



Nigel Valley Redevelopment

SAANICH

VISION STATEMENT

A thriving and inclusive community where
“ everyone feels at home and connected. ”



BC Housing and four not for profit housing partners are working together to revitalize and regenerate lands within Saanich’s uptown core. This mixed-use redevelopment aims to create a thriving and inclusive community with a range of accessible housing types, amenity spaces and employment opportunities. The mixed-use development would include approximately 123,000 square feet of community program space and approximately 800 housing units across five developments. The regeneration of this site would create homes across the housing continuum including affordable, assisted living, independent living and long term care serving a variety of people including seniors, families, and adults with a wide range of abilities.

Through thoughtful environmental design, this project aims to create resilient affordable urban housing, alongside green spaces to promote the growth of an inclusive dynamic neighbourhood. In addition to multiple housing types, this redevelopment would add pedestrian and bike paths, a public park and plaza, commercial units and community programming space.

The project is currently underway with vital civil and infrastructure works already taken place. The Broadmead Care building began construction in March 2022 and is expected to be completed by spring 2025. The GVHS construction will begin in May 2022 with an estimated completion time of spring 2026. This large scale development will continue in phases, with the project timelines for each building being added to the website as they are confirmed.



An artist's rendering of the new Nigel House

Approx.
800
HOMES

+630
INCREASE IN UNITS

March 2022
CONSTRUCTION START

2030
ESTIMATE COMPLETION DATE

OVERVIEW



Battin Fielding Apts, 880 Vernon Ave
Market units, address to be determined

305

homes (increase of 245)

Contact:

BC Housing

BC Housing Community Relations Team
communityrelations@bchousing.org



New Nigel House, 851 Nigel Ave

Construction began March 2022
Expected completion spring 2025

88

homes (increase of 62)

Contact:

Broadmead Care

Broadmead Project Team
info@broadmeadcare.com

123,000 sq.ft

COMMUNITY PROGRAMMING

Approx. 1,800 sq.ft

COMMUNITY PARK

Approx. 9,600 sq.ft

PUBLIC PLAZA

Commercial units

Pedestrian walkways

Bike paths

Local employment opportunities

COMMUNITY BENEFITS



Garth Homer Society

813 Darwin Avenue

90

homes

+123,000 sq ft
Programming space

Contact:

Garth Homer Society

Geoffrey Ewert, CEO
gewert@garthhomersociety.org



Darwin Apts, 801 Darwin Ave
Newbridge Apts, 843 Nigel Ave

245

homes (increase of 182)

Contact:

Island Community Mental Health

Chris Forester, Executive Director
chris.forester@icmha.ca



856 Nigel Ave Construction begins
summer 2022
Expected completion spring 2026

70

homes (increase of 52)

Contact:

Greater Victoria Housing Society

GVHS Communications
info@greatervichousing.org