

CITY OF KELOWNA

REGULAR COUNCIL AGENDA

COUNCIL CHAMBER - CITY HALL - 1435 WATER STREET

MONDAY, JULY 9, 2012

1:30 P.M.

1. CALL TO ORDER

This meeting is open to the public and all representations to Council form part of the public record. A live audio feed is being broadcast and recorded by CastaNet and a delayed broadcast is shown on Shaw Cable.

2. CONFIRMATION OF MINUTES

Regular PM Meeting - June 18, 2012

Regular PM Meeting - June 25, 2012

3. PUBLIC IN ATTENDANCE

3.01 Alexandra Burnham, Miss Kelowna Lady of Lake 2011/2012, and Erin Van Zyderveld, Kelowna's Princess 2011/2012, re: Farewell to City Council

4. DEVELOPMENT APPLICATION REPORTS & RELATED BYLAWS

4.01 Land Use Management Department, dated June 6, 2012, re: Rezoning Application No. Z12-0036 - Dennis McGuire (Peter Chataway) - 354 Christleton Avenue

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 construct a secondary suite within an accessory building.

4.01.1 Bylaw No. 10731 (Z12-0036) - Dennis McGuire - 354 Christleton Avenue
To give first reading to Bylaw No. 10731 in order to rezone the subject property from the RU1 - Large Lot Housing zone to the RU1s - Large Lot Housing with Secondary Suite zone.

4.02 Land Use Management Department, dated June 22, 2012, re: Official Community Plan Bylaw Amendment Application No. OCP12-0005 and Rezoning Application No. Z12-0037 - No. 21 Great Projects Ltd., City of Kelowna, Bulat Khabibullin & Naila Khabibullina and Karl & Gail Tritscher (No. 21 Great Projects Ltd.) - 5000 & 4949 Gordon Drive, 1355, 1248, 1260, 1266 & 1272 Steele Road, (S of) Redstem Street and 900 South Crest Drive

To change the future land use designations and to rezone the subject properties in order to address inconsistent land use designations and zoning boundaries as related to approved subdivision lot lines.

- 4.02.1 [Bylaw No. 10735 \(OCP12-0005\)](#) - No. 21 Great Projects Ltd., City of Kelowna, Bulat Khabibullin & Naila Khabibullina and Karl & Gail Tritscher (No. 21 Great Projects Ltd.) - 5000 & 4949 Gordon Drive, 1355, 1248, 1260, 1266 & 1272 Steele Road, (S of) Redstem Street and 900 South Crest Drive - **Requires a majority of all Members of Council (5)**
To give first reading to Bylaw No. 10735 in order to change the future land use designations of the subject properties to address inconsistent land use designations as related to approved subdivision lot lines.
- 4.02.2 [Bylaw No. 10736 \(Z12-0037\)](#) - No. 21 Great Projects Ltd., City of Kelowna, Bulat Khabibullin & Naila Khabibullina and Karl & Gail Tritscher (No. 21 Great Projects Ltd.) - 5000 & 4949 Gordon Drive, 1355, 1248, 1260, 1266 & 1272 Steele Road, (S of) Redstem Street and 900 South Crest Drive
To give first reading to Bylaw No. 10736 in order to rezone the subject properties to address inconsistent land use designations as related to approved subdivision lot lines.
- 4.03 Land Use Management Department, dated June 20, 2012, re: [Rezoning Application No. Z12-0031 - Warner & Judy Kunz \(Warner Kunz\) - 450 Francis Avenue](#)
To rezone the subject property from the RU1 - Large Lot Housing zone to the RU6 - Two Dwelling Housing zone in order to accommodate the development of two (2) single-detached dwellings side-by-side on the parcel.
- 4.03.1 [Bylaw No. 10737 \(Z12-0031\)](#) - Warner & Judy Kunz (Warner Kunz) - 450 Francis Avenue
To give first reading to Bylaw No. 10737 in order to rezone the subject property from the RU1 - Large Lot Housing zone to the RU6 - Two Dwelling Housing zone.
- 4.04 Land Use Management Department, dated June 29, 2012, re: [Rezoning Application No. Z12-0007 - Karen Deforest \(Hardie & Karen Deforest\) - 483 Poplar Point Drive](#)
To rezone the subject property from the RU1 - Large Lot Housing zone to the RU6 - Two Dwelling Housing zone in order to construct a duplex dwelling.
- 4.04.1 [Bylaw No. 10738 \(Z12-0007\)](#) - Karen Deforest (Hardie & Karen Deforest) - 483 Poplar Point Drive
To give first reading to Bylaw No. 10738 in order to rezone the subject property from the RU1 - Large Lot Housing zone to the RU6 - Two Dwelling Housing zone.
- 4.05 Land Use Management Department, dated June 28, 2012, re: [Rezoning Application No. Z12-0017 - Michael Gaspari - 614-624 Francis Avenue](#)
To rezone the subject property from the RU6 - Two Dwelling Housing zone to the RM1 - Four Dwelling Housing zone in order to legalize a converted duplex.

