



Z20-0056

916 Tataryn Rd

Rezoning Application



Proposal

- ▶ To rezone the subject property from RU1 – Large Lot Housing to RU1c – Large Lot Housing with Carriage House to facilitate the conversion of the existing dwelling into a carriage house.

Development Process

July 8, 2020

Development Application Submitted

Staff Review & Circulation

July 25, 2020

Public Notification Received

Sept 28, 2020

Initial Consideration

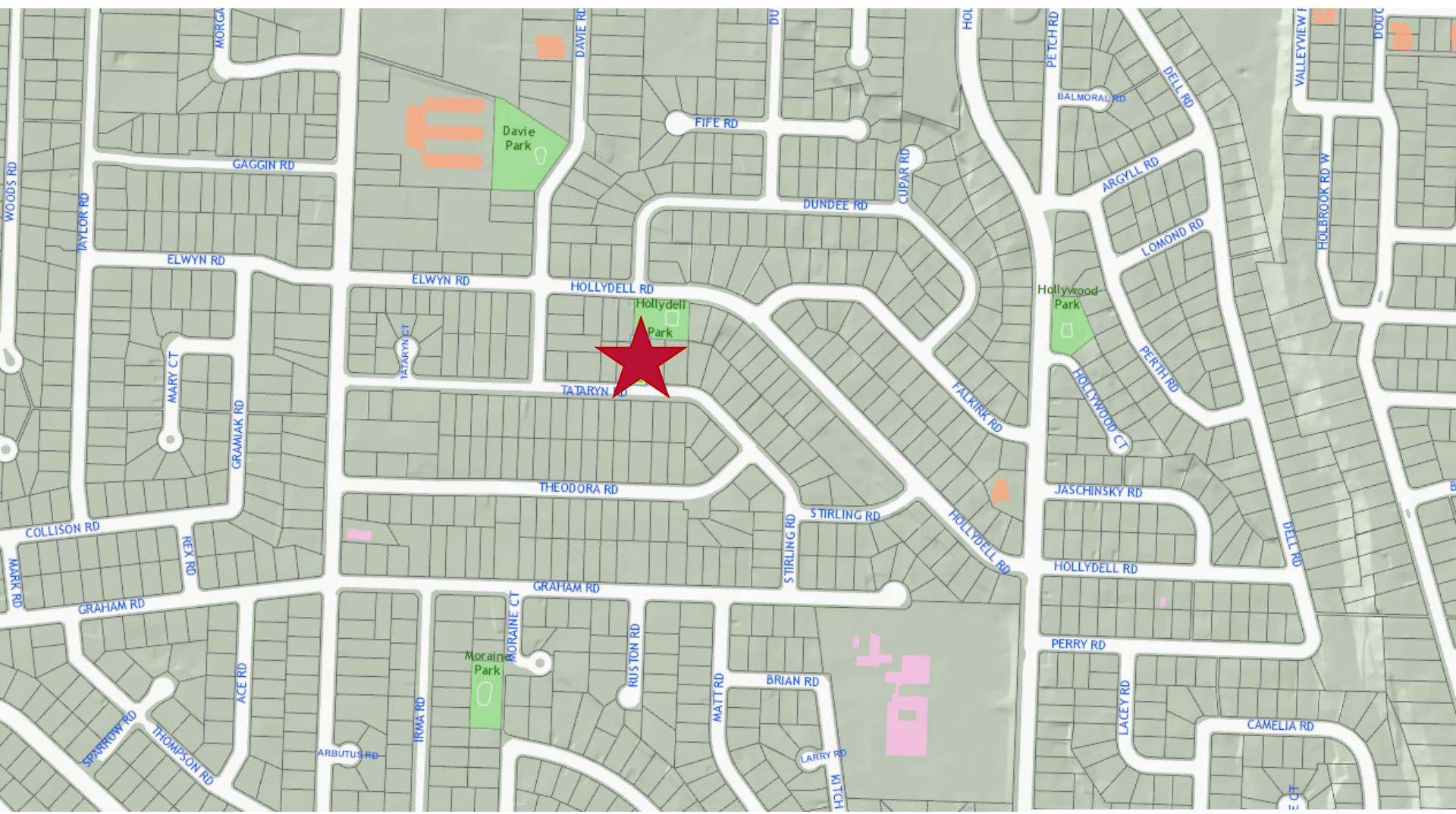
Public Hearing
Second & Third Readings

Final Reading & Development Variance Permit

