



## City of Kelowna Regular Council Meeting Minutes

Date: Monday, April 4, 2016  
 Location: Council Chamber  
 City Hall, 1435 Water Street

Members Present Deputy Mayor Luke Stack, Councillors Maxine DeHart, Ryan Donn, Gail Given, Tracy Gray, Charlie Hodge, Brad Sieben and Mohini Singh,

Members Absent Mayor Colin Basran

Staff Present Acting City Manager, Doug Gilchrist; City Clerk, Stephen Fleming; Community Planning Department Manager, Ryan Smith\*; Urban Planning Manager, Terry Barton\*; Parks Services Manager, Ian Wilson\*; Council Recording Secretary, Arlene McClelland

(\* Denotes partial attendance)

### 1. Call to Order

Deputy Mayor Stack called the meeting to order at 1:31 p.m.

Deputy Mayor Stack advised that the meeting is open to the public and all representations to Council form part of the public record. A live audio and video feed is being broadcast and recorded by CastaNet and a delayed broadcast is shown on Shaw Cable.

### 2. Confirmation of Minutes

Moved By Councillor Hodge/Seconded By Councillor Given

R228/16/04/04 THAT the Minutes of the Regular Meetings of March 21, 2016 be confirmed as circulated.

Carried

### 3. Development Application Reports & Related Bylaws

#### 3.1 1835 Gordon Drive, DP15-0264 - RG Properties Ltd.

Councillor DeHart declared a conflict of interest as her employer is in direct competition with the Coast Capri Hotel who are located on the same site as the Capri Centre Mall and departed the meeting at 1:33 p.m.

Staff:

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

The Deputy Mayor invited the Applicant, or Applicant's Representative to come forward.

Mr. Gavin Parry, Applicant:

- The current sign dates back to the 1960's and 1970's and wanted a more modern style as well as a more modern LED energy friendly approach.
- Want to provide a medium for community events and events within our facilities with the electronic screens in this high visibility location.
- The signage would fully comply with City Bylaws and will not have any animation.
- Responded to questions from Council.

There were no further comments.

Moved By Councillor Donn/Seconded By Councillor Singh

**R229/16/04/04** THAT Council NOT authorize the issuance of Development Permit No. DP15-0264 for Lot A, DL 137, ODYD, Plan KAP64836 Except Plan EPP33990 located at 1835 Gordon Drive, Kelowna, BC.

**Carried**  
Councillors Gray and Sieben - **Opposed**

### **3.2 889 McCurdy Place, Z16-0003 - P J S Holdings Ltd.**

Councillor DeHart rejoined the meeting at 1:59 p.m.

Staff:

- Displayed a PowerPoint Presentation summarizing the application.

Moved By Councillor Given/Seconded By Councillor Gray

**R230/16/04/04** THAT Rezoning Application No. Z15-0012 to amend the City of Kelowna Zoning Bylaw No. 8000 by changing the zoning classification of Strata Lot 23, District Lot 124, ODYD, Strata Plan KAS3323, together with an interest in the common property in proportion to the unit entitlement of the Strata Lot as shown on Form V, located on 889 McCurdy Place, Kelowna, BC from the I1 - Business Industrial zone to the I2 - General Industrial zone be considered by Council;

AND THAT the Zone Amending Bylaw be forwarded to a Public Hearing for further consideration.

**Carried**

### **3.3 889 McCurdy Place, BL11217 (Z16-0003) - P J S Holdings Ltd.**

Moved By Councillor Hodge/Seconded By Councillor Gray

**R231/16/04/04** THAT Bylaw No. 11217 be read a first time.

**Carried**

### 3.4 190 Homer Road, Z15-0044 - Kaskade Developments Group. Inc.

Staff:

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

Moved By Councillor Donn/Seconded By Councillor Hodge

**R232/16/04/04** THAT Rezoning Application No. Z15-0044 to amend the City of Kelowna Zoning Bylaw No. 8000 by changing the zoning classification of Lot 9, Section 27, Township 26, ODYD, Plan 14897 located at 190 Homer Rd, Kelowna, BC from the RU1 - Large Lot Housing zone to the RU1c - Large Lot Housing with Carriage House zone be considered by Council;

AND THAT the Rezoning Bylaw be forwarded to a Public Hearing for further consideration;

AND THAT final adoption of the Rezoning Bylaw be considered subsequent to the outstanding conditions of approval as set out in Schedule "A" attached to the Report from the Community Planning Department dated April 4, 2016.

