

**City of Kelowna**  
**Regular Council Meeting**  
**AGENDA**



Monday, September 26, 2022

1:30 pm

Council Chamber

City Hall, 1435 Water Street

**1. Call to Order**

I would like to acknowledge that we are gathered today on the traditional, ancestral, unceded territory of the syilx/Okanagan people.

This Meeting 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.

**2. Development Application Reports & Related Bylaws**

**2.1. Ward Rd 1989 - A22-0004 FH22-0006 - Gill Family Orchards Inc., Inc.No. BC1159244**

To support an application to the Agricultural Land Commission for a Non-Adhering Residential Use to allow temporary farm worker housing to accommodate 24 seasonal farm workers on the subject property.

**2.2. Tower Ranch Blvd 2160 - OCP20-0006 Z20-0023 - Supplemental Report**

To waive the requirement for a Natural Environment and Hazard Development Permit and to forward Bylaws No. 12379 and 12380 for adoption.

**2.3. Tower Ranch Blvd 2160 - BL12379 (OCP20-0006) - 0977415 BC Ltd., Inc.No. BC0977415**

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

To adopt Bylaw No. 12379 in order to change the Future Land Use designation of portions of the subject property from the S-RES – Suburban Residential and REC – Private Recreational designations to the S-RES – Suburban Residential and REC – Private Recreational designations.

**2.4. Tower Ranch Blvd 2160 - BL12380 (Z20-0023) - 0977415 BC Ltd., Inc.No. BC0977415**

To adopt Bylaw No. 12380 in order to rezone portions of the subject property from the RU1 – Large Lot Housing, RU1h – Large Lot Housing (Hillside) and P3 – Parks and Open Space zones to the RU5 – Bareland Strata Housing and P3 – Parks and Open Space zones.

**2.5. Supplemental Report - Lakeshore 3773-3795 - TA20-0009 (BL12366) - Westcorp on the Lake Inc., Inc. No. A75763**

To authorize staff to enter into a Master Development Agreement for the subject property and adopt the proposed Zoning Bylaw amendment.

**2.6. Lakeshore 3773-3795 - BL12366 (TA20-0009) - Westcorp on the Lake Inc., Inc. No. A75763**

To adopt Bylaw No. 12366 in order to update the CD 24 - Comprehensive Zone of the Zoning Bylaw No. 8000.

**2.7. Lakeshore 3773-3795 - DP21-0183 - Westcorp on the Lake Inc, Inc. No. A75763**

To issue a Development Permit for the form and character of a comprehensive multi-family development comprising a mix of townhouses, commercial space, one high-rise building and two mid-rise buildings.

**2.8. Hilltown Dr 3310 - DP22-0112 - Kinnikinnik Developments Inc., Inc.No. BCo622664**

To issue a Development Permit for the form and character of a new multiple dwelling housing development.

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

**3.1. BL12375 - Zoning Bylaw**

To adopt Bylaw No. 12375.

**3.2. BL12386 - Density Bonusing for Public Amenities and Streetscape Reserve Fund**

To adopt Bylaw No. 12386.

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

**4.1. Tree Protection Bylaw No. 8041 Amendments**

To update the bylaw regulating the removal and replacement of trees in riparian management areas and hazardous condition (steep slope) areas.

**4.2. BL12025 - Amendment No. 2 to the Tree Protection Bylaw No. 8041**

To give Bylaw No. 12025 first, second and third reading.

**4.3. Development Application and Heritage Procedures Bylaw No. 12310 - Landscape Amendments**

To update Development Applications and Heritage Procedures Bylaw No. 12310 in order to change the landscaping procedures requirements.

**4.4. BL12423 - Amendment No. 1 to the Development Applications and Heritage Procedures Bylaw No. 12310**

To give Bylaw No. 12423 first, second and third reading.

**4.5. Policy Amendments Related to Zoning Bylaw No. 12375 and 2040 OCP Bylaw No. 12300 - City of Kelowna**

To approve changes to various Council Policies to align with Zoning Bylaw No. 12375 and 2040 Official Community Plan Bylaw No. 12300.

**4.6. Uptown Rutland BIA Bylaw Renewal 2023 - 2027**

To approve the renewal of a specified area for the purpose of annually funding, over a 5 year period, the Uptown Rutland Business Association.

**4.7. BL12427 - Uptown Rutland Business Improvement Area Bylaw 2023 - 2027**

To give Bylaw No. 12427 first, second and third reading.

**4.8. Contract Renewals for Regional District of Kootenay Boundary, City of Vernon and Okanagan Indian Band**

To request approval by Council to continue providing fire dispatch service to the VFR, RDKB and OKIB on a fee for service basis for another five years.

**4.9. Regional Emergency Management Contracts**

To gain approval from Council to enter into an agreement for services with the Regional District of Central Okanagan to continue administering both the Regional Rescue Program and to provide Regional Dispatch.

**4.10. BC Active Transportation Infrastructure Grant Application - 2022;2023**

To authorize staff to apply for a BC Active Transportation Infrastructure Grant for the Casorso 3 and Houghton 2 Active Transportation Corridor Projects.

**4.11. GEID Water Supply Boundary Exclusion for 2025 Begbie Rd**

To support a water service area boundary modification requested by the Glenmore-Ellison Improvement District.

**4.12. Accelerate Okanagan Talent and Compensation Study**

To receive Council approval of a \$5,000 contribution in support of a Talent and Compensation Study to be commissioned by Accelerate Okanagan.

**4.13. UBCM Community Emergency Preparedness Fund Support**

To support the Regional District of Central Okanagan to manage a Community Emergency Preparedness Fund Extreme Heat Risk Mapping, Assessment and Planning grant on behalf of Central Okanagan local jurisdictions.

**5. Bylaws for Adoption (Non-Development Related)**

**5.1. BL12390 - Road Closure Bylaw - Adjacent to 657 Clement Ave**

**Mayor to invite anyone in the public gallery who deems themselves affected by the proposed road closure to come forward.**

To adopt Bylaw No. 12390.

**6. Mayor and Councillor Items**

**7. Termination**