Building Permit

Council Approvals

Context Map

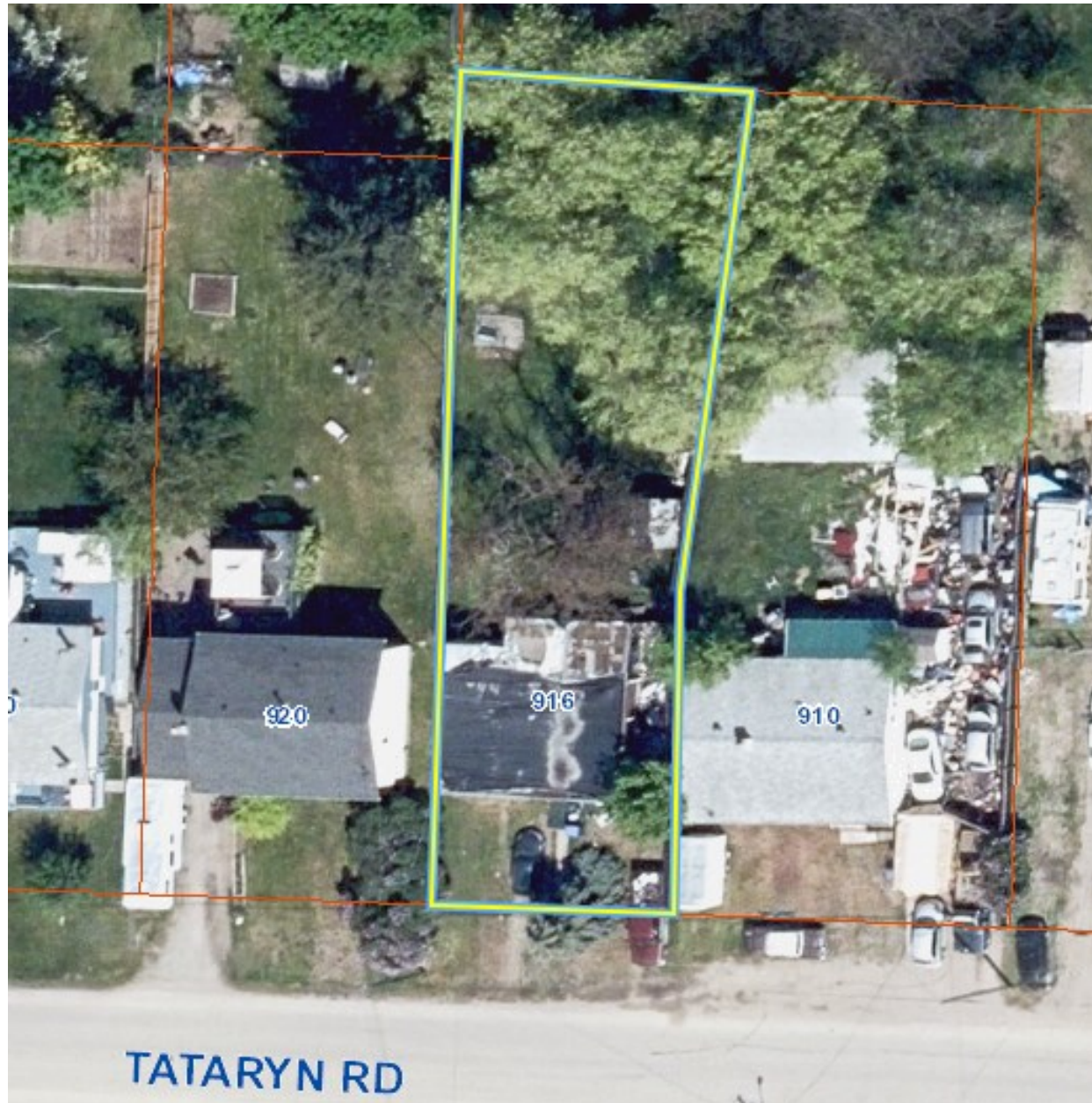


City of Kelowna

Walk Score
30

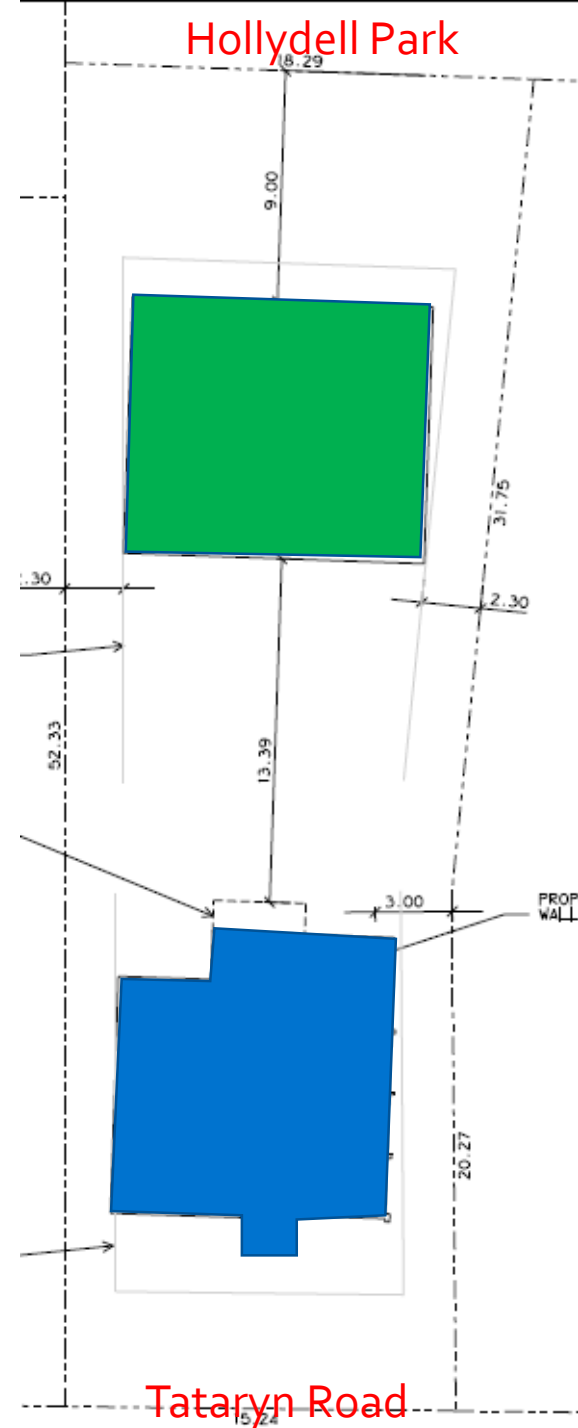
Car-Dependent
Most errands require a car.

Subject Property Map



Proposal Details

- Existing single storey dwelling would become a carriage house
 - Variance for minimum front yard setback would be required
- New dwelling would be constructed in the rear
 - Demonstrated this can occur without any variances



Existing Dwelling/Proposed Carriage House



Development Policy

- ▶ Meets the intent of Official Community Plan Urban Infill Policies:
 - ▶ Within Permanent Growth Boundary
 - ▶ Compact Urban Form
 - ▶ Sensitive Infill
 - ▶ Carriage Houses and Accessory Apartments

Staff Recommendation

- ▶ Staff recommend **support** of the proposed rezoning to facilitate the conversion of the existing dwelling into a carriage house
 - ▶ Meets the intent of the Official Community Plan
 - ▶ Urban Infill Policies
 - ▶ Within Permanent Growth Boundary
- ▶ Recommend the Bylaw be forwarded to Public Hearing



Conclusion of Staff Remarks