

Memo



Date: July 13, 2011

To: City Manager

From: Land Use Management, Community Sustainability (BD)

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

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 June 1, 2011 to December 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.

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 receive the revised payment sum from the Development Engineering Branch which is expected to occur by the end of July 2011.

A handwritten signature in black ink, appearing to be a stylized name.

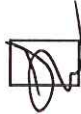
The Land Use Management Department recommends Council consider the request for an extension favourably as the client is ready to move forward with the project.

Report prepared by:



Birte Decloux, Land Use Planner

Reviewed by:



Danielle Noble, Manager, Urban Land Use Management

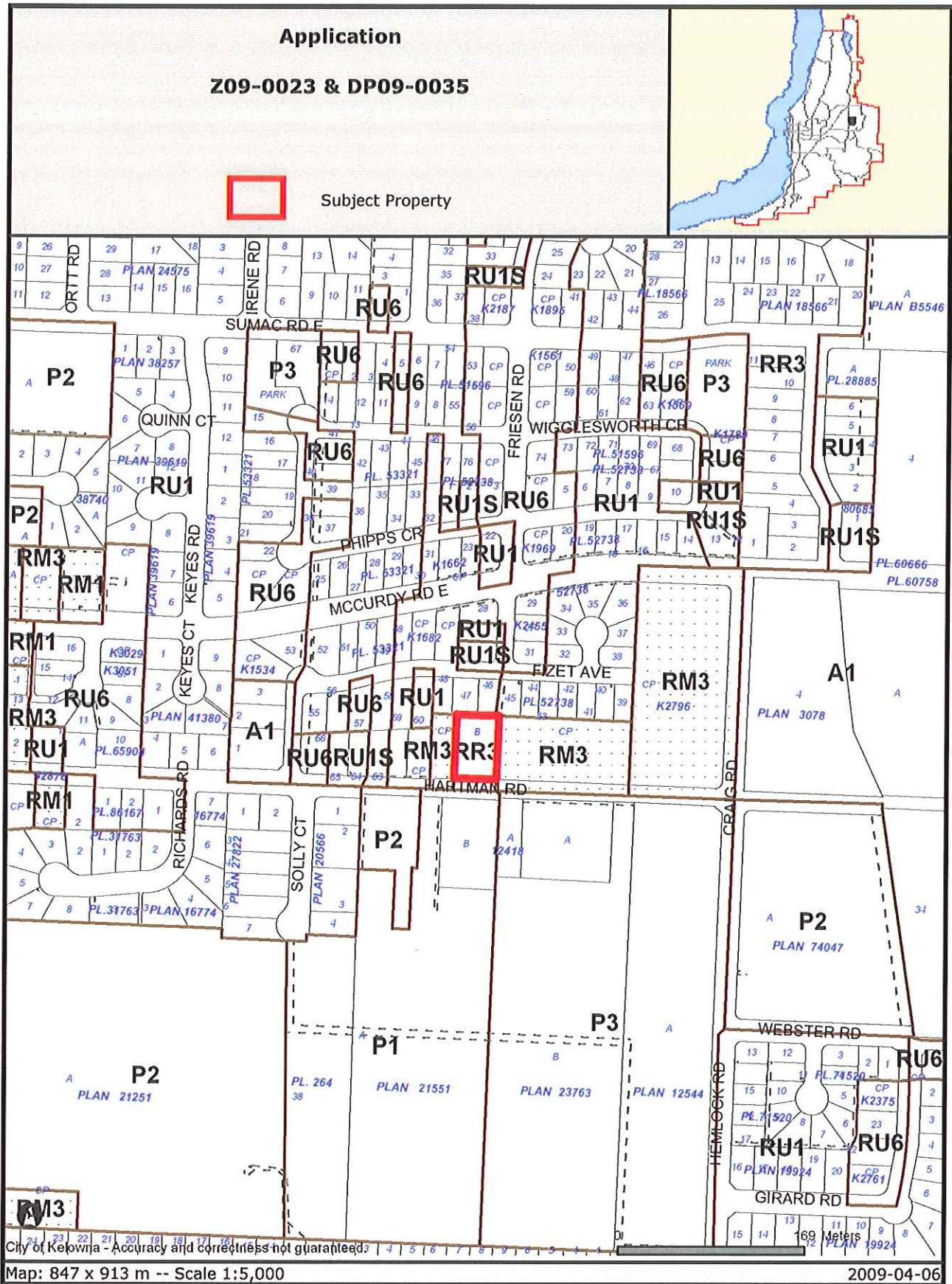
Approved for Inclusion:



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.