

Chapter 2: Regional Context







“Both the City of Kelowna and the Regional District of Central Okanagan have traditionally experienced relatively high rates of growth compared to provincial and national averages.”

In accordance with Section 446 of the Local Government Act, an OCP must include a Regional Context Statement where a Regional Growth Strategy (RGS) applies to the same area as the OCP. Kelowna is within the jurisdictional boundary of the Regional District of Central Okanagan. The Regional District of Central Okanagan Regional Growth Strategy Bylaw No. 1336, 2013 was adopted on June 23, 2014.

The RGS establishes a vision for the region to grow in a manner that promotes economic, environmental and social health. The policy direction of the City of Kelowna OCP is consistent with the intent of the RGS. Table 2.1 below demonstrates the connection between the RGS issue areas and goals and relevant OCP objectives and policies.

Table 2.1 Relationship between Regional Issue Areas and the OCP

Regional Growth Strategy Issue Area & Goal	Related OCP Section		
	Chapter	Objective	Policy
<p>Our Land</p> <p>To manage the land base effectively to protect natural resources and limit urban sprawl</p>	5. Development Process	5.1 Ensure New Development is Consistent with OCP Goalsa	5.1.3 Rutland & Downtown Revitalization Tax Exemption
		5.2 Develop Sustainably	5.2.3 Complete Suburbs 5.2.4 Complete Communities 5.2.5 Integrated Land Use
		5.3 Focus Development to Designated Growth Areas	5.3.1 Permanent Growth Boundary 5.3.2 Compact Urban Form
		5.33 Protect and Enhance Local Agriculture	5.33.3 Urban Uses
	7. Infrastructure	7.3 Invest Infrastructure Funds to Deliver on Community Goals	7.3.2 DCC Framework
		7.4 Ensure that Densification of Existing Neighbourhoods Happens in a Context of Directly Contributing to Enhanced Livability	7.4.1 Urban Centres and Densifying Neighbourhoods
<p>Our Economy</p> <p>To develop and enhance a positive business environment in the region to achieve a dynamic, resilient and sustainable economy</p>	5. Development Process	5.19 Ensure Development is Compatible with Surrounding Land Uses	5.19.6 North End Industrial (High Tech and Incubator)
		5.30 Ensure Adequate Industrial Land Supply	5.30.1 Industrial Supply Protection

Regional Growth Strategy Issue Area & Goal	Related OCP Section		
	Chapter	Objective	Policy
Our Economy To develop and enhance a positive business environment in the region to achieve a dynamic, resilient and sustainable economy	8. Economic Development	8.1 Focus on Economic Drivers that Generate New and Sustainable Wealth	8.1.1 Sustainable Prosperity 8.1.2 Economic Development Commission
		8.4 Encourage a Positive Investment Climate	8.4.2 Communication 8.4.4 Business Improvement Areas 8.4.5 Entrepreneurial Initiatives
		8.5 Ensure Kelowna is Competitive Relative to Other Jurisdictions	8.5.1 Monitor Costs
		8.7 Provide a Physical Infrastructure that Connects Businesses to their Markets	8.7.1 Highway 97 8.7.2 Transportation Networks 8.7.3 Mobility and Servicing 8.7.4 Communications Infrastructure 8.7.5 Airport
		8.9 Portray a Positive Image of Kelowna	8.9.1 Positive Image 8.9.2 Downtown
Our Water Resources To manage and protect water resources	5. Development Process	5.19 Ensure Development is Compatible with Surrounding Land Uses	5.19.1 Development Over Lake Surface
		5.36 Ensure Subdivisions are Consistent with Sustainability Goals	5.36.1 Hydro-Geologically Sensitive Areas
	7. Infrastructure	7.17 Minimize Environmental Impacts of Parks	7.17.2 Water Conservation

