
CITY OF KELOWNA

MEMORANDUM

Date: January 20, 2003
File No.: 0655-20
To: City Manager
From: Planning and Development Services Department
Subject: City of Kelowna 2002 Development Statistics
Report prepared by Trevor J. Parkes, Spatial Data Analyst/ Planner
– Long Range

RECOMMENDATION:

THAT the Planning and Development Services Department report dated January 20, 2003 be received by Council for information.

DISCUSSION:

The attached Development Statistics report summarizes the number and location of residential, commercial, industrial and institutional building permits issued for the year 2002. For comparison, the report also provides similar information for the previous decade.

The Planning and Development Services Department has been preparing the Development Statistics report since 1987. Compiling this information provides an opportunity to assess how the City is managing to meet Official Community Plan future land use objectives and policies. The attached report provides such information in some detail. The following is a summary of recent trends:

- Residential building permits were issued for 1083 units in 2002. Over the past five years permits were issued for an average of 757 residential units. The 1995 OCP anticipated an addition of 1733 units for 2002. The draft OCP revised this objective, projecting 1128 units for 2002.
- The 1995 OCP states that the City will support a gradual increase in new multiple residential development toward a 67% multiple unit / 33% single unit share. The draft OCP has revised this objective to a 53% multiple unit / 47% single unit share. In 2002, the split was 36 % multiple unit / 64% single unit share. Since 1993, the average split has been a 42% multiple unit / 58% single unit share.

- The OCP states that, within Urban Centres, the City will encourage commercial, institutional and higher density forms of residential development. Since 1998, 66% of the approved commercial developments, 12% of the approved institutional developments and 44% of the approved multiple unit residential developments have occurred within these areas.
- The OCP states that the City will focus future industrial development in the Highway 97 corridor, the North End and the Beaver Lake areas. Since 1998, 99% of the approved industrial developments have occurred within these areas.

The attached Development Statistics summary provides further details on the 2002 building activity and will be posted on the city's web page for public information.

Signe K. Bagh, MCIP
Long Range Planning Manager

Approved for inclusion

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

TJP/
Attach.