

CITY OF KELOWNA

REVISED

REGULAR COUNCIL AGENDA

COUNCIL CHAMBER - CITY HALL - 1435 WATER STREET

TUESDAY, DECEMBER 11, 2007

6:00 P.M.

1. CALL TO ORDER

2. Prayer will be offered by Councillor Rule.

3. CONFIRMATION OF MINUTES

Regular Meeting A.M. – November 26, 2007

Regular Meeting P.M. – November 26, 2007

Public Hearing – November 27, 2007

Regular Meeting – November 27

Regular Meeting A.M. – December 3, 2007

Regular Meeting P.M. – December 3, 2007

4. Councillor Rule is requested to check the minutes of this meeting.

5. BYLAWS CONSIDERED AT PUBLIC HEARING

(BYLAWS PRESENTED FOR SECOND AND THIRD READINGS)

5.1 [Bylaw No. 9890 \(Z07-0029\)](#) – Kevin and Cynthia Patterson – 530 Ziprick Road
To rezone the subject property from Ru1 – Large Lot Housing zone to RU6 – Two Dwelling Housing zone.

5.2 [Bylaw No. 9891 \(OCP07-0021\)](#) – Bhushan Singla, Radha Reddy, Roshni Reddy (Lavina Gaucher) – 360 Gerstmar Road **Requires a majority of all Members of Council (5)**
To change the official land use from the Single/Two Unit Residential designation to the Multiple Unit Residential – Low Density designation.

- 5.3 [Bylaw No. 9892 \(Z07-0069\)](#) – Bhushan Singla, Radha Reddy, Roshni Reddy (Lavina Gaucher) – 360 Gerstmar Road
To rezone the subject property from the RU6 – Two Dwelling Housing zone to the RM1 – Four Dwelling Housing zone.
- 5.4 [Bylaw No. 9897 \(Z05-0036\)](#) – MapleHealth Ranch (Terasen Gas) – 4460 Gordon Drive
To rezone the subject property from RU5 – Bareland Strata Housing zone to P4 – Utilities zone.

(BYLAWS PRESENTED FOR SECOND AND THIRD READINGS AND ADOPTION)

- 5.5 [Bylaw No. 9842 \(OCP07-0020\)](#) – Text Amendment – Aquatic Habitat and Compensation Banking - Requires a majority of all Members of Council (5)
To amend Official Community Plan Bylaw No. 7600.
- 5.6 [Bylaw No. 9893 \(Z07-0081\)](#) – Roslyn Haug – 1250 Bothe Road
To rezone the subject property from RU1 – Large Lot Housing zone to RU1s – Large Lot Housing with Secondary Suite zone.
- 5.7 [Bylaw No. 9894 \(Z07-0040\)](#) – Susan Widmer – 2880 Gosnell Road
To rezone the subject property from RU1 – Large Lot Housing zone to RU1s – Large Lot Housing with Secondary Suite zone.
- 5.8 [Bylaw No. 9895 \(Z07-0010\)](#) – Emily Doyle (Runnalls Denby and Associates) – 2850 Gosnell Road
To rezone the subject property from RU1 – Large Lot Housing zone to RU2 – Medium Lot Housing zone.

6. LIQUOR LICENSE APPLICATION REPORTS

- 6.1 [Planning & Development Services Department](#), dated November 1, 2007 re: [Liquor Licensing Application No. LL07-0007 – Cabana Grille Restaurants Inc. \(Michael Borg\) – Playa del Sol 3799 Lakeshore Road](#) **Mayor to invite anyone in the public gallery who deems themselves affected by the liquor license application to come forward.**
To support a patron participant entertainment endorsement and a permanent extension of hours for liquor service in conjunction with a proposed food primary liquor licence.

