



City of Kelowna
Regular Council Meeting
Minutes

Date: Monday, November 2, 2020
 Location: Council Chamber
 City Hall, 1435 Water Street

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

Members Participating Remotely Councillor Charlie Hodge

Staff Present City Manager, Doug Gilchrist; Deputy City Clerk, Laura Bentley; Divisional Director, Planning & Development Services, Ryan Smith*; Development Planning Department Manager, Terry Barton*; Planner Specialist, Wesley Miles*; Water Operations Manager, Andy Weremy*; Utility Services Manager, Kevin Van Vliet*; Urban Forestry Technician, Tara Bergeson*

Staff Participating Remotely Legislative Coordinator (Confidential), Arlene McClelland

(* Denotes partial attendance)

1. Call to Order

Mayor Basran called the meeting to order at 1:33 p.m.

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-video feed is being broadcast and recorded on kelowna.ca and a delayed broadcast is shown on Shaw Cable.

2. Confirmation of Minutes

Moved By Councillor Wooldridge/Seconded By Councillor Hodge

R0712/20/11/02 THAT the Minutes of the Regular Meetings of October 26, 2020 be confirmed as circulated.

Carried

3. Development Application Reports & Related Bylaws

3.1 Byrns Rd 2090 - OCP20-0005 Z20-0011 - 0966447 BC Ltd., Inc.No.BC0966447, Gurjeet Johal, Meena Johal

Staff:

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

Neal Jaud, DiStefano Jaud Architecture Inc.

- Displayed a PowerPoint Presentation.
- Made comment that the land is not in the ALR and is located at an important intersection.
- Will work with staff to make sure all measures are in place to protect adjacent farmland.
- Spoke to the viability and noted that the current zoning potential is not viable on small, high value parcel of land.
- Spoke to the Land Use and commented that the site configuration does not lend itself to residential use.
- Spoke to the improvements with the intersection upgrades for traffic management.
- Requested that the proposal is given the opportunity of going to Public Hearing for further input and comment.
- Responded to questions from Council.

Gary Johal, Owner

- Spoke to other development taking place in the area.
- Outlined the reasons the existing house remains vacant.
- Spoke to the rationale for a gas station serving southbound traffic and the benefits.
- Spoke to willingness to adjust the scale of the development.
- Responded to questions from Council.

Moved By Councillor Wooldridge/Seconded By Councillor Stack

Ro712/20/11/02 THAT Official Community Plan Map Amendment Application No. OCP20-0005 to amend Map 4.1 in the Kelowna 2030 – Official Community Plan Bylaw No. 10500 by changing the Future Land Use designation of Parcel A, Block 2, District Lot 128, ODYD, Plan 415B Except Plan KAP64062 located at 2090 Byrns Road, Kelowna, BC from the REP – Resource Protection designation to the COMM - Commercial designation, as shown in the Report from the Development Planning Department dated November 2, 2020 NOT be considered by Council.

AND THAT Rezoning Application No. Z20-0011 to amend the City of Kelowna Zoning Bylaw No. 8000 by changing the zoning classification of Parcel A, Block 2, District Lot 128, ODYD, Plan 415B Except Plan KAP64062, located at 2090 Byrns Road, Kelowna, BC from the A1 – Agriculture 1 zone to the C3r1s - Community Commercial (Retail Liquor Sales) zone, as shown in the Report from the Development Planning Department dated November 2, 2020 NOT be considered by Council.

Carried

3.2 Gerstmar Rd 605 - Z20-0081 (BL12112) - KTMP Holdings Ltd., Inc. No. A0092290

Staff:

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

Moved By Councillor Given/Seconded By Councillor Hodge

Ro712/20/11/02 THAT Rezoning Application No. Z20-0081 to amend the City of Kelowna Zoning Bylaw No. 8000 by changing the zoning classification of Lot 5 Section 22 Township 26 Osoyoos Division Yale District Plan 19913 located at 605 Gerstmar Road, Kelowna, BC from the RU1 – Large Lot Housing zone to the RU2 – Medium Lot Housing 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 2, 2020;

AND THAT final adoption of the Rezoning Bylaw be considered subsequent to the issuance of a Preliminary Layout Review Letter by the Approving Officer;

AND FURTHER THAT final adoption of the Rezoning Bylaw be considered subsequent to the approval of the Ministry of Transportation and Infrastructure.

