

Temporary Use Criteria

Temporary uses are generally short term in nature (one research funding cycle, and no later than the year 2030), have low impact to the land, and support the academic mission of the university. The temporary use criteria identified below will guide the review, approval and management of future temporary uses at Cedar Hill Corner.

1. The activity or use supports the academic mission and the Strategic Framework of the university and is consistent with Campus Plan directions;
2. The activity or use is temporary in nature, in that it will allow for the university's future development in the property including academic expansion, housing, sports and recreational facilities and any special opportunity uses that may arise;
3. The activity or use will not adversely impact the current university uses of the property;
4. The land area devoted to the activity or use is only the minimum necessary to support the activity;
5. The activity or use will have no adverse environmental effects on the property or surrounding properties resulting from noise, vibration, discharges, air pollution, glare and odour, unless such impacts can be mitigated in a manner that meets university standards;
6. Visual impacts are minimized;
7. Any storm water drainage impacts are addressed in accordance with the direction provided in the University of Victoria Integrated Stormwater Management Plan;
8. New vehicle or pedestrian traffic movements are created will not conflict with existing temporary uses;
9. The activity or use does not directly or indirectly contribute to environmental degradation of the upper Hobbs Creek forested area at the west edge of the parcel;
10. Compliance with applicable District of Oak Bay regulations and requirements can be achieved;
11. Any temporary buildings or structures should be compact in form with simple, efficient designs;
12. The activity or use should be of a nature that allows for the costs and arrangements that may be ultimately required to dismantle or remove the use from the parcel to be minimized;
13. The activity or use is not suitable in other areas of campus;
14. The activity or use is respectful of neighbours;
15. Funding to support the new activity or use includes the resources and cost to dismantle and/or remove the use; and
16. Annual reports on the use will be submitted to the Office of Campus Planning and Sustainability.

