
CITY OF KELOWNA
MEMORANDUM

Date: January 16, 2002
File No.: (3360-20) **HA02-001**

To: City Manager

From: Planning & Development Services Department

Subject:

APPLICATION NO. HA02-001

OWNER: JOEL AND MARIE
PRICHARD

AT: 547 CARAMILLO CRT

APPLICANT: PROVINCIAL RENTAL
HOUSING CORPORATION

PURPOSE: TO SEEK COUNCIL AUTHORITY TO HAVE MAYOR AND
CLERK EXECUTE A HOUSING AGREEMENT

EXISTING ZONE: RU1 – LARGE LOT HOUSING

REPORT PREPARED BY: PAUL McVEY

SEE ATTACHED FACT SHEET FOR COMPLETE APPLICATION DETAILS

1.0 RECOMMENDATION

That the Planning and Development Services Report of January 16, 2002 be received for information;

AND THAT Staff be directed to prepare the necessary bylaw authorizing the City to enter into a housing agreement with the Provincial Rental Housing Corporation to ensure that the development will be reserved for Special Needs housing.

2.0 SUMMARY

The Provincial Rental Housing Corporation is proposing to use the subject property for a Group Home – Minor secondary use for special needs housing. As part of the licensing requirement for a Group Home – Minor secondary use, it is necessary for the proponent to be licensed under the Community Care Facilities act and to have a Housing Agreement registered on title.

3.0 PLANNING AND DEVELOPMENT SERVICES DEPARTMENT COMMENTS

The Planning and Development Services Department does not have concerns with the proposed use of the subject property for special needs housing. The Housing Agreement is a requirement of the City of Kelowna Zoning Bylaw to permit the use of the

dwelling for a Group Home – Minor as a secondary permitted use within the RU1 – Large Lot Housing zone. The applicant has worked with Planning staff to structure the Housing Agreement in a format that is acceptable to both parties.

In light of the above, the Planning and Development Services Department supports this proposal, and recommend for Council's positive consideration.

Andrew Bruce
Current Planning Manager

Approved for inclusion

R.L. (Ron) Mattiussi, ACP, MCIP
Director of Planning & Development Services

PMc/pmc
Attach.

FACT SHEET

- | | |
|-------------------------------------|--|
| 1. APPLICATION NO.: | HA02-001 |
| 2. APPLICATION TYPE: | Housing Agreement |
| 3. OWNER: | Joel and Marie Prichard |
| · ADDRESS | 547 Caramillo Ct. |
| · CITY | Kelowna, BC |
| · POSTAL CODE | V1V 1R1 |
| 4. APPLICANT/CONTACT PERSON: | Provincial Rental Housing Corp. |
| · ADDRESS | Ste 601 – 4555 Kingsway |
| · CITY | Burnaby, BC |
| · POSTAL CODE | V5H 4V8 |
| · TELEPHONE/FAX NO.: | |
| 5. LEGAL DESCRIPTION: | Lot 9, Sec. 32. Twp 26. O.D.Y.D.,
Plan KAP58245 |
| 6. SITE LOCATION: | NE Corner of Caramillo Ct |
| 7. CIVIC ADDRESS: | 547 Caramillo Ct. |
| 8. AREA OF SUBJECT PROPERTY: | 1079 m ² |

Attachments not part of electronic copy;

Site Plan

Attachments

Subject Property Map