Regional Growth Strategy Issue Area & Goal	Related OCP Section		
	Chapter	Objective	Policy
Our Water Resources To manage and protect water resources	7. Infrastructure	7.20 Ensure an Adequate Supply of High Quality Water	7.20.1 Water Availability for Agriculture 7.20.2. Irrigation District Boundaries and Standards 7.20.3 Groundwater Protection
		7.21 Minimize Unnecessary Water Consumption	7.21.1 Best Practices
		7.23 Manage Stormwater and Run-off to Reduce Risk of Flooding and Erosion	7.23.1 Run-off Volumes 7.23.2 Re-use of Stormwater 7.23.3 Urban Run-off Impacts 7.23.4 Surface Drainage / Detention Areas as Amenity Space
	12. Natural Environment DP Guidelines	The objective of Natural Environment Development Permit Areas is to ensure that negative impacts (disturbance) on environmentally sensitive areas are minimized.	Guidelines 7.0 Erosion Control 8.0 Water and Drainage 9.0 Groundwater
Our Health To contribute to the improvement of community health, safety and social well-being	5. Development Process	5.5 Ensure Appropriate and Context Sensitive Built Form	5.5.3 CPTED Guidelines
		5.6 Promote Social Well-being and Quality of Life by Providing Facilities that Serve All Community Members	5.6.1 Accessibility Measures
		5.14 Provide Parks for a Diversity of People and a Variety of Uses	5.14.2 Dedication of Linear Parks 5.14.6 Beach Access Dedications

Regional Growth Strategy Issue Area & Goal	Related OCP Section		
	Chapter	Objective	Policy
Our Health To contribute to the improvement of community health, safety and social well-being	5. Development Process	5.32 Ensure the Development of Institutional Facilities Meets the Needs of Residents	5.32.10 Health Care Facilities 5.32.13 Recreational Facilities
		5.36 Ensure Subdivisions are Consistent with Sustainability Goals	5.36.3 Design for People and Nature
	7. Infrastructure	7.2 Design Infrastructure to Deliver Maximum Benefit	7.2.4 Design Guidelines
		7.8 Provide more Active Transportation Infrastructure to: Increase Resilience in the Face of Higher Energy Prices; Improve Community Health; and Reduce Greenhouse Gas Emissions	7.8.2 Active Transportation 7.8.6 Signal Length / Wait Time 7.8.7 Pathway Configuration
		7.12 Provide Active and Passive Parks for a Diversity of People and a Variety of Uses	7.12.2 Natural Area Parks and Open Space 7.12.3 Regional Parks 7.12.5 Walking Radius 7.12.6 Glenmore Recreation Park 7.12.7 Alternative Park Space
		7.16 Develop Parkland to Respond to User Needs	7.16.1 Design to Context 7.16.2 Park Accessibility
	10. Social Sustainability	10.1 Promote Social Well-being and Quality of Life by Providing Facilities and Services for all Community Members	10.1.1 Distribution of Community Resources

Regional Growth Strategy Issue Area & Goal	Related OCP Section		
	Chapter	Objective	Policy
Our Food To support a regional food system that is healthy, resilient and sustainable	5. Development Process	5.2 Develop Sustainably	5.2.5 Integrated Land Use
		5.13 Increase Local Food Production	5.13.1 Farmer's Markets 5.13.2 Edible Landscapes 5.13.3 Community Gardens 5.13.4 Multi-residential Shared Garden
		5.33 Protect and Enhance Local Agriculture	5.33.1 Protect Agricultural Land 5.33.2 ALR Exclusions 5.33.7 Subdivision
		5.34 Preserve Productive Agricultural Land	5.34.1 Secondary Suites 5.34.2 Farm Help Housing 5.34.3 Homeplating
	7. Infrastructure	7.5 Minimize Impacts on Agricultural Land	7.5.1 Service Corridors
Our Housing To improve the range of housing types and tenures to meet the social and economic needs of the region	5. Development Process	5.9 Support the Creation of Affordable and Safe Rental, Non-market and / or Special Needs Housing	5.9.1 Conversion of Rental Dwellings
		5.22 Ensure Context Sensitive Housing Development	5.22.7 Healthy Communities 5.22.8 Embracing Diversity 5.22.10 Adaptable Housing 5.22.11 Housing Mix 5.22.12 Carriage Houses & Accessory Apartments 5.22.13 Family Housing

