City of Kelowna
Regular Council Meeting
Minutes

Date:	Monday, October 28, 2019
Location:	Council Chamber City Hall, 1435 Water Street
Members Present	Mayor Colin Basran, Councillors Maxine DeHart, Ryan Donn, Gail Given, Charlie Hodge, Brad Sieben, Luke Stack and Loyal Wooldridge
Members Absent	Councillor Mohini Singh
Staff Present	City Manager, Doug Gilchrist; City Clerk, Stephen Fleming, Development Planning Department Manager, Terry Barton*; Urban Planning & Development Policy Manager, Laura Bentley*; Planner, Andrew Ferguson*; Planner Specialist, Jocelyn Black*; Planner, Aaron Thibeault*; Utility Services Manager, Kevin Van Vliet*; Infrastructure Operations Department Manager, Ian Wilson*; Divisional Director, Partnership & Investments, Derek Edstrom*; Public Works Manager, Darryl Astofoorof*; Divisional Director, Infrastructure, Alan Newcombe*; Infrastructure Engineering Manager, Joel Shaw*; Parks & Buildings Planning Manager, Robert Parlane*; Real Estate Department Manager Johannes Saufferer*; Planner Specialist, Ross Soward*; Strategic Land Development Manager, Graham Hood*; Integrated Transportation Department Manager, Rafael Villarreal*; Transit and Programs Manager, Jerry Dombowsky*; Strategic Transportation Planning Manager, Mariah VanZerr*; Transportation Planner, Cameron Noonan*; Legislative Coordinator (Confidential), Arlene McClelland
Guest	Managing Director Advisory Services, Colliers Project Leaders, Ralf Nielsen*; Steve Power, Regional Transportation Plan, Planning Lead HDR

(* Denotes partial attendance)

1. Call to Order

Mayor Basran called the meeting to order at 1:34 p.m.

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

Mayor Basran advised that the meeting is open to the public and all representations to Council form part of the public record. A live audio and video feed is being broadcast and recorded by CastaNet and a delayed broadcast is shown on Shaw Cable.

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2. Confirmation of Minutes

Moved By Councillor Wooldridge/Seconded By Councillor Hodge

R998/19/10/28 THAT the Minutes of the Regular Meetings of October 21, 2019 be confirmed as circulated.

Carried

3. Development Application Reports & Related Bylaws

3.1 Pandosy St 1636 -1652, Z19-0100 TA19-0013 - ALM888 Ventures Ltd., Inc. No. BC1089095

Staff:
- Displayed a PowerPoint Presentation summarizing the application and providing rationale for non-support and responded to questions from Council.

Steven Hyndman, Applicant
- Displayed a PowerPoint Presentation, re: Grasshopper Cannabis Inc.
- Provided background information and location of this application.
- Advised that during neighbourhood consultation nothing but positive feedback had been received including 9 letters of support from businesses in the area.
- Spoke the reasons for the text amendment consideration for this location; when the guidelines came out last year a 500 meter buffer between stores was appropriate but think an exception should have been made for downtown.
- Advised that other cities recognize downtown as distinct from other areas of the city and noted that downtown Kelowna is under rapid development.
- Spoke to the street façade and revitalization of this section of Pandosy Street with an upscale design being proposed.
- Spoke to the high number of parking spots featured in the area.
- Advised that educational seminars will be provided on site.
- In terms of employment there will be 9 full time staff and 6 part time staff.
- Believes there is a strong acceptance for this store and that it is fair to receive public input.

Moved By Councillor Stack/Seconded By Councillor Hodge

R999/19/10/28 THAT Zoning Bylaw Text Amendment Application No. TA19-0013 to amend City of Kelowna Zoning Bylaw No.8000 as outlined in Schedule "A" attached to the Report from the Development Planning Department dated October 28, 2019 for Lot B, District Lot 139, Osoyoos Division Yale District Plan 5934, located at 1636-1652 Pandosy St, Kelowna, BC, be considered by Council;

AND THAT the Zoning Bylaw Text Amending Bylaw be forwarded to a Public Hearing for further consideration;

AND THAT Rezoning Application No. Z19-0100 to amend the City of Kelowna Zoning Bylaw No. 8000 by changing the zoning classification of Lot B, District Lot 139, Osoyoos Division Yale District Plan 5934, located at 1636-1652 Pandosy St, Kelowna, BC from C7- Central Business Commercial zone to C7rcs- Central Business Commercial (Retail Cannabis Sales) be considered by Council;

AND THAT the Rezoning Bylaw be forwarded to a Public Hearing for further consideration;

AND FURTHER THAT if the Rezoning Bylaw is adopted, Council direct Staff to send a recommendation to the British Columbia Liquor and Cannabis Regulation Branch that they support issuance of a non-medical cannabis retail store license for this legal lot with the following comments:

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- The proposed location meets amended site-specific local government bylaw requirements and as such, no negative impact is anticipated;
- The views of the residents were captured during a public hearing process for the rezoning of the property and Council meeting minutes summarizing those views are attached; and
- Local government recommends that the application be approved because of compliance with local regulations and policies.

