

A Public Hearing of the Municipal Council of the City of Kelowna was held in the Council Chamber, 1435 Water Street, Kelowna, B.C., on Tuesday, September 2, 2003.

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, E.A. Horning and S.A. Shepherd.

Staff members in attendance were: City Manager, R.A. Born; Deputy City Clerk, S.C. Fleming; Director of Planning & Corporate Services, R.L. Mattiussi; Manager of Development Services, A.V. Bruce; and Council Recording Secretary, B.L. Harder.

(\* denotes partial attendance)

1. Mayor Gray called the Hearing to order at 7:03 p.m.
2. Mayor Gray advised that the purpose of the Hearing is to consider certain bylaws which, if adopted, will amend "Zoning Bylaw No. 8000", and all submissions received, either in writing or verbally, will be taken into consideration when the proposed bylaws are presented for reading at the Regular Council Meeting which follows this Public Hearing.

The Deputy City Clerk advised the Notice of this Public Hearing was advertised by being posted on the Notice Board at City Hall on August 15, 2003, and by being placed in the Kelowna Daily Courier issues of August 25 & 26, 2003, and in the Kelowna Capital News issue of August 24, 2003, and by sending out or otherwise delivering 44 letters to the owners and occupiers of surrounding properties on August 16, 2003.

The correspondence and/or petitions received in response to advertising for the applications on tonight's agenda were arranged and circulated to Council in accordance with Council Policy 309.

### 3. INDIVIDUAL BYLAW SUBMISSIONS

- 3.1 Bylaw No. 9069 (Z03-0026) – Gary & Joan Norkum and William & Valerie Redston (New Town Planning [Keith Funk]) – 587 Fitzpatrick Road – THAT City of Kelowna Zoning Bylaw No. 8000 be amended by changing the zoning classification of Lot 1, Sec. 35, Twp. 26, ODYD, Plan 4705 except plans 15281 & 18811, located on Fitzpatrick Road, Kelowna, B.C., from the A1- Agriculture 1 zone to the RU1s – Large Lot Housing with Secondary Suite, the RM3 – Low Density Multiple Housing, and the P3 – Parks and Open Space zones as shown on Map "A" attached to the report of Planning & Corporate Services Department dated July 10, 2003.

#### Staff:

- The applicant is requesting RU1s zoning on the north side of Francis Brook; RM3 on south side of the Brook, and P3 to facilitate continuation of the linear park corridor that surrounds Francis Brook and Chichester Pond which bisects the property.
- A total of six separate land titles would be created: the four RU1s lots fronting Fitzpatrick, the RM3 development and the P3 open space area.
- The Development Permit application for the RM3 component of the project indicates 34 units of stacked row-housing with access off Fitzpatrick Road.
- Landscaping would complement the existing open space areas that wrap around the north and east sides of the property.
- The proposal is consistent with the relevant policies of the City.
- The Advisory Planning Commission recommends support of the application, as do staff.

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The Deputy City Clerk advised that no correspondence or petitions had been received.

Mayor Gray invited the applicant or anyone in the public gallery who deemed themselves affected to come forward or any comments from Council

Keith Funk, New Town Planning:

- Indicated he had nothing to add at this time but was available to respond to questions.

There were no further comments.

4. TERMINATION:

The Hearing was declared terminated at 7:15 p.m.

Certified Correct:

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Mayor

BLH/am

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Deputy City Clerk