



City of Kelowna Regular Council Meeting Minutes

Date: Monday, November 18, 2019
 Location: 6:00 pm
 UBCO Okanagan, University Theatre Administration Building
 1138 Alumni Avenue
 Kelowna, BC V1V 1V7

Members Present Mayor Colin Basran, Councillors, Maxine DeHart, Ryan Donn, Gail Given, Brad Sieben, Mohini Singh and Loyal Wooldridge

Members Absent Councillors Charlie Hodge and Luke Stack

Staff Present City Manager, Doug Gilchrist; City Clerk, Stephen Fleming, Divisional Director, Active Living & Culture, Jim Gabriel*; Sport & Event Services Manager, Doug Nicholas*; Divisional Director, Planning & Development Services, Ryan Smith*; Development Planning Department Manager, Terry Barton*; Urban Planning & Development Policy Manager, Laura Bentley*; Divisional Director, Infrastructure, Alan Newcombe*; Integrated Transportation Department Manager, Rafael Villarreal*; Strategic Transportation Planning Manager, Mariah VanZerr*; Legislative Coordinator (Confidential), Transportation Planner, Cameron Noonan*; Policy & Planning Department Manager, Danielle Noble-Brandt*; Long Range Policy Planning Manager, James Moore*; Planner Specialist, Ross Soward*; Development Engineering Manager, James Kay*; Legislative Coordinator (Confidential), Arlene McClelland

(* Denotes partial attendance)

1. Call to Order

Mayor Basran called the meeting to order at 6:08 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 delayed broadcast is shown on Shaw Cable.

2. Confirmation of Minutes

Moved By Councillor Wooldridge/Seconded By Councillor Donn

R1038/19/11/18 THAT the Minutes of the Regular Meetings of November 4, 2019 be confirmed as circulated.

Carried

3. Public In Attendance

3.1 Final Report - Kelowna 2019 55+ BC Games

David Graham, President of BC Games Society.

- Displayed a PowerPoint Presentation outlining the most successful 55+ BC Games on record.

Moved By Councillor DeHart/Seconded By Councillor Donn

R1039/19/11/18 THAT Council receives, for information, the report from the Sport & Event Services Manager dated November 18, 2019, regarding the Kelowna 2019 55+ BC Games and the dissolution of the local Games Society.

Carried

4. Development Application Reports & Related Bylaws

4.1 Harvey 757, Z19-0037 - Harsheen and Gursher Pannu

Staff:

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

The Mayor invited the Applicant or Applicant's representative to come forward.

Jesse Alexander, New Town Architecture & Engineering Inc.

- Displayed a PowerPoint Presentation.
- Believes the RM4 zone is appropriate and best for this site.
- Early in the development process met with staff, land assembly was brought forward to the owner; efforts were made by the land owner to acquire neighbouring properties, however, this option was not available.
- This location is outside the urban centre and is in a transition area.
- This proposed application delivers housing variety in downtown.
- Spoke to Official Community Plan objectives and policies.
- Have not received any negative feedback in public consultations.
- Responded to questions from Council.

Moved By Councillor Given/Seconded By Councillor Wooldridge

R1040/19/11/18 That Rezoning Application No. Z19-0037 to amend the City of Kelowna Zoning Bylaw No. 8000 by changing the zoning classification of Lot 1, Block 1, District Lot 138, ODYD, Plan 7117, located at 757 Harvey Ave, Kelowna, BC from the RU6 – Two Dwelling Housing zone to the RM4 – Transitional Low Density Multiple Housing zone, **NOT** be considered by Council.

Carried

4.2 Hollywood Rd 150, Z19-0109 (BL11953) - Lexington Enterprises Ltd.

Staff:

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

Moved By Councillor Given/Seconded By Councillor Singh

R1041/19/11/18 THAT Rezoning Application No. Z19-0109 to amend the City of Kelowna Zoning Bylaw No. 8000 by changing the zoning classification of all land shown on the Strata Plan KAS2403, located at 150 Hollywood Rd S, Kelowna, BC from the C4- Urban Centre Commercial zone to the C4- Urban Centre Commercial zone (Retail Cannabis Sales) zone, 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:

- The proposed location meets 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

4.3 Hollywood Rd 150, BL11953 (Z19-0109) - Lexington Enterprises Ltd.

Moved By Councillor Singh/Seconded By Councillor Wooldridge

R1042/19/11/18 THAT Bylaw No. 11953 be read a first time.

Carried

4.4 Sadler Rd 145, Hwy 33 E 180 & 190, Z18-0117 (BL11957) - Studio 33 Properties Ltd., Inc No.BC1137489

Staff:

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

Moved By Councillor Sieben/Seconded By Councillor Singh

R1043/19/11/18 THAT Rezoning Application No. Z18-0117 to amend the City of Kelowna Zoning Bylaw No. 8000 by changing the zoning classification of Lots 1, 2 & 3 Section 26 Township 26 ODYD Plan 10045, located at 180 & 190 Hwy 33 E and 145 Sadler Rd, Kelowna, BC from the RU1 – Large Lot Housing zone and RU6 – Two Dwelling Housing zone to the C4 – Urban Centre Commercial zone, be considered by Council;

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

AND THAT final adoption of the Rezoning Bylaw be considered subsequent to the outstanding conditions of approval as set out in Schedule "A" attached to the Report from the Development Planning Department dated November 18, 2019;

AND FURTHER THAT final adoption of the Rezoning Bylaw be considered in conjunction with Council's consideration of a Development Permit and a Development Variance Permit for the subject properties.