Carried
Mayor Basran, Councillors DeHart and Donn - Opposed

3.2 Rutland Ct 2155-2165, Z19-0106 (BL11950) - CGSB Automotive Group LTD., Inc. No. BC0731187

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

Moved By Councillor Given/Seconded By Councillor Wooldridge

R1000/19/10/28 THAT Rezoning Application No. Z19-0106 to amend the City of Kelowna Zoning Bylaw No. 8000 by changing the zoning classification of Lot 1 Section 35 Township 26 Osoyoos Division Yale District Plan 9018, located at 2155-2165 Rutland Court, Kelowna, BC from the C2 – Neighbourhood Commercial zone to the C10 – Service Commercial zone be considered by Council;

AND THAT the Rezoning Bylaw be forwarded to a Public Hearing for further consideration.

Carried

3.3 Rutland Ct 2155-2165, BL11950 (Z19-0106) - CGSB Automotive Group LTD., Inc. No. BC0731187

Moved By Councillor Wooldridge/Seconded By Councillor Given

R1001/19/10/28 THAT Bylaw No. 11950 be read a first time.

Carried

3.4 Barkley Road 456, Z19-0113 (BL11952) - Landon D. Horne, Tamara J. Horne

Staff:
- Displayed a PowerPoint Presentation summarizing the application.

Moved By Councillor Stack/Seconded By Councillor Wooldridge

R1002/19/10/28 THAT Rezoning Application No. Z19-0065 to amend the City of Kelowna Zoning Bylaw No. 8000 by changing the zoning classification of Lot 10 District Lot 167 ODYD Plan 13550, located at 456 Barkley Road, Kelowna, BC from the RU1 – Large Lot Housing zone to the RU1c – Large Lot Housing with Carriage House zone, be considered by Council;

AND THAT the Rezoning Bylaw be forwarded to a Public Hearing for further consideration.

Carried

3.5 Barkley Road 456, BL11952 (Z19-0113) - Landon D. Horne, Tamara J. Horne

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Moved By Councillor Hodge/Seconded By Councillor Wooldridge

R1003/19/10/28 THAT Bylaw No. 11952 be read a first time.

Carried

4. Bylaws for Adoption (Development Related)

4.1 Ethel Street 2483, Z19-0066 (BL11927) - Uri Yarkoni

Moved By Councillor Wooldridge/Seconded By Councillor Given

R1004/19/10/28 THAT Bylaw No. 11927 be adopted.

Carried

5. Non-Development Reports & Related Bylaws

5.1 Water Supply Policy

Staff:
- Displayed a PowerPoint Presentation summarizing the proposed Water Supply Policy and advised a change to Policy Statement No. 7 from "will" to "may" and responded to questions from Council.

Moved By Councillor Sieben/Seconded By Councillor Donn

R1005/19/10/28 THAT Council adopts Council Policy No. 383 being the Water Supply Policy as outlined in the Report from the City Manager dated October 28, 2019.

Carried

5.2 Snow Route Area Boundary Modifications

Staff:
- Provided a summary of the proposed updates to the snow route area boundary and responded to questions from Council.

Moved By Councillor Stack/Seconded By Councillor Sieben

R1006/19/10/28 That Council receives, for information, the report from the Public Works Manager dated October 28, 2019 recommending modifications to the designated snow route areas within the Traffic Bylaw No. 8120;

AND THAT Bylaw No. 11951 being Amendment No. 35 to Traffic Bylaw No. 8120 be forwarded for reading consideration;

Carried

5.3 BL11951 - Amendment No. 35 to Traffic Bylaw No. 8120

Moved By Councillor Stack/Seconded By Councillor Donn

R1007/19/10/28 THAT Bylaw No. 11951 be read a first, second and third time.

Carried

5.4 Development Cost Charges Bylaw No. 11948 Amendment No.5 to Development Cost Charge Bylaw No.10515

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Staff:
- Displayed a PowerPoint Presentation summarizing the proposed amendments to the Development Cost Charge Bylaw for park acquisition and development and responded to questions from Council.

Moved By Councillor Donn/Seconded By Councillor Stack

R1008/19/10/28 THAT Council receives, for information, the report from the Infrastructure Engineering Manager dated October 28, 2019, with respect to amending the Development Cost Charge Bylaw No. 10515 with Park updates in Schedule A and the associated Map;

AND THAT Bylaw No. 11948, being Amendment No.5 to Development Cost Charge Bylaw No.10515, be given reading consideration;

AND FURTHER THAT Council direct Staff to submit the amended Development Cost Bylaw and supporting documentation to Ministry of Community Services for their review and approval prior to fourth reading and adoption by Council.

Carried
Councillors Sieben and Wooldridge - Opposed

5.5 BL11948 - Amendment No. 5 to the Development Cost Charge Bylaw No. 10515

Moved By Councillor Donn/Seconded By Councillor Stack

R1009/19/10/28 THAT Bylaw No. 11948 be read a first, second and third time.

