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**CITY OF KELOWNA**

**MEMORANDUM**

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**Date:** April 7, 2006

**To:** City Manager

**From:** Planning and Corporate Services Department

**Subject:**

**APPLICATION NO.** Z01-1018

**OWNER:** TERRY ROBERTSON

**AT:** 300 DUNDAS ROAD

**APPLICANT:** TERRY ROBERTSON

**PURPOSE:** TO REZONE THE SUBJECT PROPERTY FROM THE RU1 – LARGE LOT HOUSING ZONE TO THE RU1s – LARGE LOT HOUSING WITH SECONDARY SUITE ZONE TO LEGALIZE AN EXISTING BASEMENT SUITE

**EXISTING ZONE:** RU1 – LARGE LOT HOUSING

**PROPOSED ZONE:** RU1s ZONE – LARGE LOT HOUSING WITH SECONDARY SUITE

**REPORT PREPARED BY:** RYAN SMITH

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**1.0 RECOMMENDATION**

THAT in accordance with the Development Application Procedures Bylaw No. 8698 the deadline for the adoption of Zone Amending Bylaw No. 8698 (Z01-1018, original applicant Tracy Arnold), 300 Dundas Road, be extended for a six month period to July 17, 2006.

**2.0 SUMMARY**

Rezoning Authorization Bylaw No. 8698 received second and third readings at a Regular meeting of Council held on Tuesday, July 17, 2001. Final adoption of the zone amending bylaw is subject to the applicant meeting the requirements of the Inspection Services Department to upgrade the suite to meet the BC Building and Fire Codes. The original owner has since sold the house to the new applicants. The new owners have not been able to complete the required renovations to date and have made application for an extension of the rezoning. They intended to upgrade the suite to meet all requirements within one year, however, are still in the process of making the upgrades at this time. The applicants have committed that this will be their final request for extension and should the required upgrades remain incomplete in July, staff will commence a bylaw enforcement process to have the suite removed.

Based on the above information, the Planning & Corporate Services Department has no objections to this request for a six month extension from January 17, 2005 to July 17, 2006.

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Andrew Bruce  
Development Services Manager

Approved for inclusion

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

RM/AB/rs  
Attach.

### **ATTACHMENTS**

**(not attached to the electronic version of the report)**

- Location of subject property
  - Site plan
- Floor plan of basement with suite
  - Elevations