



## City of Kelowna

### Public Hearing

### Minutes

Date: Tuesday, May 15, 2018  
 Location: Council Chamber  
 City Hall, 1435 Water Street

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

Council Members Absent: Mayor Colin Basran

Staff Present: Acting City Manager, Joe Creron; City Clerk, Stephen Fleming; Divisional Director, Community Planning & Strategic Investments, Doug Gilchrist; Urban Planning Manager, Terry Barton; Suburban and Rural Planning Manager, Dean Strachan; and FOI Legislative Coordinator, Sandi Horning

(\* denotes partial attendance)

#### 1. Call to Order

Deputy Mayor Given called the Hearing to order at 6:00 p.m.

Deputy Mayor Given advised that the purpose of the Hearing is to consider certain bylaws which, if adopted, will amend "Kelowna 2030 - Official Community Plan Bylaw No. 10500" and Zoning Bylaw No. 8000", and all submissions received, either in writing or verbally, will be taken into consideration when the proposed bylaws are presented for reading at the Regular Council Meeting which follows this Public Hearing.

## 2. Notification of Meeting

The City Clerk advised that Notice of this *Public Hearing* was advertised by being posted on the Notice Board at City Hall on Tuesday, May 1, 2018 and by being placed in the Kelowna Daily Courier issues on Friday May 4 and Wednesday, May 9 and by sending out or otherwise mailing 390 statutory notices to the owners and occupiers of surrounding properties on Tuesday, May 1, 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.

Councillor Sieben joined the meeting at 6:05 p.m.

## 3. Individual Bylaw Submissions

### 3.1 Cross Road 1967, 1969 and 1973 Z17-0083 (BL11603) Protech Consultants

Staff:

- Displayed a PowerPoint Presentation summarizing the application.

The City Clerk advised that no correspondence was received.

Deputy Mayor Given 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.

### 3.2 Clement Ave 726 OCP17-0021 (BL11604) and Z17-0093 (BL11605) - PC Urban Clement Holdings Ltd

Staff:

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

The City Clerk advised that the following correspondence was received:

#### Letters of Support:

- Yarden D. Gershony, Begbie Road
- Steven Wallouch, Parkridge Drive
- Dan Assam, Stremel Road
- Russ Watson, Manager, Partner, North American Development Group, Edmonton, Alberta
- Mike Hoffman, Director of Development & Construction, Faction Projects Inc., Lakeshore Road
- John Oughtred, Ellis Street
- Mark Ellery, Vice President Okanagan Region, Pacific Quorum Okanagan Properties Inc., Bredin Road

- Grant Miller, Denali Court
- Howard Arsenault, Raymer Road

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

Brent Sawchyn, PC Urban, Applicant's Representative

- Displayed a PowerPoint presentation setting out the rationale for the development.
- Introduced the project team.
- Spoke to vacancy rates and corporate initiatives to develop rental units.
- Responded to questions from Council.

Rob, Cornerstone Drive, West Kelowna

- Supports the application

Gary Tebbutt, Lequime Road

- Adjacent property owner.
- Looking for consistency in building site location along the entire block.
- Fully supports the application.

Jill Buffy

- Referenced letter of support that was emailed to Council members directly.
- Supports the application.

There were no further comments.

**3.3 Casorso Rd 3596 Z18-0012 (BL11608) - Cheryl & Enzo Nanci**

Staff:

- Displayed a PowerPoint Presentation summarizing the application.

The City Clerk advised that no correspondence was received.

Deputy Mayor Given 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.

**4. Termination**

The Hearing was declared terminated at 6:40 p.m.

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Deputy Mayor Given  
/slh

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City Clerk