Regional Growth Strategy Issue Area & Goal	Related OCP Section		
	Chapter	Objective	Policy
Our Housing To improve the range of housing types and tenures to meet the social and economic needs of the region	5. Development Process	5.23 Address the Needs of Families with Children through the Provision of Appropriate Family-oriented Housing	5.23.1 Ground-oriented Housing
	7. Infrastructure	7.3 Invest Infrastructure Funds to Deliver on Community Goals	7.3.1 Housing Mix
	10. Social Sustainability	10.3 Support the Creation of Affordable and Safe Rental, Non-market and / or Special Needs Housing	10.3.1 Housing Availability 10.3.2 City-owned Land 10.3.4 Use of the Housing Opportunities Reserve Fund
Our Climate To minimize regional greenhouse gas emissions and respond to the impacts of climate change	5. Development Process	5.2 Develop Sustainably	5.2.2 Sustainability Incentives
		5.16 Improve the Energy Efficiency and Environmental Performance of New Buildings	5.16.1 Heat Recovery 5.16.2 Eco-industrial Network 5.16.3 Variances for “Green” Features
	6. Environment	6.2 Improve Energy Efficiency and Reduce Community Greenhouse Gas Emissions	6.2.1 GHG Reduction Target and Actions
	7. Infrastructure	7.1 Apply Sustainable Decision-making Approaches in Infrastructure Planning and Procurement	7.1.3 Greenhouse Gas Reduction Criteria
		7.8 Provide more Active Transportation Infrastructure to: Increase Resilience in the Face of Higher Energy Prices; Improve Community Health; and Reduce Greenhouse Gas Emissions	7.8.1 Sidewalk Funding 7.8.2 Active Transportation 7.8.5 Walkability 7.8.8 Bicycle Parking 7.8.9 Utility and ROW Corridors
		7.19 Ensure Efficient, Sustainable and Context Sensitive Implementation of Utilities	7.19.2 Energy Reduction Priorities 7.19.3 Renewable Energy

Regional Growth Strategy Issue Area & Goal	Related OCP Section		
	Chapter	Objective	Policy
Our Ecosystems Be responsible stewards of natural ecosystems to protect, enhance and restore biodiversity in the region	5. Development Process	5.2 Develop Sustainably	5.2.5 Integrated Land Use
		5.15 Ensure Environmentally Sustainable Development	5.15.1 No Net Loss of Aquatic Habitat Productivity
			5.15.2 No Net Loss of Terrestrial Habitat
			5.15.3 Environmentally Sensitive Area Linkages
	5.22 Ensure Context Sensitive Housing Development	5.15.7 Protection Measures	
		5.15.11 Habitat Protection	
	5.35 Maintain Biodiversity and Connectivity in Agricultural Environments	5.15.12 Steep Slopes	
		5.22.1 Cluster Housing	
	6. Environment	6.1 Protect and Enhance Kelowna's Biodiversity	5.35.1 Biodiversity
			6.1.1 Natural Ecosystem Management
6.3 Maintain and Enhance Kelowna's Natural Resources	6.1.2 Species at Risk		
	6.3.1 Tree Canopy Coverage		
7. Infrastructure	7.12 Provide Active and Passive Parks for a Diversity of People and a Variety of Uses	6.3.2 Preferred Plant Species	
		7.12.2 Natural Area Parks and Open Space	
		7.12.3 Regional Parks	

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Regional Growth Strategy Issue Area & Goal	Related OCP Section		
	Chapter	Objective	Policy
<p>Our Ecosystems</p> <p>Be responsible stewards of natural ecosystems to protect, enhance and restore biodiversity in the region</p>	12. Natural Environment DP Guidelines	The objective of Natural Environment Development Permit Areas is to ensure that negative impacts (disturbance) on environmentally sensitive areas are minimized.	<p>Guidelines</p> <p>1.0 Biodiversity</p> <p>2.0 Habitat Protection</p> <p>3.0 Buffers</p> <p>4.0 Vegetation</p> <p>8.0 Water and Drainage</p> <p>11.0 Use of Environmentally Sensitive Areas</p> <p>12.0 Riparian Management Areas</p>
<p>Our Transportation</p> <p>To enhance the regional transportation system to ensure that it is accessible, affordable, and efficient</p>	5. Development Process	5.10 Ensure Opportunities are Available for Greater Use of Active Transportation and Transit to: Improve Community Health; Reduce Greenhouse Gas Emissions; and Increase Resilience in the Face of Higher Energy Prices	<p>5.10.1 Maximize Pedestrian / Cycling Connectivity</p> <p>5.10.2 Transit Infrastructure</p>
		5.11 Support Parking Management Programs that Promote Reduced Vehicle Ownerships, Reduced Vehicle Trips and Increased Use of Active Modes of Transportation	<p>5.11.1 Parking Relaxations</p> <p>5.11.3 Preferred Parking</p>
	7. Infrastructure	7.6 Place Increased Emphasis on Sustainable Modes of Transportation (Walking, Cycling, Transit) while Maintaining Automobile, Commercial Goods and Emergency Vehicle Mobility	<p>7.6.1 Transportation Infrastructure Priority</p> <p>7.6.2 Complete Streets</p>

