged children. The program will support local families and working parents by offering **affordable child care fees**, as the centre will participate in **government-funded programs** designed to reduce costs for families.

The childcare programs will be **based on the Montessori philosophy**, providing **high-quality early learning** in a safe, nurturing, and educational environment. In addition, the centre will **create new local employment opportunities**, offering **competitive wages and benefits** for qualified early childhood educators, contributing positively to the local economy and community.

Thank you for your time and consideration of this application. Please feel free to contact me should you require any additional information.

Sincerely,



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