

Fort Street condo closer to a reality

Sawyer Sewing Centre redevelopment moved to public hearing; 45 condo proposal to be rezoned

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Times Colonist

Sunday, May 21, 2006

The former Fort Street location of Sawyer Sewing Centre is slated for redevelopment that would include new condominium units at the rear and an additional storey on the existing building.

Victoria council gave Three Point Properties permission this week to take the proposal to a public hearing.

The Downtown Residents' Association Land Use Committee said in a report to council that it is "pleased with this downtown infill project and the rehabilitation of a notable old building."

The plan calls for two four-storey residential units in the rear of the property, and an additional residential unit at the rear of the existing building at 840 Fort St.

The storefront would remain available for commercial use.

A central courtyard, visible from the street and featuring a waterfall to mask the sounds of the city, would be tucked in the centre of the complex.

Three Point Properties owns the 592-hectare Bamberton property. Along with developers Dan Robbins and Dennis Rogers it also is building 19 townhouses on a long-vacant site of Victoria's onetime Immigration Building in James Bay.

Founded three years ago and headed by Three Point Motors car dealer Jack Julseth, the company also refurbished the Scott Building at Douglas Street and Hillside Avenue.

Meanwhile, a proposal that would see an office building at 947 Fort St. demolished and a 45-unit condominium with retail spaces on the street level built in its place will go to a public hearing for a rezoning.

City staff recommended that the application be denied. Coun. Geoff Young was the lone opposing vote to moving the project forward, saying it "was trying to squeeze too much into it."

The property would have to be rezoned to allow for a higher density and height than currently allowed.

Coun. Pam Madoff said there was more work to be done on the building design but that the project "would go a long way to improve Meares Street."

If the project is approved, two townhouses behind the Fort Street condominium would front Meares Street, which runs parallel to Fort.