

City of Kelowna

Regular Council Meeting

AGENDA



Tuesday, December 5, 2017

6:00 pm

Council Chamber

City Hall, 1435 Water Street

Pages

1. Call to Order

2. Reaffirmation of Oath of Office

The Oath of Office will be read by Councillor Sieben.

3. Confirmation of Minutes

1 - 15

Public Hearing - November 21, 2017

Regular Meeting - November 21, 2017

4. Bylaws Considered at Public Hearing

4.1 1083-1089 KLO Rd, OCP17-0017 (BL11512) - Sole on KLO Developments LTD

16 - 16

To give Bylaw No. 11512 second and third readings in order to change the future land designation on the subject property from MRM - Multiple Residential (Medium Density) designation to the MXR - Mixed use (Residential/Commercial designation).

4.2 1083-1089 KLO Rd, TA17-0011 (BL11513) - Section 14 - Commercial Zones

17 - 17

To give Bylaw No. 11513 second and third readings in order to amend Section 14 - Commercial Zones of Zoning Bylaw No. 8000.

4.3 1083-1089 KLO Rd, Z17-0069 (BL11514) - Sole on KLO Developments LTD

18 - 18

To give Bylaw No. 11514 second and third readings in order to rezone the subject property from the RM3 - Low Density Housing zone to the C4 - Urban Centre Commercial Zone.

5. Notification of Meeting

The City Clerk will provide information as to how the following items on the Agenda were publicized.

6. Liquor License Application Reports

6.1 1481 Water St, LL17-0019 - 0724591 BC Ltd 19 - 27

City Clerk to state for the record any correspondence received. Mayor to invite anyone in the public gallery who deems themselves affected by the liquor license application to come forward.

To seek Council's support for a new Liquor Primary License at the subject property.

7. Development Permit and Development Variance Permit Reports

7.1 1915 Enterprise Way, (Z17-0001) BL11487 - Kelowna East Investments Ltd 28 - 28

To adopt Bylaw No. 11487 in order to rezone the subject property from the C₄ - Urban Centre Commercial Zone to the CD17 - Mixed use Commercial High Density zone.

7.2 1915 Enterprise Way, DP17-0001 & DVP17-0002 - Kelowna East Investments Ltd 29 - 71

City Clerk to state for the record any correspondence received. Mayor to invite anyone in the public gallery who deems themselves affected by the required variance(s) to come forward.

To consider the form and character of a hotel and mixed-used building on the subject property and to vary maximum site coverage, minimum parking requirements, and the minimum loading space requirements.

7.3 1373 Tanemura Cr, (Z17-0046) BL11480 - Philip Zurrin 72 - 72

To adopt Bylaw No. 11480 in order to rezone the subject property from the RU₁ - Large Lot Housing zone to the RU_{1c} - Large Lot Housing with Carriage House zone.

7.4 1373 Tanemura Cr, DVP17-0131 - Philip Zurrin 73 - 82

City Clerk to state for the record any correspondence received. Mayor to invite anyone in the public gallery who deems themselves affected by the required variance(s) to come forward.

To vary the height and the upper floor footprint area for a carriage house on the subject property

7.5 1350 & 1370 KLO Rd, OCP1-0010 (BL11433) - Summerwood Retirement Resort Holding Corporation 83 - 84

Requires the majority of all members of Council (5).

To adopt Bylaw No. 11433 in order to change the Future Land Use Designation from S₂RES - Single /Two Unit Residential and EDINST - Educational/Major Institutional to the MRM - Multiple Unit Residential (Medium Density).

7.6	1350 & 1370 KLO Rd, Z17-0026 (BL11434) - Summerwood Retirement Resort Holding Corporation	85 - 86
	To adopt Bylaw No. 11434 in order to rezone the subject property from RU1 - Large Lot Housing zone to the RM5 - Medium Density Multiple Housing zone.	
7.7	1360 KLO Rd, DP17-0068 & DVP17-0069 - Summerwood Retirement Resort Holding Corporation Inc	87 - 117
	City Clerk to state for the record any correspondence received. Mayor to invite anyone in the public gallery who deems themselves affected by the required variance(s) to come forward.	
	To consider the form and character and two variances to facilitate the development of supportive housing on the subject property.	
7.8	437 Bay Ave, TA17-0007 (BL11428) - Carbon Capture Mini Storage GP	118 - 118
	To adopt Bylaw No. 11428 in order to amend Section 15.4 - Central Industrial Zone in the Zoning Bylaw No. 8000.	
7.9	437 Bay Ave, DP17-0073 & DVP17-0074 - Carbon Capture Mini Storage GP	119 - 181
	City Clerk to state for the record any correspondence received. Mayor to invite anyone in the public gallery who deems themselves affected by the required variance(s) to come forward.	
	To consider a Development Permit for the form and character of a 5 storey self-storage building and to consider a Development Variance Permit to reduce the number of parking and loading stalls as well as alter the bicycle parking composition.	
7.10	1094 Westpoint Dr, DVP17-0227 - Kathleen Vance	182 - 193
	City Clerk to state for the record any correspondence received. Mayor to invite anyone in the public gallery who deems themselves affected by the required variance(s) to come forward.	
	To consider a Staff recommendation to NOT issue a Development Variance Permit to vary the height of a retaining wall from 1.2m to the proposed 5.03m on the subject property	
7.11	1250-1298 Ellis St, DP17-0204 & DVP17-0235 - Whitworth Holdings Ltd	194 - 223
	City Clerk to state for the record any correspondence received. Mayor to invite anyone in the public gallery who deems themselves affected by the required variance(s) to come forward.	
	To consider the form and character and one variance to facilitate an addition to an existing commercial building on the subject property.	

7.12 **180 Rutland Rd N, DP17-0230 & DVP17-0233 - Rutland Park Society Inc** **224 - 246**

City Clerk to state for the record any correspondence received. Mayor to invite anyone in the public gallery who deems themselves affected by the required variance(s) to come forward.

To review a Form & Character Development Permit for a renovation and expansion of the Rutland Centennial Hall and to consider a Development Variance Permit to increase the maximum site coverage for buildings, parking, and roads.

7.13 **720-724 Valley Rd, DP17-0197 & DVP17-0198 - Valley Land Subdivision Ltd** **247 - 277**

City Clerk to state for the record any correspondence received. Mayor to invite anyone in the public gallery who deems themselves affected by the required variance(s) to come forward.

To consider a Development Permit for the form and character of a six storey supportive housing building and to consider a Development Variance Permit to vary the maximum retaining wall and building heights and the minimum side yard setback.

7.14 **DP17-0016 / DVP17-0019 & DP17-0207 / DVP17-0208, 650 & 700 Swordy Rd - FortisBC Inc and 0984342 BC Ltd Inc.** **278 - 314**

City Clerk to state for the record any correspondence received. Mayor to invite anyone in the public gallery who deems themselves affected by the required variance(s) to come forward.

The purpose is to review two Form & Character Development Permits and two Development Variance Permits for one project known as 'The Shore'. The first Development Permit and Development Variance Permit is for a 6 storey, mixed use building on 650 Swordy Road with variances to increase the maximum height and to reduce the number of parking stalls. The other Development Permit and Development Variance Permit is for the surface parking lot proposed at 700 Swordy Road immediately adjacent with one variance to reduce the landscape buffer widths.

8. Reminders

9. Termination