

**City of Kelowna  
Regular Council Meeting  
AGENDA**



Monday, May 27, 2013  
2:00 pm  
Council Chamber  
City Hall, 1435 Water Street

Pages

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

5 - 11

Regular PM Meeting - May 13, 2013

3. Public in Attendance

3.1 Luby Pow, CEO, Southern Interior Development Initiatives Trust, re:  
Presentation to Kelowna City Council

12 - 27

To provide Council with information regarding the Southern Interior Development Initiatives Trust.

4. Unfinished Business

4.1 Agricultural Land Reserve Appeal Application No. A13-0004 - Supplemental  
Report, 982 Old Vernon Road, Manraj and Jeetender Kandola

28 - 31

To consider a staff recommendation **NOT** to support a request from the applicant for permission from the Agricultural Land Commission to exclude approximately 4.04 ha (9.99 ac) from the Agricultural Land Reserve. If successful in excluding the property, the owners are proposing to rezone the subject property to an industrial use. An application to exclude the subject property was considered by Council on April 22, 2013. Council deferred consideration and directed staff to work with the Applicants and the Agricultural Land Commission in order to determine viable options for keeping

the subject property within the Agricultural Land Reserve and report back to Council. This supplemental report provides details with respect to discussions with the applicant and ALC staff and recommends forwarding the application as is.

**Mayor to invite the Applicants, or Applicants' Representative, to come forward.**

## 5. Development Application Reports & Related Bylaws

### 5.1 Rezoning Application No. Z12-0062 - 2190 Cooper Road, Brian and Linda Pahl 32 - 58

To consider a staff recommendation **NOT** to rezone the subject property from the A1 - Agriculture 1 zone to the A1t - Agriculture 1 with Agri-tourist Accommodation zone to allow for agri-tourist accommodation which would facilitate the development and operation of ten (10) recreational vehicle sites on the subject property.

**Mayor to invite the Applicants, or Applicants' Representative, to come forward.**

### 5.2 Rezoning Application No. Z13-0011 - 370 Fleming Road, Wendy Cullen & Michael Anderson 59 - 71

To rezone the subject property from the RU1 - Large Lot Housing zone to the RU1c - Large Lot Housing with carriage house zone to allow the legalization of a carriage house.

#### 5.2.1 Bylaw No. 10849 (Z13-0011) - 370 Fleming Road, Wendy Cullen & Michael Anderson 72 - 72

To give Bylaw No. 10849 first reading.

### 5.3 Agricultural Land Reserve Appeal Application No. A13-0008 - 3690 Berard Road and 1640 Ward Road, Ronald, James and Wilma McMillan 73 - 106

To obtain a Council recommendation on a proposal to operate two non-farm uses in the Agricultural Land Reserve (ALR). Specifically, the applicant is seeking non-farm uses with respect to an activity referred to as Farmersgolf™ and a concession stand for visitors to the farm.

### 5.4 Rezoning Application No. Z10-0013, Extension Request - 546 McWilliams Road, Terry Oxley 107 - 109

To extend the date for adoption of the Zone Amending Bylaw from May 18, 2012 to May 18, 2013 and to further extend the date for adoption of the Zone Amending Bylaw from May 18, 2013 to May 14, 2014.

**6. Bylaws for Adoption (Development Related)**

- 6.1 Bylaw No. 10783 (Z12-0059) - 250 and 260 Lake Avenue, Marianne Hill** 110 - 111

To consider adoption of Bylaw No. 10783, being Z12-0059 Marianne Hill (Ed Guy) - 250 and 260 Lake Avenue in order to rezone from RU1 - Large Lot Housing zone to the RU3 - Small Lot Housing zone.

- 6.2 Bylaw No. 10804 (TA12-0012) - Amendment to City of Kelowna Zoning Bylaw No. 8000, Care Centre Text Amendments, City of Kelowna** 112 - 117

To consider adoption of Bylaw No. 10804, being TA12-0012 in order to update the Zoning Bylaw.

**7. Non-Development Reports & Related Bylaws**

- 7.1 Development Application Process Review - Final Report and Recommendations** 118 - 178

To inform Council of the review undertaken by staff to identify opportunities to improve the City's development process and to receive Council's endorsement of the report and associated recommendations.

- 7.2 Ellis Street Truck Route** 179 - 183

The purpose of this report is to provide Council with information related to discussions with BC Ministry of Transportation and Infrastructure (MoTI) staff regarding potential upgrades to the intersection of Harvey Avenue (Highway 97) and Gordon Drive to accommodate closure of Ellis Street to heavy truck traffic; to report back on input from affected businesses, residents, and stakeholders; and to provide a recommendation to Council regarding the potential closure of the Ellis Street truck route.

- 7.3 Transit 2013/2014 Annual Operating Agreements** 184 - 190

To provide Council with information on Transit costs for the current year and receive Council authorization to sign the Annual Operating Agreements for the current year along with the amended agreement for last year.

7.4	License of Occupation - City of Kelowna to Callahan Construction Company Ltd. and 3720 Investments Ltd. (Mission Park Shopping Centre)	191 - 201
	To provide a License of Occupation for a bus shelter that furthers the development of the RapidBus service.	
7.5	Concession and Vendor Bid Awards	202 - 334
	To obtain Council endorsement to award activity and food concessions and a mobile vending contract to operate concessions at City Park, Ben Lee Park, Waterfront Park and Queensway Street.	
7.6	Commercial Lease - Duncan's Bistro & Bar Ltd., 375 Lawrence Avenue (Chapman Parkade)	335 - 373
	That Council approve the Lease to Duncan's Bistro & Bar Ltd.	
7.7	Corporate GHG Emissions Update	374 - 383
	Purpose of report is to present the latest corporate GHG emissions data and highlight GHG emissions reduction projects. The community actions were highlighted in a separate Council report on Feb 12, 2013 (Climate Action Revenue Incentive Program Reporting Requirement).	
8.	<b>Bylaws for Adoption (Non-Development Related)</b>	
8.1	Bylaw No. 10848 - Road Closure Bylaw, A Portion of Road that bisects 2018 Cross Road	384 - 386
	To consider adoption of Bylaw No. 10848 being Road Closure and Removal of Highway Dedication - A Portion of Road that bisects 2018 Cross Road.	
	<b>Mayor to invite anyone in the public gallery who deems themselves affected by the proposed Road Closure to come forward.</b>	
9.	Mayor and Councillor Items	
10.	Termination	