

Memo



Date: March 18, 2010

To: City Manager

From: Land Use Management, Community Sustainability (AW)

Application: OCP08-0027 / Z08-0104

Owner(s): 0823250 B.C. LTD., INC. NO. BC0823250

Address: 695 Webster Road

Applicant: Architecturally Distinct Solutions (M. Johnston)

Subject: OCP and Rezoning Extension

Existing OCP Designation: Single/Two Unit Residential

Proposed OCP Designation: Multiple Unit Residential - Low Density

Existing Zone: RU1 - Large Lot Housing

Proposed Zone: RM3 Low Density Multiple Housing

1.0 RECOMMENDATION:

THAT in accordance with Development Application Procedures Bylaw No. 10540 the deadline for the adoption of the OCP and zone Amending Bylaw No's. 10161 (OCP08-0027) and 10162 (Z08-0104), Block 35 Section 26 Township 26 ODYD Plan 264 Except: (1) Plans B991, B4202 and B4348 (2) Parcel A on Plan CG 157, located at 695 Webster Road, Kelowna, B.C.) be extended from April 4, 2011 to October 4, 2011.

2.0 SUMMARY:

The above noted development application was originally considered at a Public Hearing by Council on April 4, 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.

A handwritten signature in black ink, appearing to be a stylized 'M' or similar character.

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's.10161 and 10162 received second and third readings on April 4, 2009 after the Public Hearing held on the same date.

On March 28, 2011 an extension report was submitted to Council noting that staff would support an extension from April 4, 2011 to November 4, 2011, noting that this was the fourth extension and that staff would not support any further extensions for this project. However, since then, the applicant has submitted a Development Permit amendment and plans to continue moving the project through the approval process. Therefore, the Land Use Management Department recommends Council consider the request for an extension favourably.

Report prepared by:



Alec Warrender, Urban Land Use Planner

Reviewed by:



Danielle Noble Manager, Urban Land Use Management

Approved for Inclusion:



Shelley Gambacort, Director, Land Use Management

/hb



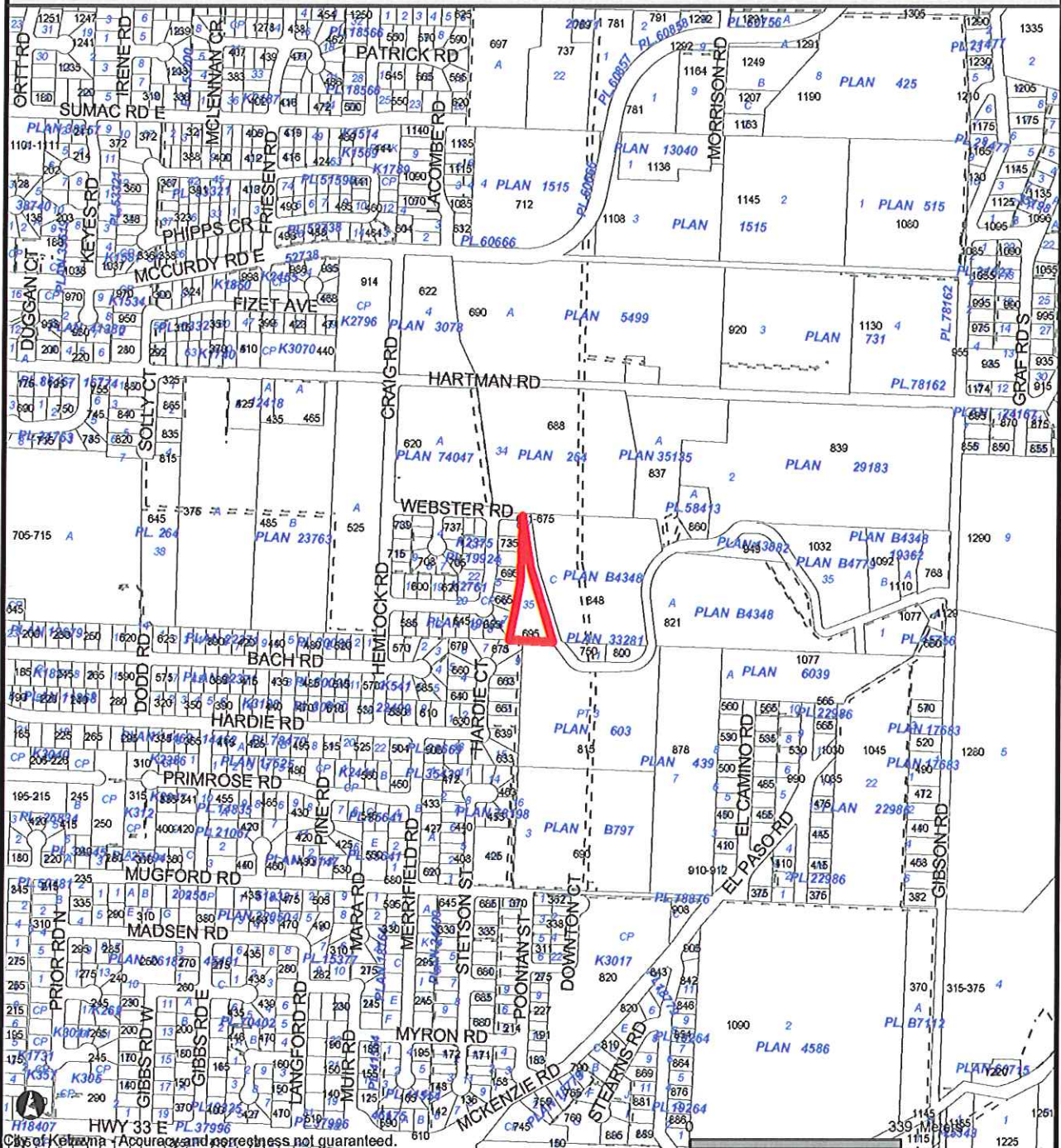
Application

Z08-0104/OCP08-0027

DP08-0233



Subject Property



Map: 1,693 x 1,826 m -- Scale 1:10,000

2008-11-06

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.