Carried

4.5 Sadler Rd 145, Hwy 33 E 180 & 190, BL11957 (Z18-0117) - Studio 33 Properties Ltd., Inc No.BC1137489

Moved By Councillor Wooldridge/Seconded By Councillor Given

R1044/19/11/18 THAT Bylaw No. 11957 be read a first time.

Carried

4.6 Houghton Rd 595, DP19-0182 - 562957 B.C. LTD. INC. NO. 0562957

Staff:

- Displayed a PowerPoint Presentation summarizing the application.

Moved By Councillor Sieben/Seconded By Councillor Donn

R1045/19/11/18 THAT Council authorizes the issuance of Development Permit No. DP19-0182 for Lot 5 Section 26 Township 26 ODYD Plan 29795, located at 595 Houghton Road, Kelowna, BC subject to the following:

1. The dimensions and siting of the building to be constructed on the land be in accordance with Schedule "A";
2. The exterior design and finish of the building to be constructed on the land be in accordance with Schedule "B";
3. Landscaping to be provided on the land be in accordance with Schedule "C";
4. The applicant be required to post with the City a Landscape Performance Security deposit in the form of a "Letter of Credit" in the amount of 125% of the estimated value of the landscaping, as determined by a Registered Landscape Architect;

AND THAT the applicant be required to complete the above noted conditions of Council's approval of the Development 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

5. Bylaws for Adoption (Development Related)

5.1 Maple St 1869, BL11499 (Z17-0045) - Gregory and Linda Bauer

Moved By Councillor Given/Seconded By Councillor Wooldridge

R1046/19/11/18 THAT Bylaw No. 11499 be adopted.

Carried

5.2 Gramiak Rd 535, BL11949 (Z19-0062) - Barry and Doris Marciski

Moved By Councillor Donn/Seconded By Councillor Sieben

R1047/19/11/18 THAT Bylaw No. 11949 be adopted.

Carried

6. Non-Development Reports & Related Bylaws

6.1 Transportation Master Plan Options Development

Staff:

- Displayed a PowerPoint Presentation providing an overview of the projects, policies and programs under consideration for the Transportation Master Plan as well as investment packages and responded to questions from Council.

Moved By Councillor Wooldridge/Seconded By Councillor Donn

R1048/19/11/18 THAT Council receive for information, the report from the Strategic Transportation Planning Manager dated, November 18, 2019 regarding draft options for the Transportation Master Plan (TMP).

Carried

6.2 Community Trends Report 2019 - Impacts of the Sharing Economy

Staff:

- Displayed a Power Point Presentation outlining the Sharing Economy Impacts from the 2019 Community Trends report and responded to questions from Council.

Moved By Councillor Donn/Seconded By Councillor DeHart

R1049/19/11/18 THAT Council receives, for information, the report from the Planner Specialist dated November 25, 2019, with respect to Kelowna's 2019 Community Trends Report.

Carried

6.3 Okanagan Rail Trail Status Update

Staff:

- Displayed a slide outlining the proposed Master Plan Principles and activities of the Okanagan Rail Trail Committee.

Moved By Councillor Wooldridge/Seconded By Councillor DeHart

R1050/19/11/18 THAT Council receives, for information, the report from the Manager, Development Engineering dated November 18, 2019, with respect to the Okanagan Rail Trail – Status Update;

AND THAT Council endorses the project principles that will guide the development of the Okanagan Rail Trail Master Plan.

Carried

7. Bylaws for Adoption (Non-Development Related)

7.1 BL11954 - Amendment No. 35 to Airport Fees Bylaw 7892

Moved By Councillor Donn/Seconded By Councillor Sieben

R1051/19/11/18 THAT Bylaw No. 11954 be adopted.

Carried

8. Mayor and Councillor Items

Councillor DeHart:

- Spoke to their attendance at the JCI Luncheon last week with the Mayor.
- Spoke to their attendance at the Chamber of Commerce luncheon regarding the economic outlook in 2020.

Councillor Sieben:

- Spoke to their attendance at the Hotel Eldorado Innkeepers Fund Raising Gala in support of KGH.

Councillor Singh:

- Acting as Deputy Mayor this month and spoke to attending the 25 Year Memorial for Mindy Tran.

Councillor Wooldridge:

- Spoke to their attendance at West Kelowna's Multi Sport Dome Grand Opening.
- Spoke to their attendance at the Drag Queen Story Time at the Okanagan Regional Library.
- Spoke to their attendance at the Taste of Japan organized by the Kelowna-Kasugai Sister City Association held at Dr. Knox Middle School.

Councillor Given:

- Congratulated organizers of the International Indigenous Tourism Conference held in Kelowna last week.

Mayor Basran:

- Thanked the hosts of UBC Okanagan for a great meeting.

9. Termination

This meeting was declared terminated at 8:22 p.m.

Mayor Basran

/acm

City Clerk