- 4.05.1 [Bylaw No. 10739 \(Z12-0017\)](#) - Michael Gaspari - 614-624 Francis Avenue
To give first reading to Bylaw No. 10739 in order to rezone the subject property from the RU6 - Two Dwelling Housing zone to the RM1 - Four Dwelling Housing zone.
- 4.06 Land Use Management Department, dated June 28, 2012, re: [Land Use Contract Discharge Application No. LUC12-0001 - Horst & Freia Zyweck \(Mission Group Construction Ltd.\) - 325 Banks Road](#)
To consider discharging Land Use Contract No. LUC76-1114 from the subject property to allow the underlying C10 Service Commercial zone as the land use regulation in order to accommodate an on-site residential operator unit.
- 4.06.1 [Bylaw No. 10740 \(LUC12-0001\)](#) - Discharge of Land Use Contract No. LUC76-1114 - 325 Banks Road
To give first reading to Bylaw No. 10740 in order to discharge Land Use Contract No. LUC76-1114 from the subject property.
- 4.07 Land Use Management Department, dated June 28, 2012, re: [Rezoning Application No. Z11-0081 - Regional District of Central Okanagan, Central Okanagan Land Trust and Crown \(Regional District of Central Okanagan\) - 1456 KLO Road](#)
To amend Rezoning Application No. Z11-0081 to remove the parcel located at 1456 KLO Road from the rezoning application.
- 4.07.1 [Bylaw No. 10724 \(Z11-0081\)](#) - Regional District of Central Okanagan, Central Okanagan Land Trust and Crown (Regional District of Central Okanagan) - 1456 KLO Road
To amend Bylaw No. 10724 at first reading in order to remove the parcel located at 1456 KLO Road.
- 4.08 [Bylaw No. 10708 \(Z12-0019\)](#) - Victor Projects Ltd. (CEI Architecture) - 1850 Underhill Street
To adopt Bylaw No. 10708 in order to rezone the subject property from the A1 - Agriculture 1 zone to the C3 - Community Commercial zone.
- 4.08.1 Land Use Management Department, dated June 19, 2012, re: [Development Permit Application No. DP12-0048 - Victor Projects Ltd. \(CEI Architecture\) - 1850 Underhill Street](#)
To authorize the issuance of a Development Permit for the form & character of the proposed "Mr. Lube" station.
- 4.09 Land Use Management Department, dated June 26, 2012, re: [Agricultural Land Reserve Appeal Application No. A12-0004 - Arnold Rath & Brenda Bach \(Brenda Bach\) - 4099 June Springs Road](#)
To support an application to the Agricultural Land Commission pursuant to Section 21(2) of the Agricultural Land Commission Act for a subdivision (Homesite Severance) within the Agricultural Land Reserve.

