

# City of Kelowna Public Hearing AGENDA



Tuesday, March 16, 2021  
6:00 pm  
Council Chamber  
City Hall, 1435 Water Street

1. **Due to COVID-19 a Public Hearing Agenda will also include Regular Meeting Items**
2. **Call to Order the Public Hearing - START TIME 6:00 PM - Moubray Rd 387 - Z20-0092 (BL12156) - Ravdeep S. Tiwana and Kulwinder K. Khatra**

THE CHAIR WILL CALL THE HEARING TO ORDER:

The purpose of the Hearing is to hear from the public on matters contained in the various bylaws which, if adopted, will amend *Kelowna 2030* - Official Community Plan Bylaw No. 10500 and Zoning Bylaw No. 8000.

After the close of the Public Hearing, Council will then debate and vote on the proposed bylaws at the Regular Meeting that follows.

Council has been provided with the information, correspondence, petitions or reports that have been received concerning the subject bylaws. This information is available to the public online at [Kelowna.ca/council](http://Kelowna.ca/council) or by request to the Office of the City Clerk.

For those participating this evening, or who have already submitted letters to Council, a reminder that this Hearing is open to the public and all representations to Council form part of the public record. A live audio-video feed is being broadcast and recorded on [kelowna.ca](http://kelowna.ca).

In accordance with Order of the Provincial Health Officer on Gatherings and Events, applicants and the public are not permitted to attend in person. Participation by applicants and the public will be by electronic means only. Thank you for your co-operation.

Following the close of the Public Hearing, no further information from the applicant or members of the public will be accepted by Council.

3. **Individual Bylaw Submissions**
  - 3.1. **START TIME 6:00 PM - Moubray Rd 387 - Z20-0092 (BL12156) - Ravdeep S. Tiwana and Kulwinder K. Khatra**

To rezone the subject property from the RU<sub>1</sub> – Large Lot Housing zone to the RU<sub>2</sub> – Medium Lot Housing zone to facilitate a 2-lot subdivision, and to waive the Public Hearing.

**4. Termination**

**5. Call to Order the Regular Meeting**

**6. Bylaws Considered at Public Hearing**

**6.1. START TIME 6:00 PM - Moubray Rd 387 - BL12156 (Z20-0092) - Ravdeep S. Tiwana and Kulwinder K. Khatra**

To give Bylaw No. 12156 second and third reading in order to rezone the subject property from the RU1 – Large Lot Housing zone to the RU2 – Medium Lot Housing, and to waive the Public Hearing.

**7. Termination**

**8. Call to Order the Public Hearing - START TIME 6:00 PM - Hwy 97 N 2789-2791 - Z20-0098 (BL12168) - Carlyle Holdings Ltd., Inc.No. 273657**

The purpose of the Hearing is to hear from the public on matters contained in the various bylaws which, if adopted, will amend *Kelowna 2030* - Official Community Plan Bylaw No. 10500 and Zoning Bylaw No. 8000.

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**9. Individual Bylaw Submissions**

**9.1. START TIME 6:00 PM - Hwy 97 N 2789-2791 - Z20-0098 (BL12168) - Carlyle Holdings Ltd., Inc.No. 273657**

To rezone the subject property from the C10 – Service Commercial zone to the C10rcs – Service Commercial (Retail Cannabis Sales) zone to facilitate a retail cannabis sales establishment.

**10. Termination**

**11. Call to Order the Regular Meeting**

**12. Bylaws Considered at Public Hearing**

**12.1. START TIME 6:00 PM - Hwy 97 N 2789-2791 - BL12168 (Z20-0098) - Carlyle Holdings Ltd., Inc.No. 273657**

To give Bylaw No. 12168 second and third reading in order to rezone the subject property from the C10 – Service Commercial zone to the C10rcs – Service Commercial (Retail Cannabis Sales) zone.

**13. Termination**

**14. Call to Order the Public Hearing - START TIME 6:00 PM - Glenmore Dr 1064, 1074, 1084 - OCP20-0014 (BL12175) Z20-0067 (BL12176) - P275 Enterprises Ltd. Inc. No. BC1241904**

The purpose of the Hearing is to hear from the public on matters contained in the various bylaws which, if adopted, will amend *Kelowna 2030* - Official Community Plan Bylaw No. 10500 and Zoning Bylaw No. 8000.