Regional Growth Strategy Issue Area & Goal	Related OCP Section		
	Chapter	Objective	Policy
Our Transportation To enhance the regional transportation system to ensure that it is accessible, affordable, and efficient	7. Infrastructure	7.7 Reduce Peak Hour Trips and the Percentage of Trips Undertaken by Single Occupant Vehicles, Particularly in Urban Centres, in order to Reduce or Eliminate the Expansion of the Transportation Network and Capacity	7.7.2 Ease of Movement
		7.9 Ensure Efficient and Effective Transit Infrastructure and Facilities	7.9.1 Transit Priority 7.9.2 Transit Expansions 7.9.3 Transit Service 7.9.4 Base Level Transit Service
		7.10 Ensure Roadway Planning Supports Sustainability Goals	7.10.1 Roadway Modifications
Our Governance To respond to the needs of the region with an effective and efficient governance service model	2. Regional Context	2.1 Deliver Sustainable Services	2.1.1 Inter-municipal Co-operation
	7. Infrastructure	7.15 Develop Park Partnerships	7.15.1 Partnerships

POPULATION PROJECTIONS

Both the City of Kelowna and the Regional District of Central Okanagan have traditionally experienced relatively high rates of growth compared to provincial and national averages. From 2000 to 2011, the region's population grew an average of 2.1% annually. The majority of this growth was driven by intra-provincial migration, with an increase in interprovincial migration in recent years. The RGS anticipates population growth to continue to 2036, although the average annual rate of growth is expected to slow to 1.8%. The region's total population is projected to be 270,393 in 2036. These estimates are based on the 2011 Census and BC Stats data.

Chapter 3: Growth Projections of the OCP describes the expected population growth for the City of Kelowna until 2030. The OCP identifies an expected annual growth rate of 1.51% for the City of Kelowna with a total population of 161,701 by 2030. These estimates are based on 2008 BC Stats data; 2011 Census data was not available at the time the OCP was prepared and adopted.

The OCP growth projections are generally consistent with the RGS estimates given the available data. Other municipalities within the Regional District of Central Okanagan are expected to experience a somewhat higher rate of growth than the City of Kelowna.



EMPLOYMENT PROJECTIONS

The RGS indicates that traditional employment generators will continue to be significant for the region's economy. Growth in other sectors such as health care, education, research and development, tourism, aerospace and high tech are expected to diversify and strengthen the economy and to support job creation.

The OCP contains several policies that encourage diverse economic opportunities through support for new and existing businesses, specifically focusing on agricultural resources and the creative economy. Chapter 8: Economic Development also speaks to retaining and attracting a talented workforce that is innovative and entrepreneurial, supporting employment in the growing sectors identified in the RGS.

Other policies outline development processes and objectives for commercial and industrial land, supporting development that leads to job creation in well-positioned areas of the city. Commercial growth is expected to occur through new development on designated land as well as more intensive re-development of existing sites. There is a strong supply of designated industrial land to support development in that area.

The OCP is generally consistent with the direction of the RGS, promoting continued support for traditional employment sectors and encouraging growth in new sectors that create strong employment opportunities.

