



## City of Kelowna Regular Meeting Minutes

Date: Tuesday, May 1, 2018  
Location: Council Chamber  
City Hall, 1435 Water Street

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

Member Absent Councillor Charlie Hodge

Staff Present Divisional Director, Community Planning & Strategic Investments, Doug Gilchrist; City Clerk, Stephen Fleming; Community Planning Department Manager, Ryan Smith; Urban Planning Manager, Terry Barton; Acting Legislative Coordinator (Confidential), Tania Tishenko

1. **Call to Order**  
Mayor Basran called the meeting to order at 7:46 p.m.

2. **Reaffirmation of Oath of Office**  
The Oath of Office was read by Councillor Gray.

3. **Confirmation of Minutes**

Moved By Councillor Gray/Seconded By Councillor Singh

R457/18/05/01 THAT the Minutes of the Public Hearing and Regular Meeting of April 17, 2018 be confirmed as circulated.

Carried

4. **Bylaws Considered at Public Hearing**

4.1 **Christleton Avenue 343, Z17-0073 (BL11590) - Jason & Rhonda Hymers**

Moved By Councillor Gray/Seconded By Councillor Donn

R458/18/05/01 THAT Bylaw No. 11590 be read a second and third time.

Carried

**4.2 Bernard Avenue 1371, Z17-0116 (BL11591) - Miroslavka Gataric**

Moved By Councillor Gray/Seconded By Councillor Given

R459/18/05/01 THAT Bylaw No. 11591 be read a second and third time.

Carried

**4.3 Portview Ave 150, Z18-0023 (BL11594) - Darcy & Martha Ruck**

Moved By Councillor Given/Seconded By Councillor Gray

R460/18/05/01 THAT Bylaw No. 11594 be read a second and third time.

Carried

**4.4 Cawston Avenue 1044 - OCP18-0002 (BL11595) - Sukhdarshan Singh Pannu**

Moved By Councillor Given/Seconded By Councillor Donn

R461/18/05/01 THAT Bylaw No. 11595 be read a second and third time.

Carried

**4.5 Cawston Avenue 1044, 1052 & 1074 - Z18-0008 (BL11596) - Sukhdarshan Singh Pannu**

Moved By Councillor DeHart/Seconded By Councillor Singh

R462/18/05/01 THAT Bylaw No. 11596 be read a second and third time.

Carried

**4.6 Hartman Rd 280 and Maygard Rd 940, Z18-0001 (BL11597) - JE Holdings Inc Inc No Co561382**

Moved By Councillor DeHart/Seconded By Councillor Stack

R463/18/05/01 THAT Bylaw No. 11597 be read a second and third time.

Carried

**4.7 Old Vernon Rd 144 - LUC17-0003 (BL11598) - Serra Holdings (No. 9) Ltd Inc No BC0950182**

Moved By Councillor Stack/Seconded By Councillor DeHart

R464/18/05/01 THAT Bylaw No. 11598 be read a second and third time.

Carried

**4.8 Old Vernon Rd 155-165 and Rutland Ct 2155-2165, LUCT17-0003 (BL11599) - Cornel Epp, Terra Landscaping & CGSB Automotive Group**

Moved By Councillor DeHart/Seconded By Councillor Stack

R465/18/05/01 THAT Bylaw No. 11599 be read a second and third time.

Carried

**4.9 Old Vernon Rd 155-165 and Rutland Ct 2155-2165, Z18-0005 (BL11600) - Cornel Epp, Terra Landscaping & CGSB Automotive Group**

Moved By Councillor DeHart/Seconded By Councillor Singh

R466/18/05/01 THAT Bylaw No. 11600 be read a second and third time.

Carried

**5. Notification of Meeting**

The City Clerk advised that Notice of Council's consideration of this *Development Variance Permit Application* was given by sending out or otherwise mailing 18 statutory notices to the owners and occupiers of surrounding properties on Tuesday, April 17, 2018.

The correspondence and/or petitions received in response to advertising for the applications on tonight's Agenda were arranged and circulated to Council in accordance with Council Policy No. 309.

**6. Development Permit and Development Variance Permit Reports**

**6.1 Churchill Road 1109, DVP17-0285 - William Bonn**

Staff:

- Displayed a PowerPoint Presentation summarizing the application.

The City Clerk advised that no correspondence was received.

Mayor Basran invited anyone in the public gallery who deemed themselves affected to come forward, followed by comments of Council.

The Applicant was present and available for questions.

No one from the gallery came forward.

There were no further comments.

Moved By Councillor Given/Seconded By Councillor DeHart

R467/18/05/01 THAT Council authorizes the issuance of Development Variance Permit No. DVP17-0285 for Lot 25, Section 30, Township 26, Osoyoos Division, Yale District, Plan 27662, located at 1109 Churchill Road, Kelowna, BC to allow the construction of a new single family dwelling;

AND THAT variances to the following section of Zoning Bylaw No. 8000 be granted, as shown in Schedule "A":

**Section 13.1.6(d): RU1 – Large Lot Housing Development Regulations**

To vary the required minimum flanking street setback to a garage or carport which is accessed from that street from 6.0 m permitted to existing 4.5 m proposed.

AND THAT variances to the following section of Subdivision, Development and Servicing Bylaw No. 7900 be granted, as shown in Attachment "A":

**Schedule 4.6 - Curb and Gutter, Sidewalks and Bike Lanes**

To vary residential driveway access maximum width of 6.0m permitted to existing 10.0m proposed.

AND THAT the applicant be required to complete the requirements of Attachment "A" as attached to the Report from Development Engineering dated January 19, 2018;

AND THAT Council's consideration of this Development Variance Permit be considered subsequent to the completion of following conditions:

The applicant to decommission the existing secondary driveway access to the subject property located at the intersection of Mount Royal Drive and Churchill Road;  
The applicant to post with the City a Landscape Performance Security deposit in the form of a "Letter of Credit" in the amount of \$2,000 for rehabilitation and landscaping following decommissioning of the secondary driveway;

AND THAT the applicant be required to complete the above noted conditions of Council's approval of the Development Variance Permit Application in order for the permits to be issued;

AND FURTHER THAT this Development Permit is valid for two (2) years from the date of Council approval, with no opportunity to extend.

Carried

7. **Reminders - Nil**

8. **Termination**

The meeting was declared terminated at 8:09 pm.

\_\_\_\_\_  
Mayor Basran

  
\_\_\_\_\_  
City Clerk

/tt