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**15. Individual Bylaw Submissions**

**15.1. START TIME 6:00 PM - Glenmore Dr 1064, 1074, 1084 - OCP20-0014 (BL12175) Z20-0067 (BL12176) - P275 Enterprises Ltd. Inc. No. BC1241904**

To consider an Official Community Planning (OCP) Amendment to change the future land use designation of the subject lots from the MRL - Multiple Unit Residential (Low Density) designation to the MRM – Multiple Unit Residential (Medium Density) designation; To consider rezoning the subject lots from the RU1 – Large Lot Housing zone to the RM5r - Medium Density Multiple Housing (Residential Rental Tenure Only) zone to facilitate the development of a purpose-built rental building.

**16. Termination**

**17. Call to Order the Regular Meeting**

**18. Bylaws Considered at Public Hearing**

- 18.1. START TIME 6:00 PM - Glenmore Dr 1064, 1074, 1084 - BL12175 (OCP20-0014) - P275 Enterprises Ltd. Inc. No. BC1241904**

**Requires a majority of all members of Council (5).**

To give Bylaw No. 12175 second and third reading in order to change the future land use designation of the subject lots from the MRL - Multiple Unit Residential (Low Density) designation to the MRM – Multiple Unit Residential (Medium Density) designation.

- 18.2. START TIME 6:00 PM - Glenmore Dr 1064, 1074, 1084 - BL12176 (Z20-0067) - P275 Enterprises Ltd. Inc. No. BC1241904**

To give Bylaw No. 12176 second and third reading in order to rezone the subject lots from the RU1 – Large Lot Housing zone to the RM5r - Medium Density Multiple Housing (Residential Rental Tenure Only) zone.

**19. Termination**

- 20. Call to Order the Public Hearing - START TIME 6:45 PM - Sexsmith Rd 2996 - Z19-0072 (BL12177) - Larry L. Cota and Carla C. Cota**

The purpose of the Hearing is to hear from the public on matters contained in the various bylaws which, if adopted, will amend *Kelowna 2030* - Official Community Plan Bylaw No. 10500 and Zoning Bylaw No. 8000.

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**21. Individual Bylaw Submissions**

- 21.1. START TIME 6:45 PM - Sexsmith Rd 2996 - Z19-0072 (BL12177) - Larry L. Cota and Carla C. Cota**

To consider an application to rezone the subject property from the A1 – Agriculture 1 zone to the I6 – Low- Impact Transitional Industrial zone to allow for outdoor storage on the subject property.

**22. Termination**

**23. Call to Order the Regular Meeting**

**24. Bylaws Considered at Public Hearing**

**24.1. START TIME - 6:45 PM - Sexsmith Rd 2996 - BL12177 (Z19-0072) - Larry L. Cota and Carla C. Cota**

To give Bylaw No. 12177 second and third reading in order to rezone the subject property from the A1 – Agriculture 1 zone to the I6 – Low-Impact Transitional Industrial zone.

**25. Termination**

**26. Call to Order the Public Hearing - START TIME 6:45 PM - Sexsmith Rd 3030 - Z18-0116 (BL12178) - Jason G. Witt**

The purpose of the Hearing is to hear from the public on matters contained in the various bylaws which, if adopted, will amend *Kelowna 2030* - Official Community Plan Bylaw No. 10500 and Zoning Bylaw No. 8000.

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**27. Individual Bylaw Submissions**

**27.1. START TIME 6:45 PM - Sexsmith Rd 3030 - Z18-0116 (BL12178) - Jason G. Witt**

To consider an application to rezone the subject property from the A1 – Agriculture 1 zone to the I6 – Low- Impact Transitional Industrial zone to allow for outdoor storage on the subject property.

**28. Termination**

**29. Call to Order the Regular Meeting**

**30. Bylaws Considered at Public Hearing**

**30.1. START TIME 6:45 PM - Sexsmith Rd 3030 - BL12178 (Z18-0116) - Jason G. Witt**

To give Bylaw No. 12178 second and third reading in order to rezone the subject property from the A1 – Agriculture 1 zone to the I6 – Low-Impact Transitional Industrial zone.

**31. Termination**

**32. Procedure on each Bylaw Submission**

- (a) Brief description of the application by City Staff (Development Planning);
- (b) The applicant has up to 15 minutes to make representation to Council regarding the project.
- (c) The Chair will call for representation from the public participating online as follows:
  - (i) Any person wishing to make representation during the Hearing will have the opportunity to do so.
  - (ii) Speakers have up to 5 minutes to share their remarks.
- (d) Final calls for representation (ask three times). Unless Council directs that the Public Hearing on the bylaw in question be held open, the Chair shall state to participants that the Public Hearing on the Bylaw is closed.
- (e) Once the public has had an opportunity to comment, the applicant is given up to 10 minutes to respond to any questions raised.
- (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.

Note: Any applicant or member of the public may use electronic visual aids to assist in their presentation or questions. The participant must be able to share their screen to display the item.