

**TOWNSHIP OF ESQUIMALT**

# **622 Admirals Rd S.219 Covenant Modification**

# Purpose

Modify S.219 Covenant to permit a commercial space within the ground floor of the existing Congregate Care Senior Citizens' Apartments

# Location



# Proposal

## Admirals Rd Elevation



**1 ADMIRALS ROAD ELEVATION**  
A\_CA 03 SCALE 1 : 250



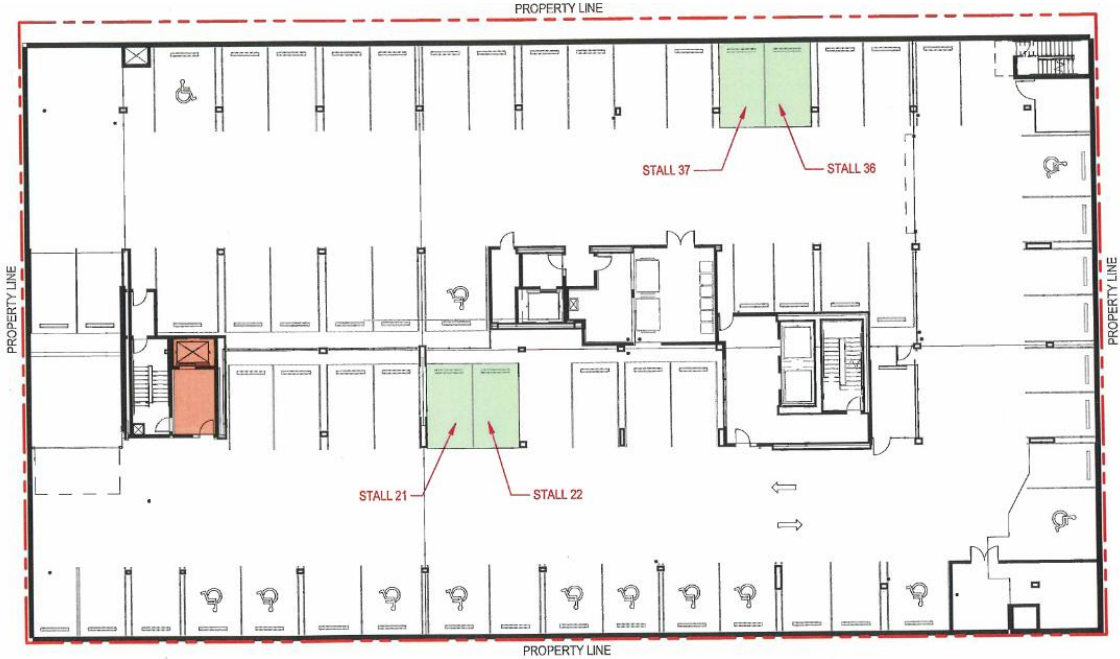
- PROPERTY LINE
- UNIT 113 - STORAGE/SERVICE
- UNIT 113 - OPEN AREA
- PUBLIC ELEVATOR
- ALLOCATED PARKING SPACES  
(4 SPACES IN TOTAL) REFER TO DWG  
A\_CA 02

**LEGEND 1**



# Proposal

## Parkade Level 1



1 PARKADE LEVEL P1 - FLOOR PLAN  
A\_CA 02 SCALE: 1:250



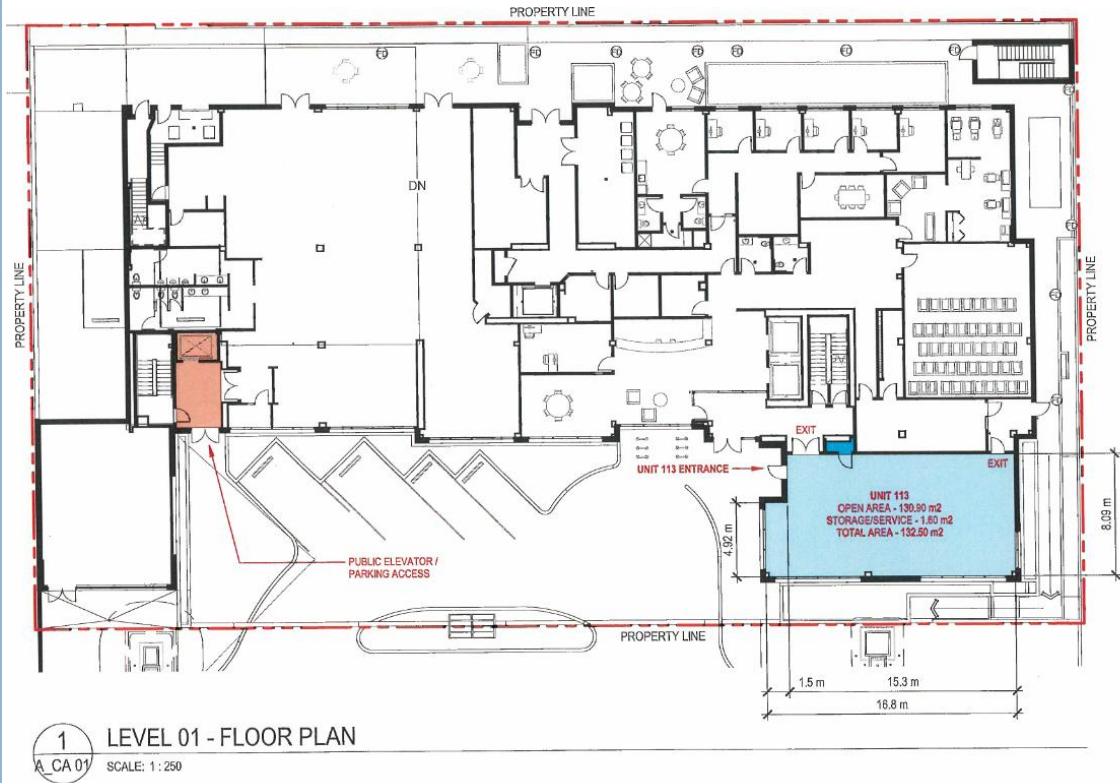
- PROPERTY LINE
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- ALLOCATED PARKING SPACES  
(4 SPACES IN TOTAL) REFER TO DWG  
A\_CA 02

LEGEND 1



# Proposal

## Level 1 Floor Plan



- PROPERTY LINE
- UNIT 113 - STORAGE/SERVICE
- UNIT 113 - OPEN AREA
- PUBLIC ELEVATOR
- ALLOCATED PARKING SPACES  
(4 SPACES IN TOTAL) REFER TO DWG  
A\_CA 02

LEGEND 1

## Next Steps

Should Council direct staff to modify the S.219 Covenant, staff will engage legal counsel to prepare all the required amendments to permit the commercial use, and staff will then see that the covenant modification gets executed and registered on title.

# Recommendation

That Council direct Staff to modify the existing S.219 Covenant CA3608095 to permit health care or medically related ground floor commercial space within the 180m<sup>2</sup> of first floor as described within Staff Report No. DEV-25-048.