

# Colwood Connection

Showcasing our spectacular seaside community and encouraging you to get involved.

Fall 2023

Lagoon Reflections by Keith Finnie

Thinking of adding a suite?  
It's easier than you think.

## BC is offering forgivable loans

Get up to **\$40,000**  
toward building a new  
affordable rental suite  
in your home.



If you have been thinking about adding a secondary suite to your home in Colwood, now might be a good time to accelerate your plans.

Colwood is here to help residents navigate the process and prepare an application for funding.

An interest free loan will help homeowners create a new secondary suite on their property, and if rented out for below market value, the loan becomes forgivable.

Homeowners who qualify will receive 50% of the cost of renovations, up to \$40,000.

The affordable rent limit for a 1-bedroom suite in Victoria is \$1300. If the average rent for a 1-bedroom apartment on the West Shore is in the range of \$1600, that's an estimated \$300 difference in income. However, if you consider the borrowing costs to build a suite without the incentive program, and the potential to rent at full market value after the five-year requirement ends, this funding may help to make your project revenue positive for you.

[www.Colwood.ca/SecondarySuites](http://www.Colwood.ca/SecondarySuites)

## What will it take to be Climate Action leaders?

Colwood aims to be a leader in climate action and a community powered by renewable energy. To achieve this, each decision made by the City will consider climate risk and emissions, and we'll seek to maximize social and economic co-benefits in every instance. Building our community's resilience is a top priority. This includes supporting vulnerable residents as well as prioritizing nature-based solutions to preserve our natural environment.

Six pathways for climate action will help us achieve our goals for becoming net zero, building climate resilience, and maximizing co-benefits:



**Municipal Leadership**



**Transportation & Complete Communities**



**Building & Infrastructure**



**Biodiversity & Nature-Based Solutions**



**Food & Zero Waste**



**Community Well-Being & Eco-Innovation**

## Colwood's biggest sources of emissions are passenger vehicles and residential buildings

As a City and as residents we can take steps to:

- use gas powered vehicles less often and choose to walk, cycle, take transit, or shift to electric vehicles
- upgrade to a heat pump for home heating - rebates and information are available through the Home Energy Navigator at [homeenergynav.ca](http://homeenergynav.ca)

**By 2024, 36% of the City's fleet is projected to be zero emission, and newly built homes will be required to have a heat pump.**

Urgent action by the City of Colwood is necessary, as well as by each of us. By urgently reducing emissions now, we can reduce irreversible future impacts while improving our health and well-being, saving money, preserving our natural environment, and protecting quality of life for future generations.

[www.Colwood.ca/ClimateAction](http://www.Colwood.ca/ClimateAction)



[www.Colwood.ca](http://www.Colwood.ca) | 3300 Wishart Road | Colwood, BC | V9C 1R1 | 250.478.5999

## Building a safe cycling and pedestrian crossing over Sooke Road in Colwood

It's about to get easier to walk and cycle in and around Colwood!



The contract has been awarded for the design and construction of a new Galloping Goose bridge over Sooke Road near Ocean Boulevard.

**Funding:** The project received a federal grant of \$3.6M and the City has been setting budget aside in a reserve fund to cover the remaining project costs.

**Design:** The bridge rendering shown here will be enhanced with post-tensioned cable fencing and natural wood railings, under lighting, black powder-coated fencing on the approach, and stamped concrete with a rock pattern. The City also hopes to work with local Indigenous artists to incorporate Lekwungen art into the approach on each side of the bridge.

**Intersection Upgrade:** The Galloping Goose crossing at Wale and Wilfert Roads will be improved with a fully signalized intersection, a diagonal shared crossing, bike lane protection, extension of sidewalks, and safer turning movements for large vehicles.

**Timeline:** Once detailed designs are finalized, the project management contract is in place, and preliminary underground utility and road works are complete, the bridge construction timeline is estimated at 28 weeks, targeting full project completion in advance of the 2026 funding deadline.

More: [www.Colwood.ca/GooseContractAward](http://www.Colwood.ca/GooseContractAward)

## Provincial pressure to add more housing

As provincial pressure increases for municipalities to add new housing, Colwood is guided by its Official Community Plan which outlines areas of intended growth along arterial routes like Sooke Road, Veterans Memorial and Latoria Boulevard.

The community's OCP specifies transit growth areas as well as neighbourhood areas, commercial areas, and hillside & shoreline areas. As property owners make changes to their property, the City works to preserve connections to nature, create enjoyable public places, and enhance transportation options.

Where can you find information about development activity?

Go to [www.colwood.ca/DevelopmentActivity](http://www.colwood.ca/DevelopmentActivity).