Carried

5.6 Doyle Ave 350 Redevelopment

Staff:
- Displayed a PowerPoint Presentation outlining the planning and disposition processes for the redevelopment plan of a portion of 350 Doyle Avenue and responded to questions from Council.

Guest, Managing Director Advisory Services, Colliers Project Leaders, Ralf Nielsen
- Displayed a PowerPoint Presentation summarizing the Performing Art Centre Feasibility Study and Options Analysis.
- Key items found that Kelowna has a thriving performing arts demand; demographic profile very supportive as well as income, population and education profile is supportive.
- Current theatre is at the end of its life cycle; both 800 and 1200 seat options are all possible at the current location.
- Responded to questions from Council.

Moved By Councillor Donn/Seconded By Councillor Given

R1010/19/10/28 THAT Council receives, for information, the report from the Manager, Strategic Land Development dated October 28, 2019, with respect to the redevelopment of 350 Doyle Avenue.

Carried

5.7 Highway 33 Extension Update

Staff:
- Displayed a PowerPoint Presentation providing historical background on the Highway 33 extension and work to be undertaken as part of the Transportation Master Plan.

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Moved By Councillor Stack/Seconded By Councillor Sieben

R1011/19/10/28 THAT Council receive for information, the report from the Integrated Transportation Department Manager, dated October 28, 2019 regarding the Highway 33 Extension Update.

Carried

5.8 STPCO Update and Regional Transportation Plan – Option Refinement and Screening

Staff:
- Displayed a PowerPoint Presentation providing an update on the Sustainable Transportation Partnership of the Central Okanagan.

Steve Power, Regional Transportation Plan, Planning Lead HDR
- Displayed a PowerPoint Presentation outlining the Regional Transportation planning option refinement and screening and responded to questions from Council.

Moved By Councillor Hodge/Seconded By Councillor Wooldridge

R1012/19/10/28 THAT Council receives, for information the report from the Strategic Transportation Planning Manager, dated October 28, 2019, with respect to an update on Sustainable Transportation Partnership of the Central Okanagan (STPCO) activities and the Regional Transportation Plan (RTP) – Option Refinement and Screening (Connecting Our Region).

Carried

6. Resolutions

6.1 Draft Resolution, re: 2020 Council Meeting Schedule

Moved By Councillor Hodge/Seconded By Councillor Donn

R1013/19/10/28 THAT the 2020 Council Meeting Schedule be adopted as follows:

Monday Regular Meetings	Public Hearing/Regular Meetings
January 13, 20, and 27	January 21
February 3, 10 and 24	February 4 and 25
March 2, 9, 16 and 23	March 17
April 6, 20, and 27	April 7 and 21
May 4, 11 and 25	May 12
June 1, 15, 17* and 22	June 2 and 23
July 13 and 27	July 14 and 28
August 10 and 24	August 11 and 25
September 14 and 28	September 15
October 5, 19 and 26	October 6 and 27
November 2, 9, 16 and 23	November 17
December 7 and 10*	December 8

- June 17th – Pre-Budget Council Meeting
- December 10th – 2020 Budget Deliberations

Carried

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6.2 Draft Resolution, re: Cancellation of November 19, 2019 Public Hearing

Moved By Councillor Stack/Seconded By Councillor Wooldridge

R1014/19/10/28 THAT the Public Hearing and Regular Meeting of Council held on November 19, 2019 at City Hall, Council Chambers, 1435 Water Street, Kelowna B.C, be cancelled.

Carried

7. Mayor and Councillor Items

Mayor Basran
- Provided condolences to the family of John (Smiley) Nelson on his recent passing and acknowledged his career with the RCMP, as a City Councillor, and as a long time civic volunteer.

Councillor Wooldridge
- Spoke to their attendance at the United Ways Roast Event.
- Spoke to their attendance at the Tribute for Teens Arrivals and Dreams charity event.

Councillor Hodge
- Provided condolences to the Nelson Family.
- There is a Downtown Kelowna Association (DKA) meeting on Wednesday.
- Spoke to their attendance at the Tribute for Teens Arrivals and Dreams charity event and commented on Councillor Donn's performance at the event.
- Congratulated Tracy Gray on her recent Federal Election victory.

Councillor DeHart
- Commented that it was a great weekend for tourism with Skate Canada in the city.
- Spoke to their attendance at the Tribute for Teens Arrivals and Dreams charity event.
- Thanked Councillor colleagues for their participation in the United Ways Roast Event.

Councillor Stack
- Spoke to their attendance at Al Stober's funeral and acknowledged Mr. Stober's contributions to the City.

Mayor Basran
- Kudos to those who organized the recent Skate Canada event in Kelowna.

Councillor Sieben
- Thanked former MP Stephen Fuhr for his outstanding work on behalf of the City.

8. Termination

This meeting was declared terminated at 5:07 p.m.

Mayor Basran

City Clerk

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