**Carried**

### 3.5 190 Homer Road, BL11218 (Z15-0044) - Kaskade Developments Group Inc.

Moved By Councillor Donn/Seconded By Councillor Given

**R233/16/04/04** THAT Bylaw No. 11218 be read a first time.

**Carried**

### 3.6 2970 Shayler Court, Z15-0056 - Bruce & Helga Morris

Staff:

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

Moved By Councillor Donn/Seconded By Councillor Singh

**R234/16/04/04** THAT Rezoning Application No. Z15-0056 to amend the City of Kelowna Zoning Bylaw No. 8000 by changing the zoning classification of Lot 9 Section 29 Township 23 ODYD Plan KAP70569, located at 2970 Shayler Court, Kelowna, BC from the A1 - Agriculture 1 zone to the A1c - Agriculture 1 with Carriage House zone, be considered by Council;

AND THAT the Rezoning Bylaw be forwarded to a Public Hearing for further consideration;

AND THAT final adoption of the Rezoning Bylaw be considered subsequent to the outstanding conditions of approval by Glenmore-Ellison Improvement District as set out in Schedule "A" attached to the Report from Community Planning Department dated March 21, 2016.

**Carried**

### 3.7 2970 Shayler Court, BL11219 (Z15-0056) - Bruce & Helga Morris

Moved By Councillor Donn/Seconded By Councillor Given

**R235/16/04/04** THAT Bylaw No. 11219 be read a first time.

**Carried**

**3.8 990 Guisachan Road, OCP15-0019 & Z15-0065 - Strandhaus Developments Inc.**

Staff:

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

Moved By Councillor Given/Seconded By Councillor Sieben

**R236/16/04/04** THAT Official Community Plan Map Amendment Application No. OCP15-0019 to amend Map 4.1 in the Kelowna 2030 - Official Community Plan Bylaw No. 10500 by changing the Future Land Use designation of Lot 1 District Lot 136 ODYD Plan 1470 AND Lot 2 District Lot 136 ODYD Plan 1470, located at 990 Guisachan Road, Kelowna, BC from the EDINST - Educational/Major Institutional designation to the MRL - Multiple Unit Residential (Low Density) designation, be considered by Council; AND THAT Council considers the Public Information Session public process to be appropriate consultation for the *Purpose* of Section 879 of the *Local Government Act*, as outlined in the Report from the Community Planning Department dated April 4, 2016;

AND THAT Rezoning Application No. Z15-0065 to amend the City of Kelowna Zoning Bylaw No. 8000 by changing the zoning classification of Lot 1 District Lot 136 ODYD Plan 1470 AND Lot 2 District Lot 136 ODYD Plan 1470, located at 990 Guisachan Road, Kelowna, BC from the RU1 - Large Lot Housing Zone to the RM3 - Low Density Multiple Housing zone, be considered by Council;

AND THAT the Official Community Plan Map Amending Bylaw and Rezoning Bylaw be forwarded to a Public Hearing for further consideration;

AND THAT final adoption of the Rezoning Bylaw be considered subsequent to the outstanding conditions of approval as set out in Schedule "A" attached to the Report from the Community Planning Department dated April 4, 2016;

AND THAT final adoption of the Rezoning Bylaw be considered subsequent to the lot consolidation of the subject properties.

**Carried**

**3.9 990 Guisachan Road, BL11220 (OCP15-0019) - Strandhaus Developments Inc.**

Moved By Councillor Gray/Seconded By Councillor Hodge

**R237/16/04/04** THAT Bylaw No. 11220 be read a first time;

AND THAT the bylaw has been considered in conjunction with the City's Financial Plan and Waste Management Plan.

**Carried**

**3.10 990 Guisachan Road, BL11221 (Z15-0065) - Strandhaus Developments Inc.**

Moved By Councillor Gray/Seconded By Councillor Hodge

R238/16/04/04 THAT Bylaw No. 11221 be read a first time.