GREENHOUSE GAS EMISSIONS

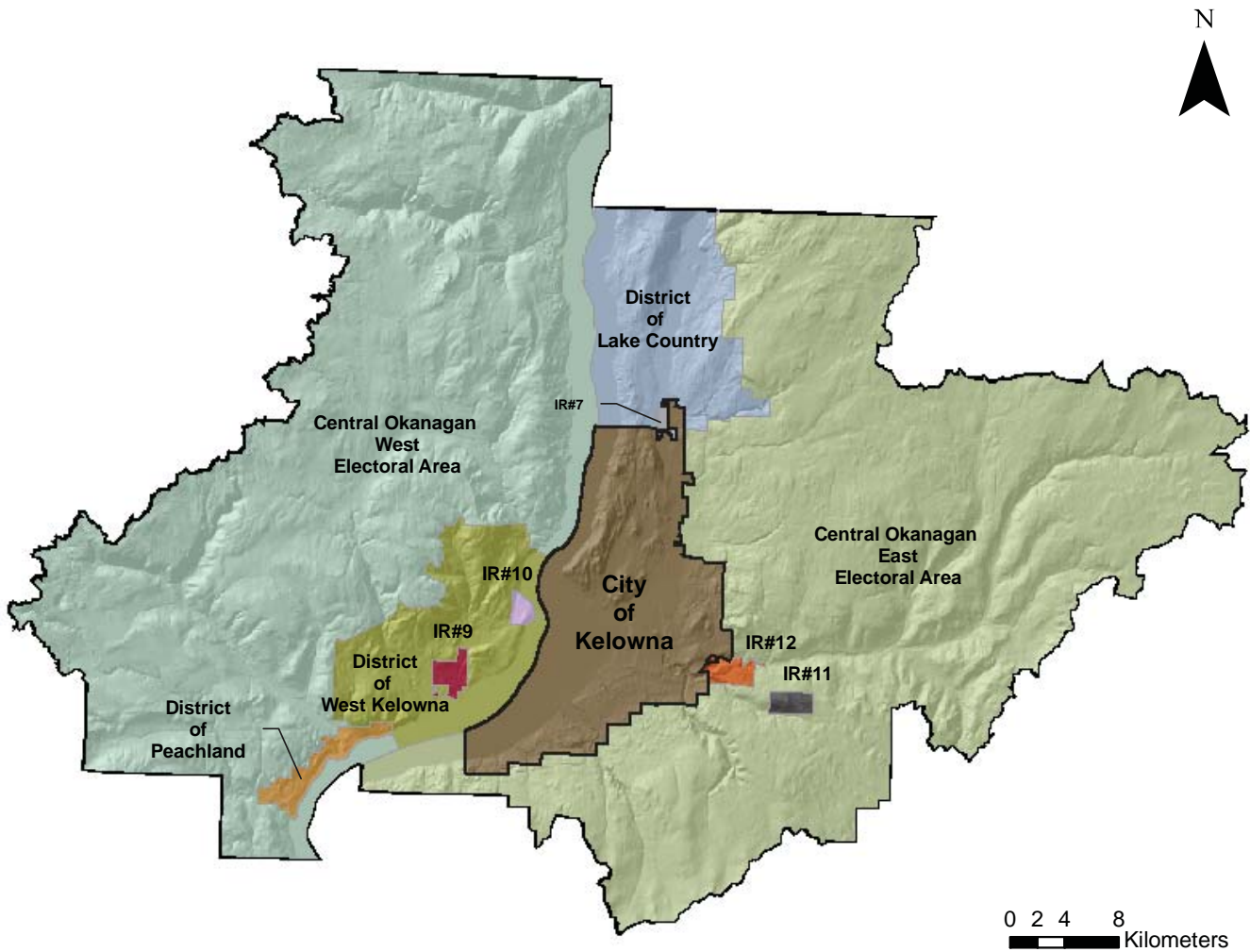
Policies and objectives in both the RGS and the OCP are consistent with the provincial target to reduce greenhouse gas emissions by 33% by 2020, and the RGS includes an additional target to reduce emissions by 80% by 2050 (from 2007 levels). OCP Policy 6.2.1: Greenhouse Gas Reduction Target and Actions identifies several means of reducing emissions, including forming strategic partnerships, supporting more mixed-use neighbourhoods, encouraging active transportation, promoting new building technologies, and incorporating corporate initiatives to reduce greenhouse gas emissions. Policies in Chapter 5: Development Process and Chapter 7: Infrastructure also support these goals as they relate to forms of development and transportation infrastructure.

THE CITY OF KELOWNA WILL:

Objective 2.1 Deliver sustainable services.

Policy .1

Inter-municipal Co-operation. Investigate opportunities and implement actions to efficiently plan and deliver programs and services with the Regional District of Central Okanagan and other neighbouring municipalities.



2006 Census Data
(Statistics Canada)

<i>Location</i>	<i>Population</i>	<i>Percentage of Area</i>
City of Kelowna	106,707	63%
District of West Kelowna	28,793	17%
District of Lake Country	9,606	5%
Central Okanagan West	8,018	5%
First Nations Reserve 9 & 10	6,207	4%
District of Peachland	4,883	3%
Central Okanagan East	3,978	2%
First Nations Reserve 7	1,923	1%
Total*	170,115	100%
<i>*Regional District</i>	162,276	

The City of Kelowna is part of the Regional District of Central Okanagan which encompasses Peachland, Lake Country, the District of West Kelowna and unincorporated communities on both sides of Okanagan Lake. The City of Kelowna is the largest community in the Regional District.