

Memo



Date: September 8, 2011
To: City Manager
From: Community Sustainability Division (BD)
File No: Z10-0036 **Applicant:** RC Alliance Ltd.
At: 4224 Hobson Rd **Owner:** Jeffrey David Kohn
Purpose: Rezoning Extension
Existing Zone: RU1 - Large Lot Housing
Proposed Zone: RU1s - Large Lot Housing with Secondary Suite

1.0 Recommendation

THAT in accordance with Development Application Procedures Bylaw No. 10540, the deadline for the adoption of Zone Amending Bylaw No. 10354 (Z10-0036 - Lot 1 District Lot 167 ODYD Plan 30147, located at 4224 Hobson Rd), be extended from June 29, 2011 to December 29, 2011.

2.0 Purpose

To rezone the subject property from the RU1 - Large Lot Housing zone to the RU1s - Large Lot Housing with Secondary Suite zone in order to create a secondary suite within an expanded, existing accessory building.

3.0 Land Use Management

The above noted development application was originally considered at a Public Hearing by Council on June 29, 2010.

Section 2.12.1 of Procedure Bylaw No. 10540 states that:

In the event that an application made pursuant to this bylaw is one (1) year old or older and has been inactive for a period of six (6) months or greater:

- a) The application will be deemed to be abandoned and the applicant will be notified in writing that the file will be closed;
- b) Any bylaw that has not received final adoption will be of no force and effect;
- c) In the case of an Amendment application, the City Clerk will place on the agenda of a meeting of Council a motion to rescind all readings of the bylaw associated with that Amendment application.

A handwritten signature in the bottom right corner of the page.

Section 2.12.2 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.

By-Law No. 10354 received second and third readings on June 29, 2010 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 complete requirements to the satisfaction of the Development Engineering Branch and Environment & Land Use Branch. This project remains unchanged and is the same in all respects as originally applied for.

The Land Use Management Department recommends Council consider the request for an extension favourably.

Report prepared by:



Birte Decloux, Land Use Planner

Reviewed by:



Danielle Noble, Manager, Urban Land Use Management

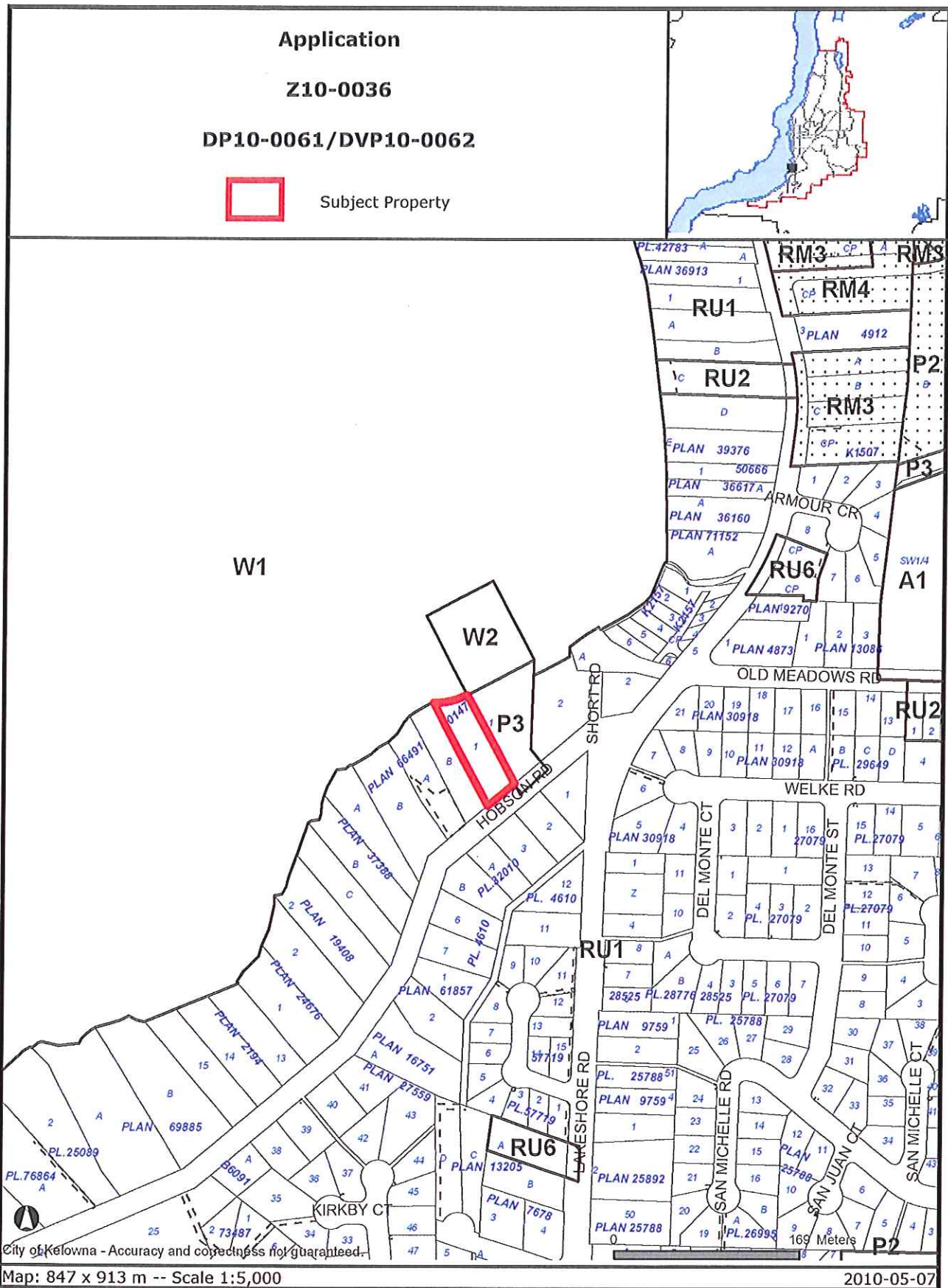
Approved for Inclusion:



Shelley Gambacort, Director, Land Use Management

hb





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.