Carried

**3.11 477 Christleton Avenue, Z16-0007 - Legault Enterprises Ltd.**

Staff:

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

Moved By Councillor Sieben/Seconded By Councillor DeHart

R239/16/04/04 THAT Rezoning Application No. Z16-0007 to amend the City of Kelowna Zoning Bylaw No. 8000 by changing the zoning classification of Lot 1, District Lot 14, ODYD, Plan 8009, located at 477 Christleton Avenue, Kelowna, BC from the RU1 - Large Lot Housing zone to the RU6 - Two Dwelling Housing zone be considered by Council;

AND THAT the Rezoning Bylaw be forwarded to a Public Hearing for further consideration;

AND THAT final adoption of the Rezoning Bylaw be considered subsequent to the outstanding conditions of approval as set out in Schedule "A" attached to the Report from the Community Planning Department dated March 7, 2016;

AND FURTHER THAT final adoption of the Rezoning Bylaw be considered in conjunction with Council's consideration of a Development Permit and Development Variance Permit for the subject property.

Carried

**3.12 477 Christleton Avenue, BL11222 (Z16-0007) - Legault Enterprises Ltd.**

Moved By Councillor Singh/Seconded By Councillor DeHart

R240/16/04/04 THAT Bylaw No. 11222 be read a first time.

Carried

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

**4.1 1457 Highway 33 East, BL11129 (Z15-0020) - Francesco Guarini**

Moved By Councillor Dehart/Seconded By Councillor Singh

R241/16/04/04 THAT Bylaw No. 11129 be adopted.

Carried

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

**5.1 Snow and Ice Control Policy for Parks and Civic Properties**

## Staff:

- Presented a summary of the new Snow and Ice Control Policy and responded to questions from Council.

Moved By Councillor Hodge/Seconded By Councillor Gray

**R242/16/04/04** THAT Council adopts Council Policy No. 374 being "Snow and Ice Control Policy for Parks and Civic Properties" as outlined in the Report from the Park Services Manager dated April 4, 2016.

**Carried**

## 5.2 1525 Dickson Road (Portion of) - Proposed Road Closure

Moved By Councillor Hodge/Seconded By Councillor Singh

**R243/16/04/04** THAT Council receives for information, the Report from the Manager, Real Estate Services dated April 4, 2016, recommending that Council adopt the proposed road closure of a portion of road adjacent to 1525 Dickson Avenue;

AND THAT Bylaw No. 11224, being proposed road closure of a portion of land adjacent to 1525 Dickson Avenue, be given reading consideration.

**Carried**

## 5.3 1525 Dickson Road (Portion of), BL11224 - Road Closure Bylaw

Moved By Councillor DeHart/Seconded By Councillor Singh

**R244/16/04/04** THAT Bylaw No. 11204 be read a first, second and third time.

## 6. Bylaws for Adoption (Non-Development Related)

### 6.1 BL11200 - Amendment No. 7 to Miscellaneous Fees and Charges Bylaw No. 9381

Moved By Councillor Sieben/Seconded By Councillor Singh

**R245/16/04/04** THAT Bylaw No. 11200 be adopted.

**Carried**

### 6.2 BL11204 - Repeal Road Closure Bylaw No. 5158-81

The Deputy Mayor invited anyone in the public gallery who deems themselves affected by proposed reopening of a portion of Bowes Street between Glenwood Avenue and Guisachan Road to come forward.

No one came forward.

Moved By Councillor Sieben/Seconded By Councillor Singh

**R246/16/04/04** THAT Bylaw No. 11204 be adopted.

**Carried**

## 7. Mayor and Councillor Items

### Councillor Gray:

- Spoke to the Regional Library Board pilot project in Kelowna for those without a permanent address to receive a library card for the Okanagan Regional Library.

### Councillor Donn:

- Spoke to the Mayor's attendance as part of the Chamber of Commerce visit to Kasugai, Japan.

### Councillor Given:

- Welcomed delegates to the Council of Forest Industries Conference starting April 7<sup>th</sup>, 2016 at the Delta Grand Conference Centre.

### Deputy Mayor:

- Spoke to his attendance at the Change of Command Ceremony for the BC Dragoons.
- Spoke to the act of bravery displayed by construction workers in apprehending and assisting police officers in containing a suspect last Friday.

## 8. Termination

This meeting was declared terminated at 3:04 p.m.

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Mayor

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City Clerk