

# Memo



**Date:** April 19, 2011  
**To:** City Manager  
**From:** Land Use Management, Community Sustainability  
**Application:** Z09-0023 **Owner:** Bhupinder S. & Raj K. Dhanwant  
**Address:** 410 Hartman Road **Applicant:** Bob Dhanwant  
**Subject:** Rezoning extension  
**Existing Zone:** RR3 - Rural Residential 3 zone  
**Proposed Zone:** RM3 - Low Density Multiple Housing  
**OCP Designation:** MRL - Multiple Unit Residential (Low Density)

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## 1.0 Recommendation

THAT in accordance with Development Application Procedures Bylaw No. 8140 the deadline for the adoption of Zone Amending Bylaw No. 10257 (Z09-0023, 410 Hartman Road, B. Dhanwant) be extended from December 1, 2010 to June 1, 2011.

## 2.0 Purpose

To rezone the subject property from the RR3 - Rural Residential 3 Zone to the RM3 Low Density Multiple Housing Zone to add six multi-family units in the form of row housing to the site.

## 3.0 Land Use Management

The above noted development application was originally considered at a Public Hearing by Council on December 1, 2009.

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.

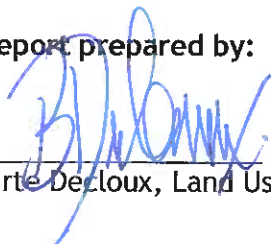
Section 2.10.2 of the Procedure Bylaw makes provision for Council to consider an extension to an amending bylaw for up to 6 months beyond the 12 months deadline as stated in Section 2.10.1.

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By-Law No. 10257 received second and third readings on December 1, 2009 after the Public Hearing held on the same date. The applicant wishes to have this application remain open for an additional six months in order to allow the applicant sufficient time to submit the additional documentation/information as requested by Council. DP09-0035 was heard by Council in July 2010 who deferred the project as the design was unacceptable.

The Land Use Management Department recommends Council consider the request for an extension favourably, however future extensions may not be supported if no substantial progress is made with respect to the outstanding servicing requirements.

Report prepared by:

  
Birte Decloux, Land Use Planner

Reviewed by:



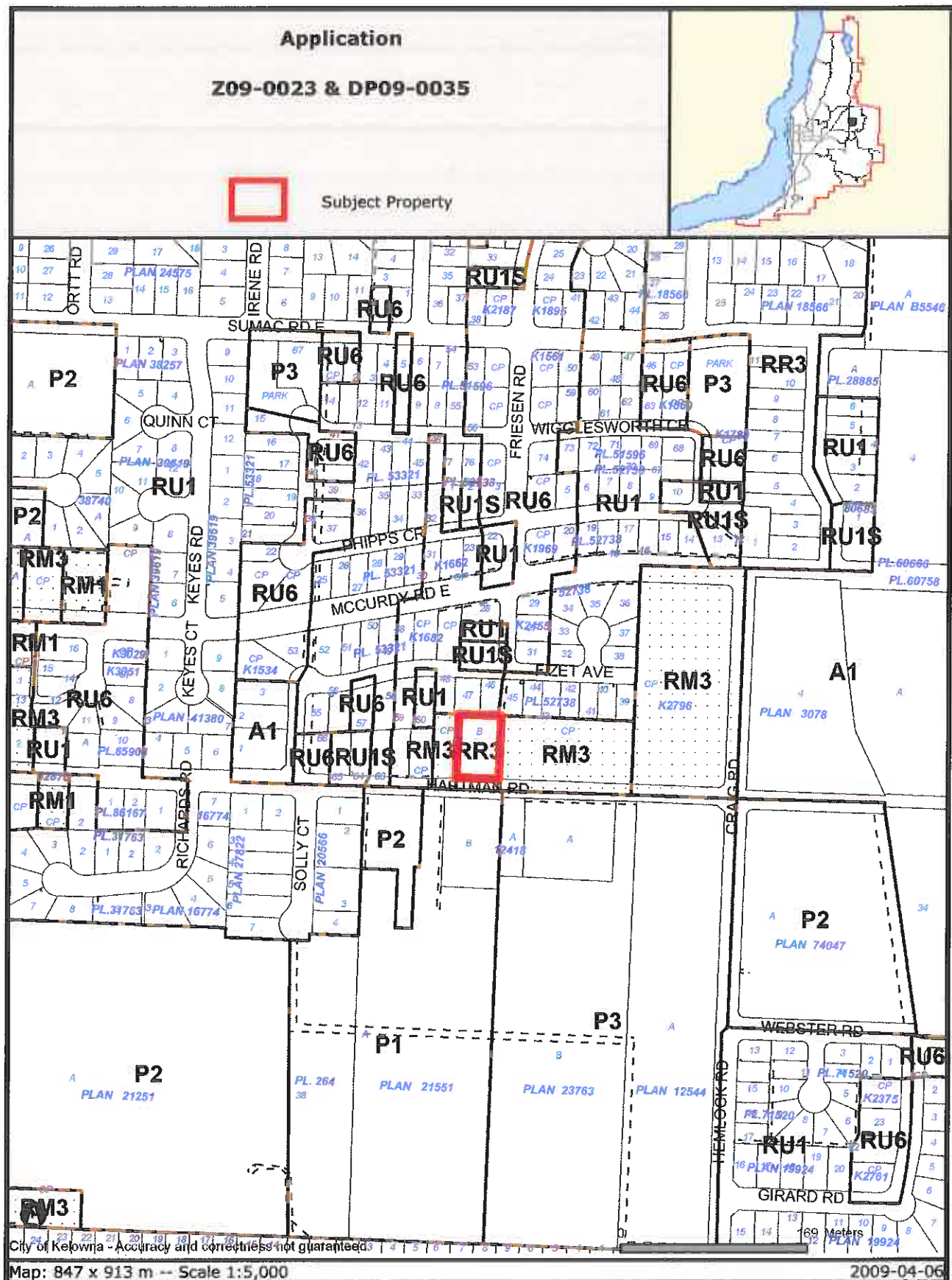
Danielle Noble, Manager, Urban Land Use Management

Approved for Inclusion:



Shelley Gambacort, Director, Land Use Management

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Certain layers such as lots, zoning and dp areas are updated bi-weekly. This map is for general information only.  
The City of Kelowna does not guarantee its accuracy. All information should be verified.