

CITY OF KELOWNA

BYLAW NO. 9238

Text Amendment No. TA04-0001 Schedule 'B' – Comprehensive Development Zones Add CD16 – Bingo and Gaming

A bylaw to amend the "City of Kelowna Zoning Bylaw No. 8000".

The Municipal Council of the City of Kelowna, in open meeting assembled, enacts that City of Kelowna Zoning Bylaw No. 8000 be amended as follows:

1. THAT **Section 1 – General Administration** be amended by:

- (i) Adding a new line entitled CD16, in the appropriate location, under the heading Comprehensive Development Zones of **Subsection 1.3 Zoning Map** as follows:

“CD16 – Bingo and Gaming”

2. AND THAT **Schedule “B” Comprehensive Development Zones** be amended by adding a new Section **CD16 – Bingo and Gaming** as follows, in the appropriate location:

“(i) **CD16 – Bingo and Gaming**

1.1 Purpose

The purpose is to designate a **zone** for bingo and related gaming uses and other complementary uses.

1.2 Principal Uses

The **principal uses** in this **zone** are:

- (a) **business support services**
- (b) **food primary establishment**
- (c) **gaming facilities**
- (d) **liquor primary establishment, major**

1.3 Secondary Uses

The **secondary uses** in this **zone** are:

- (a) **liquor primary establishment, minor**

1.4 Development Regulations

- (a) The maximum **floor area ratio** is 0.40.
- (b) The maximum **site coverage** is 25%.
- (c) The maximum **height** is the lesser of 12.0 m or 3 **storeys**.
- (d) The minimum **front yard** is 24.0 m.
- (e) The minimum **side yard** is 15.0m
- (f) The minimum **rear yard** is 21.0 m.

1.5 Other Regulations

- (a) In addition to the regulations listed above, other regulations may apply. These include the general development regulations of Section 6 (accessory development, yards, projections into yards, lighting, stream protection, etc.), the landscaping and fencing provisions of Section 7, the parking and loading regulations of Section 8, and the specific use regulations of Section 9.
 - (b) Servicing requirements and sign regulations shall be applied as if the subject property were located in the C10 – Service Commercial zone.
 - (c) Development of the subject property is limited to that shown on the **CD16 – Bingo and Gaming Site Plan.**
- (ii) Adding in the appropriate location, the **CD16 – Bingo and Gaming Site Plan** as attached to and forming part of this bylaw:
2. This bylaw shall come into full force and effect and is binding on all persons as and from the date of adoption.

Read a first time by the Municipal Council this 18th day of May, 2004.

Considered at a Public Hearing on the day of , 2004.

Approved under The Highways Act this day of , 2004.

(Approving Officer - Ministry of Transportation & Highways)

Read a second and third time by the Municipal Council this day of, 2004.

Adopted by the Municipal Council this day of , 2004.

Mayor

City Clerk

CD16 – Bingo and Gaming - Site Plan

