

CITY OF KELOWNA

AGENDA

PUBLIC HEARING

July 26, 2005 – COUNCIL CHAMBER

CITY HALL – 1435 WATER STREET

7:00 P.M.

CHAIRMAN WILL CALL THE HEARING TO ORDER:

1. (a) The purpose of this Hearing is to consider certain bylaws which, if adopted, shall amend *Kelowna 2020* - Official Community Plan Bylaw No. 7600 and Zoning Bylaw No. 8000.
 - (b) All persons who believe that their interest in property is affected by the proposed bylaws shall be afforded a reasonable opportunity to be heard or to present written submissions respecting matters contained in the bylaws that are the subject of this hearing.
 - (c) All information, correspondence, petitions or reports that have been received concerning the subject bylaws have been made available to the public. The correspondence and petitions received after July 8, 2005 (date of notification) are available for inspection during the course of this hearing and are located on the information table in the foyer of the Council Chamber.
 - (d) Council debate on the proposed bylaws will take place when they are considered by Council during the Regular Council meeting after the conclusion of this Hearing.
 - (e) It must be emphasized that Council will not receive any representation from the applicant or members of the public after conclusion of this Public Hearing.
2. The City Clerk will provide information as to how the meeting was publicized.

3. INDIVIDUAL BYLAW SUBMISSIONS:

3.1(a)

BYLAW NO. 9447 (OCP05-0008)

LOCATION: 5127 Chute Lake Road
LEGAL DESCRIPTION: Lot 1, Section 24, Township 28, SDYD, Plan 5485 except Plans 18646, KAP49406, KAP50989 and KAP64523
OWNER/APPLICANT: Nicola Consiglio
OFFICIAL COMMUNITY PLAN AMENDMENT: To amend the Official Community Plan Future Land Use designation for a portion of the subject property from "Future Urban Reserve" to "Single/Two Unit Residential" and "Major Park/Open Space"
PURPOSE: The applicant is proposing to amend The Official Community Plan in order to facilitate a residential subdivision.

3.1(b)

BYLAW NO. 9448 (Z05-0020)

LOCATION: 5127 Chute Lake Road
LEGAL DESCRIPTION: Lot 1, Section 24, Township 28, SDYD, Plan 5485 except Plans 18646, KAP49406, KAP50989 and KAP64523
OWNER/APPLICANT: Nicola Consiglio
PRESENT ZONING: A1 – Agriculture 1
REQUESTED ZONING: RR2 – Rural Residential 2, RR3 – Rural Residential 3, RU1h – Large Lot Housing (Hillside area), P3 – Parks & Open Space and P4 – Utilities
PURPOSE: The applicant is proposing to rezone the subject property in order to facilitate a residential subdivision.

3.2(a)

BYLAW NO. 9449 (OCP05-0003)

LOCATION: 5241 Chute Lake Road
LEGAL DESCRIPTION: Lot A, Section 24, Township 28, SDYD, Plan 18646
APPLICANT: Singla Bros.
OWNER: Singla Bros. & Gary Randhawa
OFFICIAL COMMUNITY PLAN AMENDMENT: To amend the Official Community Plan Future Land Use designation from "Single/Two Unit Residential" & "Future Urban Reserve" to "Single/Two Unit Residential" & "Major Park/Open Space" designations.
REZONING PURPOSE: The applicant is proposing to amend The Official Community Plan in order to facilitate a residential subdivision.

3.2(b)

BYLAW NO. 9450 (Z05-0014)

LOCATION: 5241 Chute Lake Road
LEGAL DESCRIPTION: Lot A, Section 24, Township 28, SDYD, Plan 18646
APPLICANT: Singla Bros.
OWNER: Singla Bros. & Gary Randhawa
PRESENT ZONING: A1 – Agriculture 1
REQUESTED ZONING: RU1h – Large Lot Housing (Hillside Area) & P3 – Parks and Open Space
REZONING PURPOSE: The applicant is proposing to rezone the subject property in order to facilitate a residential subdivision.

3.3

BYLAW NO. 9451 (Z05-0024)

LOCATION: 3295 Lakeshore Road
LEGAL DESCRIPTION: Lot 2, District Lot 14, ODYD, Plan 42579
APPLICANT: Water Street Architecture
OWNER: VE Properties
PRESENT ZONING: C9 – Tourist commercial
REQUESTED ZONING: C4 – Urban Centre Commercial
PURPOSE: The applicant is proposing to rezone the subject property in order to construct a new commercial building.

4. PROCEDURE ON EACH BYLAW SUBMISSION:

- (a) Brief description of the application by City Staff (Planning).
- (b) The Chairman will request that the City Clerk indicate all information, correspondence, petitions or reports received for the record.
- (c) The applicant is requested to make representation to Council regarding the project and is encouraged to limit their presentation to 15 minutes. Where appropriate, the applicant should have sufficient visual aids, e.g. schematics, sketches, etc. to describe the project to the Council and to the public in attendance.

- (d) The Chairman will call for representation from the public in attendance.
 - (i) The microphone at the podium has been provided for any person(s) wishing to make representation to the meeting.
 - (ii) The Chair will recognize ONLY speakers at podium.
 - (iii) Speakers are encouraged to limit their remarks to 5 minutes. However, if they have additional information they may address Council again after all other members of the public have been heard a first time.
- (e) Questions of staff by members of Council must be asked before the Public Hearing is closed and not during debate of the bylaw at the Regular Meeting, unless for clarification.
- (f) Final calls for representation (Ask three times) Unless Council directs that the public hearing on the bylaw in question be adjourned (held open), the chairman shall state to the gallery that the public hearing on that bylaw is closed.

5. TERMINATION