- 6.2 [Planning & Development Services Department](#), dated November 1, 2007 re: Liquor Licensing Application No. LL07-0008 – Coyote’s Waterfront Bar and Grill (Rose Sexsmith) – The Grand Okanagan Lakefront Resort 1352 Water Street **Mayor to invite anyone in the public gallery who deems themselves affected by the liquor license application to come forward.**
To support a permanent extension of hours for liquor service for an existing food primary liquor license, Hanna’s Waterfront Lounge and Grill (formerly Coyote’s Waterfront Bar and Grill)

7. DEVELOPMENT PERMIT AND DEVELOPMENT VARIANCE PERMIT REPORTS

- 7.1 (a) [Bylaw No. 9757 \(Z07-0001\)](#) – Greg Penner and Cameron Manning (National Society of Hope) – 2071 Gordon Drive
To rezone from the RU6 – Two Dwelling Housing zone to the RM4 – Transitional Low Density Housing zone.
- (b) [Planning and Development Services Department](#), dated November 16, 2007 re: Development Permit Application No. DP07-0242 and Development Variance Permit Application No. DVP07-0243 – National Society of Hope (New Town Architectural Services Inc.) – 2071 Gordon Drive
To obtain a Development Permit to allow for the construction of a three-storey, multifamily building accommodating a total of 11 apartment units and to obtain a Development Variance Permit in order to vary certain development regulations.
- 7.2 [Planning & Development Services Department](#), dated October 31, 2007 re: Development Variance Permit Application No. DVP07-0197 – Jabs Development Ltd. (Choices Market) – 1937 -1939 Harvey Avenue **City Clerk to state for the record any correspondence received. Mayor to invite anyone in the public gallery who deems themselves affected by the required variance(s) to come forward**
To NOT support a Development Variance Permit to permit the installation of four fascia signs where a maximum of two are permitted. A variance is also required to vary the total signage area per lineal metre from 0.8m² to 1.2 m²
- 7.3 (a) [Planning & Development Services Department](#), dated November 16, 2007 re: Development Permit Application No. DP07-0039 and Development Variance Permit Application No. DVP07-0040 – 1314696 Alberta Ltd. (Tesco Inc.) – 1933 Ambrossi Road **City Clerk to state for the record any correspondence received. Mayor to invite anyone in the public gallery who deems themselves affected by the required variance(s) to come forward**
To NOT support a Development Permit in order to allow construction of a 72 unit apartment building and to NOT support a Development Variance Permit in order to vary the following development regulations maximum site coverage, maximum height, minimum front yard setback, minimum

rear yard setback, minimum side yard setback and minimum number of visitor parking stalls.

- (b) [Bylaw No. 9884 – Housing Agreement Authorization Bylaw](#) – 1314696 Alberta Ltd. (Tessco Inc.) – 1933 Ambrossi Road
To enter into a Housing Agreement in relation to the property at 1933 Ambrossi Road
 - (c) [Bylaw No. 9865 \(Z07-0014\)](#) – 1314696 Alberta Ltd. (Tessco Inc.) – 1933 Ambrossi Road
To rezone the subject property from RU1 – Large Lot Housing zone to RM5 – Medium Density Multiple Housing zone.
- 7.4
- (a) [Bylaw No. 9800 \(Z06-0071\)](#) – Darlene Bulteel, Fred Klempner, Arnold Klempner, Alice Klempner, H. Benson Electric Ltd. (New Town Architectural Services Inc.) – 850 Saucier Avenue
To rezone the subject property from RU6 – Two Dwelling Housing zone to RM5 – Medium Density Multiple Housing zone.
 - (b) [Planning & Development Services Department](#), dated November 16, 2007 re: Development Permit Application No. DP06-0242 and Development Variance Permit Application No. DVP06-0243 – Rossland Contracting Inc. (New Town Architectural Services Inc. – 850 Saucier Avenue **City Clerk to state for the record any correspondence received. Mayor to invite anyone in the public gallery who deems themselves affected by the required variance(s) to come forward**
To obtain a Development Permit to allow for the construction of a 4 ½ storey, 68 unit apartment building and to obtain a Development Variance Permit in order to vary the maximum height requirement from 4 storeys to 4 ½ storeys.

8. BYLAWS

9. REMINDERS

10. TERMINATION