

CITY OF KELOWNA

AGENDA

PUBLIC HEARING

MARCH 23, 2010 - COUNCIL CHAMBER

CITY HALL - 1435 WATER STREET

6:00 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 March 5, 2010 (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 is scheduled to take place during the Regular Council meeting after the conclusion of this Hearing. It should be noted, however, that for some items a final decision may not be able to be reached tonight.
 - (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:

Item 3.1

[BYLAW NO.10295 \(TA10-0003\)](#)

Owner/Applicant:

City of Kelowna

Purpose:

The City of Kelowna wishes to amend the Zoning Bylaw No. 8000 by adding new definitions for Breweries and Distilleries, Major and Breweries and Distilleries, Minor.

Item 3.2

[BYLAW NO.10296 \(Z10-0006\)](#)

Legal Description:

LOCATION: 334 Christleton Avenue

Lot 6, District Lot 14, ODYD, Plan 3451

Owner/Applicant:

Kevin and Janet Hertz/Peter Chataway

Requested Zoning Change:

From the RU1 - Large Lot Housing zone to the RU1s - Large Lot Housing with Secondary Suite zone

Purpose:

The applicant is proposing to rezone the subject property in order to legalize the existing secondary suite.

Item 3.3

[BYLAW NO.10297 \(OCP09-0017\)](#) and [BYLAW NO. 10298 \(Z09-0079\)](#)

Legal Description:

LOCATION: 3441, 3451 and 3471 Lakeshore Road

Lot 3, District Lot 134, ODYD, Plan 38150; Lot 39, District Lot 134, ODYD, Plan 3886, Except Plan KAP76671; Lot 36, District Lot 134, ODYD, Plan 3886

Owner/Applicant:

Natasa Development Corp. and the City of Kelowna/Meiklejohn Architects Inc.

Official Community Plan Amendment:

To change the Future Land Use designation from the "Major Park/Open Space" designation to the "Commercial" designation.

Requested Zoning Change:

From the C9 - Tourist Commercial zone, the P3 - Parks and Open Space zone and the RU6 - Two Dwelling Housing zone to the C9 - Tourist Commercial zone

Purpose:

The applicant is proposing to amend the City of Kelowna Official Community Plan and rezone the subject property in order to accommodate the proposed mixed-use development.

4. PROCEDURE ON EACH BYLAW SUBMISSION:

- (a) Brief description of the application by City Staff (Land Use Management).
- (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.
- (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) Once the public has had an opportunity to comment, the applicant is given an opportunity to respond to any questions raised. The applicant is requested to keep the response to a total of 10 minutes maximum.
- (f) 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.
- (g) 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.

Note: Any applicant or member of the public may use visual aids (eg. photographs, sketches, slideshows, etc.) to assist in their presentation or questions. The computer station and ELMO document camera at the public podium are available. Please ask staff for assistance prior to your item if required.

5. TERMINATION