

PUBLIC HEARING

JUNE 26, 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 June 8, 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. 10673 \(OCP09-0016\)](#)

[BYLAW NO. 10670 \(TA09-0007\)](#)

[BYLAW NO. 10668 \(Z09-0071\)](#)

[BYLAW NO. 10669 \(Z09-0071\)](#)

LOCATION: 5505 Chute Lake Road

Legal Description:

A portion of the North East ¼, Section 14, Township 28, SDYD, Except Plan KAP57304
Calcan Investments Ltd.

Owner/Applicant:

Official Community Plan Amendment:

To change the Future Land Use designation from the Major Park and Open Space designation and the Single/Two Unit Residential (Hillside) designation to the Major Park and Open Space designation, the Single/Two Unit Residential (Hillside) designation and the Multiple Unit Residential (Cluster Housing) designation.

Proposed Text Amendment:

To introduce three new hillside zones, including RH1 - Hillside Large Lot Residential, RH2 - Hillside Two Dwelling Housing and RHM3 - Hillside Cluster Housing

Requested Zoning Change:

From the A1 - Agriculture 1 zone to the RH1 - Hillside Large Lot Residential zone, the P3 - Parks and Open Space zone and the RHM3 - Hillside Cluster Housing zone.

Purpose:

The applicant is proposing to amend the Official Community Plan, amend City of Kelowna Zoning Bylaw No. 8000 by introducing three new hillside zones and rezone the subject property in order to better reflect the boundaries of the developable areas and to permit the use of hillside cluster housing zones on the parcel.

Item 3.2

[BYLAW NO. 10713 \(Z12-0015\)](#)

Legal Description:

LOCATION: 1356 Mountainview Street

Owner/Applicant:

Lot 22, Section 29, Township 26, ODYD, Plan 5070

Requested Zoning Change:

Antonio and Jennifer Pagnotta

Purpose:

From the RU1 - Large Lot Housing zone to the RU1s - Large Lot Housing with Secondary Suite zone.

The applicant is proposing to rezone the subject property in order to construct a secondary suite within an accessory building.

Item 3.3

[BYLAW NO. 10715 \(Z12-0026\)](#)

Legal Description:

LOCATION: 678 Westpoint Court

Owner/Applicant:

Lot A, District Lot 358, ODYD, Plan KAP76046, Except Plan KAP84981

Requested Zoning Change:

Bhushan and Arunlata Singla

Purpose:

From the RU1 - Large Lot Housing zone to the RU1s - Large Lot Housing with Secondary Suite zone.

The applicant is proposing to rezone the subject property in order to construct a secondary suite within a single family dwelling.

Item 3.4

[BYLAW NO. 10716 \(Z12-0025\)](#)

Legal Description:

LOCATION: 4155 McClain Road

Owner/Applicant:

Lot 1, Section 2 and 3, Township 26, ODYD, Plan KAP91355

Requested Zoning Change:

David and Monica Haiworonsky / David Haiworonsky

Purpose:

From the RR1 - Rural Residential 1 zone to the RR1s - Rural Residential 1 with Secondary Suite zone.

The applicant is proposing to rezone the subject property in order to construct a secondary suite within a single family dwelling.

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**