



City of Kelowna Regular Meeting Minutes

Date: Tuesday, May 11, 2021
Location: Council Chamber
City Hall, 1435 Water Street

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

Members participating remotely Councillors Mohini Singh and Luke Stack

Members Absent Councillor Charlie Hodge

Staff Present City Manager, Doug Gilchrist; City Clerk, Stephen Fleming; Deputy City Clerk, Laura Bentley; Development Planning Department Manager, Terry Barton; Planner, Andrew Ferguson

Staff participating remotely Legislative Coordinator (Confidential), Arlene McClelland

(* Denotes partial attendance)

1. Call to Order

Mayor Basran called the meeting to order at 7:37 p.m.

2. Reaffirmation of Oath of Office

The Oath of Office was read by Councillor Sieben.

3. Confirmation of Minutes

Moved By Councillor Wooldridge/Seconded By Councillor Donn

R0506/21/04/11 THAT the Minutes of the Public Hearing and Regular Meeting of April 20, 2021 be confirmed as circulated.

Carried

4. Development Permit and Development Variance Permit Reports

4.1 START TIME 7:00 PM - Highway 33 W 590 - DP20-0055 DVP20-0056 - 0838239 B.C. Ltd., Inc. No BCo838239

Staff:

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

Geoff MacKay, St Paul Street and Andrew Ambrozy, Manhattan Drive, Applicants

- The application before Council has been a year in the making with the pandemic slowing the process somewhat.
- Spoke to Argus Properties operations and residential portfolio and noted that Argus Properties will own and operate the proposed building.
- Spoke to the site being a busy, vibrant urban centre on a transit corridor and has a true potential for live, work and play area.
- The densification is in line with the Official Community Plan.
- Commented on underground parking and thought it was important to build for future growth.
- The intent is to provide affordable rental housing in the Rutland area.
- Responded to questions from Council.

Mayor Basran invited anyone participating online who deemed themselves affected to indicate they wish to speak followed by comments from Council.

Online Participants:

Wesley Shennan, Hollywood Road

- In support of this application.
- Believes access to this proposal is very good from both Hollywood Road and Hwy 33.
- Believes this development will not have a negative impact on the neighbourhood.

There were no further comments.

Moved By Councillor Sieben/Seconded By Councillor Singh

Ro507/21/04/11 THAT Council authorizes the issuance of Development Permit No. DP20-0055 and Development Variance Permit No. DVP20-0056 for Lot B Sections 26 and 27 Township 26 ODYD Plan 30302, located at 590 Highway 33 West, 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 a variance to the following section of Zoning Bylaw No. 8000 be granted:

Section 14.4.5(c): C4 – Urban Centre Commercial Development Regulations

To vary building height from the lesser of 15.0 m or 4 storeys permitted to 22.6 m or 6 storeys proposed.

AND FURTHER THAT this Development Permit and Development Variance Permit is valid for two (2) years from the date of Council approval, with no opportunity to extend.

Carried

5. Reminders – Nil.

6. **Termination**

The meeting was declared terminated at 8:19 p.m.

Mayor Basran

/acm

Deputy City Clerk

DRAFT