Watch for an improved development tracker to provide easier access to development information.

### EXAMPLES OF APPLICATIONS IN PROCESS

- 2361 Sooke Road at Veterans Memorial - 2 retail buildings and a car wash
- 2324 Sooke Road - proposal for a 6 storey apartment building with 67 units
- 532 Latoria Road - proposal for 10 townhomes and 2 multi family buildings with 180 units
- 3211 Jacklin Road - Rezoning to enable a mixed use building with 52 units and ground floor commercial of 485 meters square
- 594 Latoria Road - Mixed use building with 138 units and ground floor commercial/amenity
- 681 Allandale Road - Commercial Retail Centre
- 3461 Veterans Memorial Parkway - 4 apartment buildings with 280 units with park & trail improvements

## Increasing access to health care in Colwood



Health is one of the themes Colwood Council asked residents about at the Ideas Fair this past spring.

Council then took your feedback to the Minister of Health and together our teams are working to improve access to health care for Colwood residents in two main ways:

- supporting the re-establishment of a walk-in medical clinic in our community, and
- exploring strategies for attracting more primary health care providers to Colwood.



## Wildlife Rules!

### Tips for living in a wildlife area

We are fortunate to be connected to nature in Colwood. From time to time we might catch sight of a bear or cougar passing through.

#### If you see a bear:

- Do not run, back away slowly
- Speak in a calm voice

#### Don't give bears a reason to stick around!

- Secure your garbage well
- Clean the tasty bits off your BBQ
- Pick up fallen fruit and berries

**WILDLIFE AREA**

We're fortunate to be connected to nature in Colwood. Wildlife such as black bears, cougars and other animals are part of the coastal ecosystem. From time to time we may catch a glimpse of these animals in natural areas.

**IF YOU SEE A BEAR**

- Do not make eye contact.
- Do not run. Back away slowly.
- Speak calmly to the bear.

**IF YOU SEE A COUGAR**

- Pick up small kids and pets.
- Do not run. Back away slowly.
- Make yourself big and be loud.

**CONTACTS**  
Emergency: 911  
Conservation BC: 1-877-952-7277

**WARNING**  
Dangerous wildlife is sometimes spotted in this area. Use caution and follow safety guidelines.



Learn more at [www.Colwood.ca/WildAnimals](http://www.Colwood.ca/WildAnimals)

## GOCO: Share your commute!

### Have you downloaded the free GOCO ridesharing app yet?

GOCO makes it easy to connect with neighbours going your way, while helping to reduce the number of cars on the road, ease traffic congestion, reduce parking woes, and lower our community's greenhouse gas emissions.

Cost sharing is easy with GOCO. Rather than having to ask passengers to contribute, it's all managed when drivers and passengers connect on the app.

It's not only for drivers! Connect with other walkers and cyclists.



The app encourages neighbours to share their walking or cycling routes and experiences. And it can be used as a platform for fun commuter challenges and contests to encourage active transportation. Watch for the City's next challenge and be sure to get involved.

Get the GOCO app on Google Play or the Apple App store and start sharing your commute!

[www.Colwood.ca/GOCO](http://www.Colwood.ca/GOCO)

## Septic or Sewer? Understanding considerations

The Sewer Master Plan update was recently endorsed by Council to guide planning and inform how service could be expanded throughout Colwood.

There are many complex factors to understand should the City consider a phased expansion of sewer service throughout the City:



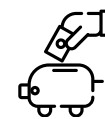
**Soil Percability** – many areas in Colwood have excellent soil percability making septic systems effective, affordable, and environmentally friendly. Areas that are rocky may offer lower absorption and drainage, making services more challenging.



**Existing Infrastructure** – areas adjacent to existing sewer infrastructure may make new sewer connections feasible and cost effective.



**Expected Growth** – areas identified for growth in the Official Community Plan where new developments would be required to add sewer service may offer cost effective expansion opportunities.



**Cost** – the cost to sewer the entire community is estimated to be in the range of \$103 million, which would need to be implemented over the next 20+ years. Creating a potential phased approach would allow the City to apply for grants that may become available.

[www.Colwood.ca/Sewers](http://www.Colwood.ca/Sewers)

## Steps to completion of the Latoria Roundabout



The roundabout is expected to open in December, allowing time for coordination with Provincial and Federal regulators to ensure the protection of Latoria Creek, as well as with BC Hydro to upgrade service for current and future residents.

Work planned in the coming months:

OCTOBER – completion of hydro upgrades, prep/concrete for curbs/sidewalks

NOVEMBER – road works to prep for paving

DECEMBER – pave and open to road users

SPRING 2024 – landscaping & finishing

[www.Colwood.ca/Roads](http://www.Colwood.ca/Roads)

## Prepare for rainy days

After a very dry summer, use these tips to help prepare for the rainy season ahead!

