



City of Kelowna

Date: Tuesday, May 26, 2015
Location: Council Chamber
City Hall, 1435 Water Street

Members Present Mayor Colin Basran, Councillors Ryan Donn, Gail Given, Tracy Gray, Charlie Hodge, Brad Sieben, Mohini Singh, Luke Stack

Members Absent Councillor Maxine DeHart

Staff Present City Manager, Ron Mattiussi; City Clerk, Stephen Fleming; Urban Planner, Ryan Roycroft*; Urban Planning Manager, Ryan Smith*; Council Recording Secretary, Arlene McClelland

(* Denotes partial attendance)

1. Call to Order

Mayor Basran called the meeting to order at 8:09 p.m.

2. Reaffirmation of Oath of Office

The Oath of Office was read by Councillor Sieben.

3. Confirmation of Minutes

Moved By Councillor Hodge/Seconded By Councillor Singh

R402/15/05/26 THAT the Minutes of the Regular Meeting of May 12, 2015 be confirmed as circulated.

Carried

4. Bylaws Considered at Public Hearing

4.1 700 Highway 33 East, BL11083 (TA15-0002) - Amending Agriculture 1 Zone

Bylaw was not considered.

4.2 773 Glenmore Road & 720 Valley Road, BL11090 (OCP14-0008) - 0904419 BC Ltd.

Moved By Councillor Gray/Seconded By Councillor Hodge

R403/15/05/26 THAT Bylaw No. 11090 be read a second and third time.

Carried

4.3 BL11091 (TA14-0005) - Replacing the CD3 - Comprehensive Development Three Zone in Zoning Bylaw No. 8000

Moved By Councillor Hodge/Seconded By Councillor Donn

R404/15/05/26 THAT Bylaw No. 11091 be read a second and third time.

Carried

4.4 773 Glenmore Road & 720 Valley Road, BL11092 (Z14-0010) - 0904419 BC Ltd.

Moved By Councillor Gray/Seconded By Councillor Donn

R405/15/05/26 THAT Bylaw No. 11092 be read a second and third time.

Carried

4.5 2265 Wilkinson Street, BL11093 (Z15-0015) - Jacob & Julie Cruise

Moved By Councillor Hodge/Seconded By Councillor Donn

R406/15/05/26 THAT Bylaw No. 11093 be read a second and third time.

Carried

Moved By Councillor Hodge/Seconded By Councillor Donn

R407/15/05/26 THAT Council direct staff to hold a Monday AM open meeting workshop to review the two storey accessory building regulations.

Carried

4.6 1432 McInnes Avenue, BL11094 (Z15-0014) - Caroline Kaltenhauser

Moved By Councillor Singh/Seconded By Councillor Sieben

R408/15/05/26 THAT Bylaw No. 11094 be read a second and third time.

Carried

4.7 1280 Highway 33 East, BL11095 (Z15-0011) - Imre & Jennifer Csorba

Moved By Councillor Singh/Seconded By Councillor Sieben

R409/15/05/26 THAT Bylaw No. 11095 be read a second and third time.

Carried

5. Notification of Meeting

The City Clerk advised that Notice of Council's consideration of these *Development Variance Permit Applications* was given by sending out or otherwise delivering 12 statutory notices to the owners and occupiers of surrounding properties, between May 12 and May 15, 2015.

The correspondence and/or petitions received in response to advertising for the applications on tonight's Agenda were arranged and circulated to Council in accordance with Council Policy No. 309.

6. Development Permit and Development Variance Permit Reports

6.1 792 Lawrence Avenue, DP15-0048 & DVP15-0049 - Astrid Kneipp

Staff:

- Provided a PowerPoint Presentation summarizing the application.

The City Clerk advised that the following correspondence was received:

Letter of Support Submitted by the Applicant:
Scott Renou, 809 Bernard Avenue

Mayor Basran invited the applicant or anyone in the public gallery who deemed themselves affected to come forward, followed by comments of Council.

Astrid Kneipp, Lawrence Avenue, Applicant

- Confirmed that neighbours are supportive of the application.

There were no further comments.

Moved By Councillor Hodge/Seconded By Councillor Given

R410/15/05/26 THAT Council authorizes the issuance of Development Permit No. DP15-0048 for Lot 46 Block 15 District Lot 138 ODYD Plan 262, Located at 792 Lawrence Avenue, Kelowna, BC subject to the following:

1. The dimensions and siting of the building and landscaping to be constructed on the land be in general accordance with Schedule 'A';
2. The exterior design and finish of the building to be constructed on the land, be in general accordance with Schedule 'B';

AND THAT Council authorizes the issuance of Development Variance Permit No. DVP15-0049, for Lot 46 Block 15 District Lot 138 ODYD Plan 262, Located at 792 Lawrence Avenue, Kelowna, BC;

AND THAT variances to the following section of Zoning Bylaw No. 8000 be granted:

Section 13.6.6(d): RU6 - Two Dwelling Housing - Development Regulations

Vary the minimum required side yard setback (west) from 2.0 m required to 1.6 m proposed.

Vary the minimum required side yard setback (east) from 2.0 m required to 1.6 m proposed.

AND FURTHER THAT this Development Permit and Development Variance Permit be valid for two (2) years from the date of Council approval with no opportunity to extend.

Carried

6.2 341 Clifton Road, BL10892 (Z13-0035) - Adrian Hazzi & Mandi Moore

Moved By Councillor Donn/Seconded By Councillor Stack

R411/15/05/26 THAT Bylaw No. 10892 be adopted.

Carried

6.3 341 Clifton Road, DVP14-0240 - Adrian Hazzi & Mandi Moore

Staff:

- Provided a PowerPoint Presentation summarizing the application and responded to questions from Council.

The City Clerk advised that no correspondence was received.

Mayor Basran invited the applicant or anyone in the public gallery who deemed themselves affected to come forward, followed by comments of Council.

Matt Cameron, CTQ Consultants, Applicant Representative

- Believes this is an exciting project even though there are some challenges to create Green Street on slopes.
- Confirmed Green Street concept is bonded.
- Responded to questions from Council.

There were no further comments.

Moved By Councillor Stack/Seconded By Councillor Hodge

R412/15/05/26 THAT final adoption of Zone Amending Bylaw No. 10892 be considered by Council;

AND THAT Council authorizes the issuance of Development Variance Permit No. DVP14-0240 for Lot 5, Section 31, Township 26, ODYD, Plan 10686, located on 341 Clifton Road, Kelowna, BC;

AND THAT a variance to the following section of Zoning Bylaw No. 8000 be granted:

Section 13.2.5(b): RU2 - Medium Lot Housing Subdivision Regulations

To vary the minimum lot depth from 30.0 m permitted to 24.19 m (future Lot 5) and 22.91 m (future Lot 9) proposed, as shown on the attached Schedule A.

AND FURTHER THAT this Development Variance Permit is valid for two (2) years from the date of Council approval, with no opportunity to extend.

Carried

7. Reminders

Wild Festival for Youth - Grant Application

Mayor Basran

- Referenced additional information he circulated to Council regarding the Grant request for \$2,800 from Wild Festival for Youth.
- Confirmed funding source would be from Council contingency.
- Responded to questions from Council.

Moved By Councillor Given/Seconded By Councillor Donn

R413/15/05/26 THAT Council authorizes the Grant for the Wild Festival for Youth Event to be held on June 11, 2015 in Kelowna, B.C., in the amount of \$2,800.00, be funded from Council contingency.

Carried

8. Termination

The meeting was declared terminated at 9:01 p.m.

Mayor

City Clerk

/acm