- 4.10 Environment & Land Use Planner, dated June 29, 2012, re: [Authority to Approve Additional Dwellings for Farm Employees on Agricultural Land Reserve Lands](#)
To consider proposed revisions to current Council Policy No. 3, Agricultural Land Reserve Appeals.
5. BYLAWS FOR ADOPTION (Development Related)
- 5.01 City Clerk, dated July 3, 2012, re: [Rezoning Application No. Z12-0004 - 2496 Loseth Road](#)
To adopt Bylaw No. 10663 in order to rezone the subject property from the RU1h - Large Lot Housing (Hillside Area) zone to the RU1hs - Large Lot Housing (Hillside Area) with Secondary Suite zone.
- 5.02 City Clerk, dated July 4, 2012, re: [Rezoning Application No. Z12-0026 - 678 Westpoint Court](#)
To adopt Bylaw No. 10715 in order to rezone the subject property from the RU1 - Large Lot Housing zone to the RU1s - Large Lot Housing with Secondary Suite zone.
6. NON-DEVELOPMENT APPLICATION REPORTS & RELATED BYLAWS
- 6.01 Revenue Manager, dated June 29, 2012, re: [Renewal of Uptown Rutland Business Improvement Area](#)
To approve the renewal of a specified area for the purpose of annually funding, over a five (5) year period, the Uptown Rutland Business Association.
- 6.01.1 [Bylaw No. 10730](#) - Uptown Rutland Business Improvement Area
To give first, second and third readings to Bylaw No. 10730 in order to establish a local area service for the purposes of annually funding the Uptown Rutland Business Improvement Area (2013-2017).
- 6.02 Planner Specialist, dated June 8, 2012, re: [Official Community Plan Indicators](#)
To assess the progress on achieving the objectives of the Official Community Plan.
- 6.03 Manager, Real Estate Services, dated June 14, 2012, re: [Proposed Road Closure and Consolidation with City-owned Property - 1415 Ellis Street and 1402, 1408 & 1414 St. Paul Street](#)
To consider a road closure to close the lane and consolidate it with the adjacent City-owned parcels in order to create one contiguous parcel.
- 6.03.1 [Bylaw No. 10725](#) - Road Closure Bylaw - Portion of Road South of Doyle between 1415 Ellis Street and 1402, 1408 & 1414 St. Paul Street
To give first, second and third readings to Bylaw No. 10725 in order to authorize the City to permanently close and remove the highway dedication of a portion of road South of Doyle Avenue between Ellis Street and St. Paul Street.

- 6.04 Manager, Property Management, dated July 5, 2012, re: [Parking around Kelowna General Hospital](#)
To provide Council with an update on the approved recommendations related to parking in the Kelowna General Hospital neighbourhood.
- 6.05 Manager, Property Management, dated July 5, 2012, re: [Residential Parking Permits](#)
To obtain Council's approval for the implementation of a fee for Residential Parking Permits in order to better reflect the cost of administering and enforcing the program.
 - 6.05.1 [Bylaw No. 10687](#) - Amendment No. 20 to Traffic Bylaw No. 8120
To give first, second and third readings to Bylaw No. 10687 in amend City of Kelowna Traffic Bylaw No. 8120 in order to implement a fee for Residential Parking Permits.
- 7. BYLAWS FOR ADOPTION (Non-Development Related)
 - 7.01 City Clerk, dated June 26, 2012, re: [Parks and Public Spaces Bylaw](#)
To adopt Bylaw No. 10680, being the Parks and Public Spaces Bylaw.
 - 7.02 City Clerk, dated June 26, 2012, re: [Amendment No. 5 to Bylaw Notice Enforcement Bylaw No. 10475](#)
To adopt Bylaw No. 10475, being Amendment No. 5 to Bylaw Notice Enforcement Bylaw No. 10475.
- 8. MAYOR & COUNCILLOR ITEMS
- 9. TERMINATION