- keep your gutters clean - ensure water can flow freely to prevent potentially damaging clogs and backups
- monitor catch basins - know where the drains around your home are and avoid water build up by raking away blockages
- maintain your yard - trim back any trees or bushes that are close to your home and dispose of them at Colwood's Branch Drop Off on Saturdays.

[www.Colwood.ca/StormWater](http://www.Colwood.ca/StormWater)

## Connect with Colwood!



Report an issue at [Colwood.ca/ActionRequest](http://Colwood.ca/ActionRequest)



Subscribe for email updates at [Colwood.ca/Subscribe](http://Colwood.ca/Subscribe)



Follow @CityofColwood on Facebook, Twitter & Instagram



Thanks for helping make this a summer full of fun



We've enjoyed a summer full of musical performances with people of all ages grooving to great local artists while enjoying some fresh air and connecting with neighbours.

It was also a first for the Eats & Beats Beach Party in a new location at The Beachlands, with thousands of happy guests helping us make the shift. The exciting vision for parks, plazas, and gathering places at The Beachlands will support amazing events in years to come. We're grateful to everyone who was part of the fun.

Thank you to the many talented artists, chefs, baristas, mixologists & servers, market vendors, and of course YOU, our attendees, for making Colwood's summer events feel positive, welcoming, engaging, and energizing. [www.Colwood.ca/Events](http://www.Colwood.ca/Events)

## Colwood Christmas Light Up Celebration

Tuesday, December 5  
6:00pm - 8:00pm  
Colwood City Hall



## Let's Talk: Involving you in decisions that matter



**Active Transportation** The Draft Active Transportation Plan describes how we can make it easier for cyclists, pedestrians, and people with disabilities to travel in and through Colwood, improve safety, and meet climate targets.

**Latoria Visioning** Property owners in the Latoria North area have expressed interest in developing. The City has gathered public feedback to help create a vision that protects natural assets like Latoria Creek, accommodates multiple modes of transportation and guides future growth.

**Household Prosperity Survey** Coming soon! A chance to talk about your experience of life in Colwood.

**Urban Forest Plan** Biodiversity loss and climate change are interconnected crises. Colwood is taking steps to increase biodiversity in Colwood and employ nature-based solutions for climate action and other co-benefits.

**Pesticide Use** Do you use weed killer or other pesticides on your lawn? Do you feel there are benefits to pesticide use? Would you support banning the use of cosmetic pesticides in Colwood? Fill out a quick survey to share your feedback.

**Council's Draft Strategic Plan** Watch for your opportunity to comment on Council's Draft Strategic Plan.

Share your thoughts at [LetsTalkColwood.ca](http://LetsTalkColwood.ca)

## Community Connections

**West Shore Parks & Recreation**  
1767 Island Highway, 250-478-8384

**Juan de Fuca Public Library**  
1759 Island Highway, 250-940-4875

**School District 62**  
3143 Jacklin Road, 250-474-9800

**West Shore Child, Youth & Family Centre**  
345 Wale Road, 250-391-4320

**Pacific Centre Family Services Association**  
324 Goldstream Avenue, 250-478-8357

**Juan de Fuca Seniors (55+) Association**  
1767 Island Highway, 250-474-8618

## Branch Drop-Off

**PUBLIC WORKS 8:30am - 4:00pm**

Every Saturday March thru November

Every second Saturday in December thru February

[www.colwood.ca/BranchDrop](http://www.colwood.ca/BranchDrop)

## City Meeting Information

[www.colwood.ca/Meetings](http://www.colwood.ca/Meetings)

## Action Requests

Notice a street light out?

A mess in the park? An issues on the roads?  
Reach the team that is best able to take action

[www.colwood.ca/ActionRequest](http://www.colwood.ca/ActionRequest)

## Let's Talk Colwood

The online place to share your thoughts about many initiatives that will shape our community. Let's Talk!

[LetsTalkColwood.ca](http://LetsTalkColwood.ca)

## City Hall Closures

Remembrance Day - Nov 13

Christmas Closure - Dec 25 to Jan 2

Dates may be subject to change after publication.

Please confirm all dates at Colwood.ca



We love to hear from you.

Subscribe at [Colwood.ca/Subscribe](http://Colwood.ca/Subscribe) and follow @CityofColwood on Facebook, Twitter & Instagram.

[www.Colwood.ca](http://www.Colwood.ca) | 3300 Wishart Road | Colwood, BC | V9C 1R1 | 250.478.5999