

PUBLIC HEARING

DECEMBER 11, 2012 - COUNCIL CHAMBER

CITY HALL - 1435 WATER STREET

6:00 P.M.

CHAIRMAN WILL CALL THE HEARING TO ORDER:

1. (a) **The purpose of this Hearing is to consider certain bylaws which, if adopted, shall amend *Kelowna 2030* - Official Community Plan Bylaw No. 10500 and Zoning Bylaw No. 8000.**
 - (b) All persons who believe that their interest in property is affected by the proposed bylaws shall be afforded a reasonable opportunity to be heard or to present written submissions respecting matters contained in the bylaws that are the subject of this hearing.
 - (c) All information, correspondence, petitions or reports that have been received concerning the subject bylaws have been made available to the public. The correspondence and petitions received after November 23, 2012 (date of notification) are available for inspection during the course of this hearing and are located on the information table in the foyer of the Council Chamber.
 - (d) Council debate on the proposed bylaws is scheduled to take place during the Regular Council meeting after the conclusion of this Hearing. It should be noted, however, that for some items a final decision may not be able to be reached tonight.
 - (e) It must be emphasized that Council will not receive any representation from the applicant or members of the public after conclusion of this Public Hearing.
2. **The City Clerk will provide information as to how the meeting was publicized.**

3. INDIVIDUAL BYLAW SUBMISSIONS:

Item 3.1

[BYLAW NO. 10782 \(Z11-0083\)](#)

Legal Description:

Owner/Applicant:

Requested Zoning Change:

Purpose:

LOCATION: 1429 KLO Road

Lot 52, District Lot 131, ODYD, Plan 186, Except Plan KAP78326

Arnold and Melitta Frank / Protech Consultants Ltd.

From the A1 - Agriculture 1 zone to the RM7 - Mobile Home Park zone

The applicant is proposing to rezone the subject property in order to develop a modular home park containing a total of 92-94 units.

Item 3.2

[BYLAW NO. 10783 \(Z12-0059\)](#)

Legal Description:

Owner/Applicant:

Requested Zoning Change:

Purpose:

LOCATION: 250 and 260 Lake Avenue

Lots 5 and 6, Block D, District Lot 14, ODYD, Plan 2220

Marianne Hill / Ed Guy

From the RU1 - Large Lot Housing zone to the RU3 - Small Lot Housing zone

The applicant is proposing to rezone both subject properties in order to facilitate a lot line adjustment between the two properties with the intention of preserving the existing home at 260 Lake Avenue.

Item 3.3

[BYLAW NO. 10784 \(TA12-0011\)](#)

Applicant:

Proposed Text Amendment:

Purpose:

City of Kelowna

To introduce 'household repair services' as a permitted secondary use within the RM6 - High Rise Apartment Housing zone.

The applicant is proposing to amend the City of Kelowna Zoning Bylaw No. 8000 in order to introduce 'household repair services' as a permitted secondary use within the RM6 - High Rise Apartment Housing zone.

Item 3.4

[BYLAW NO. 10785 \(Z12-0067\)](#)

Legal Description:

Owner/Applicant:

Requested Zoning Change:

Purpose:

LOCATION: 3563 Scott Road

Lot 9, District Lot 134, ODYD, Plan 20399

John Hodges

From the RU1 - Large Lot Housing zone to the RU2 - Medium Lot Housing zone

The applicant is proposing to rezone the subject property in order to facilitate the subdivision of the existing lot into two lots.

4. PROCEDURE ON EACH BYLAW SUBMISSION:

- (a) Brief description of the application by City Staff (Planning).
- (b) The Chairman will request that the City Clerk indicate all information, correspondence, petitions or reports received for the record.
- (c) The applicant is requested to make representation to Council regarding the project and is encouraged to limit their presentation to 15 minutes.

- (d) The Chairman will call for representation from the public in attendance.
 - (i) The microphone at the podium has been provided for any person(s) wishing to make representation to the meeting.
 - (ii) The Chair will recognize ONLY speakers at podium.
 - (iii) Speakers are encouraged to limit their remarks to 5 minutes. However, if they have additional information they may address Council again after all other members of the public have been heard a first time.
- (e) Once the public has had an opportunity to comment, the applicant is given an opportunity to respond to any questions raised. The applicant is requested to keep the response to a total of 10 minutes maximum.
- (f) Questions of staff by members of Council must be asked before the Public Hearing is closed and not during debate of the bylaw at the Regular Meeting, unless for clarification.
- (g) Final calls for representation (Ask three times). Unless Council directs that the public hearing on the bylaw in question be adjourned (held open), the chairman shall state to the gallery that the public hearing on that bylaw is closed.

Note: Any applicant or member of the public may use visual aids (eg. photographs, sketches, slideshows, etc.) to assist in their presentation or questions. The computer station and ELMO document camera at the public podium are available. Please ask staff for assistance prior to your item if required.

5. TERMINATION