

CITY OF KELOWNA
REGULAR COUNCIL AGENDA
COUNCIL CHAMBER - CITY HALL - 1435 WATER STREET

MONDAY, JANUARY 17, 2005

1:30 P.M.

1. CALL TO ORDER

2. Councillor Blanleil to check the minutes of the meeting.

3. DEVELOPMENT APPLICATIONS

3.1 Planning & Corporate Services Department, dated December 15, 2004 re: Agricultural Land Reserve Appeal No. A04-0013 – Phillip & Gerti Bachmann – 3753 East Kelowna Road

For Council's support of an appeal to the Agricultural Land Commission for a non-farm use within the ALR to permit a suite in an existing accessory building on the property.

3.2 (a) Planning & Corporate Services Department, dated January 7, 2005 re: Rezoning Application No. Z04-0090 – Okana Masonry Ltd. (Greg Asling/Emil Anderson Construction Co. Ltd.) – That Portion of 5077 Chute Lake Road south of Cobble Crescent

To add the Hillside Area (h) designation to the existing RU1 – Large Lot Housing and RU2 – Medium Lot Housing zoning of the property in order that the hillside building setback and road cross section regulations apply to the proposed 29 lot single family residential subdivision.

(b) BYLAW PRESENTED FOR FIRST READING

Bylaw No. 9351 (Z04-0090) – Okana Masonry Ltd. (Emil Anderson Construction Co. Ltd.) – That Part of 5077 Chute Lake Road south of Cobble Crescent

To rezone the property from RU1 – Large Lot Housing and RU2 – Medium Lot Housing to RU1h - Large Lot Housing (Hillside Area) and RU2 – Medium Lot Housing (Hillside Area).

3.3 (a) Planning & Corporate Services Department, dated January 5, 2005 re: Rezoning Application No. Z04-0065 and OCP04-0016 – Simple Pursuits Inc. – 1007 Rutland Road North

To change the Future Land Use designation of a portion of the property to facilitate development of the balance of the site with a commercial building adjacent to the north boundary near the Rutland Road frontage and an 8-unit townhouse building adjacent to the east boundary of the property.

(b) Bylaw No. 9349 (OCP04-0016) – Simple Pursuits Inc. – 1007 Rutland Road North Requires majority vote of Council (5) - Mayor to request procedural statement from the Planning Dept. following Council's reading of the bylaw.

To change the future land use designation of a portion of the subject property from Commercial to Multiple Unit Residential – Low Density.

3. DEVELOPMENT APPLICATIONS – Cont'd

3.3 (c) **BYLAW PRESENTED FOR FIRST READING**

Bylaw No. 9350 (Z04-0065) – Simple Pursuits Inc. – 1007 Rutland Road North

To rezone a portion of the property from C3- Neighbourhood Commercial to RM3 – Low Density Multiple Housing to facilitate development of a commercial building adjacent to the north boundary near the Rutland Road frontage and an 8-unit townhouse building adjacent to the east boundary of the property.

3.4 Planning & Corporate Services Department, dated January 10, 2005 re: Development Application No. DP04-0132 – Springdale Properties Ltd. (HMA Architects Inc. – 532 and 538 Yates Road

To authorize construction of a one-storey Neighbourhood Commercial Mall in the form of two buildings on the northeast corner of Glenmore Road at Yates Road.

3.5. Planning & Corporate Services Department, dated January 12, 2005 re: Mayfair Road Extension

To direct staff to use the planning objectives recommended in their report and to endorse the principles of Scenarios 2 and 4 in the report, both of which include extending Mayfair Road north of Stremel Road, when reviewing any future rezoning applications within the area bounded by Finns, Fitzpatrick, Stremel and Findlay Roads.

4. NON-DEVELOPMENT APPLICATION REPORTS

4.1 Parks Manager, dated January 12, 2005 re: Pre-Loading for East Approach to Okanagan Lake Bridge (2240-20)

To allow the Ministry of Transportation access through City Park for the pre-loading of the east approach of the Okanagan Lake Bridge.

4.2 Water Manager, dated January 12, 2005 re: 2005 Water Rates

To approve the concept of a revised water rate structure that would incorporate an increasing block rate for residential customers and an increasing volume charge for multi-family and commercial water utility customers.

4.3 Acting City Clerk, dated January 13, 2005 re: Regional District of Central Okanagan Security Alarm Systems Regulation Service Establishment Bylaw No. 1080 (BL9147)

For Kelowna City Council's consent to the Regional District adopting the bylaw to provide for a regional wide security alarm systems regulation service.

5. BYLAWS (OTHER THAN ZONING & DEVELOPMENT)

(BYLAWS PRESENTED FOR ADOPTION)

5.1 Bylaw No. 9329 – Amendment No. 1 to Municipal Properties Tree Bylaw No. 8042

Adds Schedule B to clarify the handling of requests for tree removal and replacement on City property.

6. COUNCILLOR ITEMS

7. TERMINATION