

Regular Meeting – A.M.

April 30, 2001

A Regular Meeting of the Municipal Council of the City of Kelowna was held in the Meeting Room No. 3, 1435 Water Street, Kelowna, B.C., on Monday, April 30, 2001.

Council members in attendance were: Mayor Walter Gray, Councillors A.F. Blanleil, R.D. Cannan, B.A. Clark, C.B. Day, B.D. Given, R.D. Hobson\*, J.D. Nelson and S.A. Shepherd.

Staff members in attendance were: City Manager, R.A. Born; City Clerk, D.L. Shipclark; Director of Finance & Corporate Services, C.P. Kraft\*; Director of Planning & Development Services, R.L. Mattiussi\*; Director of Works & Utilities, J. Vos\*; Director of Parks & Leisure Services, D.L. Graham\*; Deputy Director of Finance, P.A. Macklem\*; Cultural Services Manager, I. Forsyth\*; Transportation Manager, R.W. Westlake\*; Civic Properties Manager, H.R. Hyatt\*; Traffic & Transportation Planning Engineer, K. Gauthier\*; Deputy City Clerk, A. Flack\*; and Council Recording Secretary, B.L. Harder.

Guests: Peter Dandyk and Adrian Lao both of PBK Architects from Vancouver.

(\* denotes partial attendance)

1. CALL TO ORDER

Mayor Gray called the meeting to order at 9:05 a.m.

2. Councillor Clark was requested to check the minutes of the meeting.

3. RESOLUTION CLOSING THE MEETING TO THE PUBLIC

Moved by Councillor Nelson/Seconded by Councillor Given

**R321/01/04/30** THAT this meeting be closed to the public, pursuant to Secs. 242.2(1) (c) (f) (i) and (j) of the *Local Government Act* for Council to deal with matters relating to the following:

- labour relations
- law enforcement
- legal advice
- 3<sup>rd</sup> party interests.

4. ADJOURN TO CLOSED SESSION

The meeting adjourned to closed session at 9:05 a.m.

5. RECONVENE TO OPEN SESSION

The meeting reconvened to open session at 10:22 a.m.

5.1 Dehart School/Central Elementary/KSS/Martin Elementary

- Brief discussion about potential use of space at Dehart School by Okanagan Institute of Learning by Seniors and the Friends of the Library if the school is not needed for educational purposes by the School District
- Staff are working with the School District to negotiate something re the land at KSS and Martin Elementary.
- A lease document will be sent to the School District for their use of Central Elementary.

The guests from PBK Architects joined the meeting at 10:40 a.m.

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6. Consultant Presentation re: Status of the Chapman Parkade Reconstruction

Staff:

- One way couplets impact how the building is designed.
- Council needs to make a decision on whether to proceed with a building design that can accommodate changes to the current traffic patterns or to proceed with a design based on Lawrence Avenue remaining a one-way street.
- Targeting for completion of the parkade reconstruction by June 2002.

Peter Dandyk:

- Showed a conceptual drawing of the proposed 4-storey structure and highlighted aspects of the building design.
- Confident the reconstruction can be completed on budget.
- Of the options considered, option 1 was preferred by the Kelowna Parking Advisory Committee but option 6 was created at the committee's request to show how the parkade could be designed to accommodate potential road changes from 2-way to one-way streets or vice versa. For option 6 to work the parkade has to exit onto the lane as it currently does. For option 1 to work Lawrence Avenue would have to remain a one-way street. Option 6 is workable but Option 1 would be preferred.
- Option 6 would result in 30 less parking stalls than would be achievable with Option 1.

Adrian Lao:

- Showed the two options and explained the consequences of proceeding with option 6 compared to option 1.

Council:

- A variance may be required to address daylighting issues and the lane width.
- The Kelowna Parking Advisory Committee has identified issues of concern with Option 6 (i.e. all traffic exiting onto the lane, difficulty turning left from the lane onto Water Street, compromised security with the commissionaires having two points of entry/exit to watch instead of one).
- With the existing one-way road configuration, the issues of concern identified by the Parking Committee go away.

Peter Dandyk:

- Shares the concerns raised by the Parking Committee.
- Will meet with the Heritage Advisory Committee and Access Awareness Team to explain the building design and obtain their input.

Adrian Lao:

- City Planning staff are comfortable that a daylighting variance would not be required as the intent of the Zoning Bylaw was not to put a limit on the height of the buildings but to say that no more than 4 storeys would be permitted.
- May 14<sup>th</sup> is the latest possible date for Council to select an option and still meet the June 2002 date for completion of the project.

Council:

- Suggest a key be available through the commissionaires' office so that the washroom can be shared with the public.

Staff:

- Will present the options to the Downtown Kelowna Association followed by open houses at the Royal Anne Hotel on May 7<sup>th</sup>.
- Will report back to Council with a recommendation on May 14<sup>th</sup>.

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7. TERMINATION

The meeting was declared terminated at 12:13 p.m.

Certified Correct:

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Mayor

City Clerk

BLH/am