Carried

3.3 Gerstmar Rd 605 - BL12112 (Z20-0081) - KTMP Holdings Ltd., Inc. No. A0092290

Moved By Councillor Wooldridge/Seconded By Councillor Given

R0712/20/11/02 THAT Bylaw No. 12112 be read a first time.

Carried

3.4 TA20-0020 (BL12115) - City of Kelowna

Staff:

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

Moved By Councillor Sieben/Seconded By Councillor Given

R0712/20/11/02 THAT Zoning Bylaw Text Amendment Application No. TA20-0020 to amend City of Kelowna Zoning Bylaw No. 8000 as outlined in Schedule "A" attached to the Report from the Development Planning Department dated November 2, 2020 be considered by Council;

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

AND FURTHER THAT final adoption of the Zoning Bylaw Text Amending Bylaw be considered subsequent to the approval of the Ministry of Transportation and Infrastructure.

Carried

3.5 BL12115 (TA20-0020) - City of Kelowna

Moved By Councillor Given/Seconded By Councillor Wooldridge

R0712/20/11/02 THAT Bylaw No. 12115 be read a first time.

Carried

3.6 Aurora Cres 230 - Z20-0088 (BL12116) - Lambert and Paul Construction Ltd., Inc. No. 80191

Staff:

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

Moved By Councillor Donn/Seconded By Councillor Sieben

R0712/20/11/02 THAT Rezoning Application No. Z20-0088 to amend the City of Kelowna Zoning Bylaw No. 8000 by changing the zoning classification of Lot 8 Section 26 Township 26

Osoyoos Division Yale District Plan KAP46961, located at 230 Aurora Crescent, Kelowna, BC from the C₄ – Urban Centre Commercial zone to the C_{4r} – Urban Centre Commercial (Residential Rental Tenure Only) 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 approval of the Ministry of Transportation and Infrastructure;

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

Carried

3.7 Aurora Cres 230 - BL12116 (Z20-0088) - Lambert and Paul Construction Ltd., Inc. No. 80191

Moved By Councillor Wooldridge/Seconded By Councillor Given

R0712/20/11/02 THAT Bylaw No. 12116 be read a first time.

Carried

4. Non-Development Reports & Related Bylaws

4.1 Water Regulation Bylaw No. 10480 Amendment

Staff:

- Displayed a PowerPoint Presentation providing an overview of the proposed changes to the Water Regulation Bylaw and responded to questions from Council.

Moved By Councillor Given/Seconded By Councillor Donn

R0712/20/11/02 THAT Council receives for information, the report from Utility Services dated November 2, 2020, pertaining to the Water Regulation Bylaw updates;

AND THAT Bylaw No. 12110 being Amendment No.12 to Water Regulation Bylaw No. 10480 be forwarded for reading consideration;

AND FURTHER THAT Bylaw No. 12111 being SEKID Bylaws Repeal Bylaw be forwarded for reading consideration.

Carried

Councillor Sieben - Opposed

4.2 BL12110 - Amendment No. 12 to Water Regulation Bylaw No. 10480

Moved By Councillor Stack/Seconded By Councillor DeHart

R0712/20/11/02 THAT Bylaw No. 12110 be read a first, second and third time.

Carried

Councillor Sieben - Opposed

4.3 BL12111 - SEKID Bylaws Repeal Bylaw

Moved By Councillor Stack/Seconded By Councillor Donn

R0712/20/11/02 THAT Bylaw No. 12111 be read a first, second and third time.

Carried

4.4 Community Resiliency Investment (CRI) Program Funding 2021

Staff:

- Displayed a PowerPoint Presentation outlining the Community Resiliency Program.

Moved By Councillor Hodge/Seconded By Councillor Given

R0712/20/11/02 THAT Council receives, for information, the November 2, 2020 report from the Parks Operation Department with respect to 2021 Community Resiliency Investment (CRI) Program funding;

AND THAT Council approves staff to apply for a grant from the CRI program to continue to support wildfire fuel mitigation initiatives;

AND FURTHER THAT upon confirmation of the grant award, the 2021 Financial Plan be amended to include the receipt of up to \$150,000 from the Community Resiliency Investment Program.

Carried

5. Mayor and Councillor Items

Councillor Singh:

- Spoke to representing Council at Field of Crosses on Tuesday, November 3rd.

Councillor Stack

- Raised concern with several incidents of unauthorized fireworks being displayed on Halloween; would be interested in hearing from the Fire Department regarding proactive messaging before events or holidays.

6. Termination

This meeting was declared terminated at 3:06 p.m.

Mayor Basran

/acm



Deputy City Clerk