
CITY OF KELOWNA

MEMORANDUM

Date: July 15, 2005
File No.: **Z04-0013**

To: City Manager

From: Planning & Development Services Department

Subject:

APPLICATION NO. Z04-0013 OWNER: 672499 BC LTD.

AT: 3690 GORDON DR. APPLICANT: 672499 BC LTD.

PURPOSE: TO EXTEND COUNCIL APPROVAL FOR REZONING THE
SUBJECT PROPERTY TO THE RM5 – MEDIUM DENSITY
MULTIPLE HOUSING ZONE

EXISTING ZONE: A1 – AGRICULTURE 1

PROPOSED ZONE: RM5 – MEDIUM DENSITY MULTIPLE HOUSING

REPORT PREPARED BY: PAUL McVEY

1.0 RECOMMENDATION

THAT Municipal Council authorize a 6 month extension to Rezoning application No. Z04-0013 (Bylaw 9268) to expire on January 27, 2006.

2.0 SUMMARY

The above noted development application was originally considered by Council at a Public Hearing on July 27, 2004. The applicant wishes to receive an extension of 6 months in order to allow additional time to review the proposed design. This application would then lapse on January 27, 2006,

Section 2.10.1 of Procedure Bylaw No. 8140 states that:

Every amendment bylaw which has not been finally adopted by Council within 12 months after the date it was given third reading, lapses and will be of no force and effect, and an applicant who wishes to proceed with its application must initiate a new application.

Section 2.10.2 of the Procedure Bylaw makes provision for Council to consider an extension to an amending bylaw for up to 6 months beyond the 12 months deadline as stated in Section 2.10.1.

The applicant had made application for rezoning (Z04-0013) to permit the development of an apartment complex. This application received a favourable Public Hearing on July 27, 2004, and was given 2nd & 3rd readings the same night. The applicant had applied for a Development Permit (DP05-0089) and a Development Variance Permit (DVP05-0088) for an multiple unit residential development on the subject property, which had been scheduled for review by the Advisory Planning Commission at the June 21, 2005 meeting. However, the applicant withdrew the applications from the APC agenda for that meeting.

The Planning and Corporate Services Department recommends Council consider the request for an extension favourably.

Andrew Bruce
Manager of Development Services

Approved for inclusion

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R.L. (Ron) Mattiussi, ACP, MCIP
Director of Planning and Corporate Services

PMc/pmc
Attach.

SUBJECT PROPERTY MAP

