



H A Z L E T T H O M E S

**April 3, 2025**

The Corporation of the Township of Esquimalt  
Municipal Hall - 1229 Esquimalt Road  
Victoria, B.C. V9A 3P1

**Re: 868 Old Esquimalt Road  
Rezoning Application for new triplex and 4-plex**

**Attn: Planning Department and Development Services**

Hazlett Homes and Outline Home design thank you for receiving this rezoning application for 868 Old Esquimalt Road. As you will see this proposal is in conformity with the OCP Future land use plans for this site.

The seven proposed townhomes will be marketed towards families. The location, design, and projected cost of ownership will be in line with middle income families. This means that this development will be a step towards the amelioration of so called missing middle housing shortage. One unit will be sold as a below market value unit at 80% of market value.

The stated aim of Hazlett Homes is to construct homes through infill development in which units are, by virtue of their location, size, and design; liveable, sustainable and fairly-priced. The seven proposed home's proximity to parks, amenities and places of work will reduce reliance on cars and reduce the temporal and psychological drains of commuting by car. This in turn will promote local living, which is more affordable; healthier; impacts the environment less; and fosters healthy, vibrant communities.

Hazlett Homes in conjunction with Outline Home Design have worked hard to create a thoughtful, liveable home designs that will create functional spaces for families. This includes 6 of 7 units with three bedrooms. This development will provide 7 enclosed, EV ready parking spaces as well as 2 visitor spaces.

Grounds will be thoughtfully landscaped and will include the required 6 metre by 6 metres open green space; and each unit will have a private fenced outdoor space.

Thank you for your consideration

Andrew Mills  
Hazlett Homes