

Report to Council



Date: May 31, 2021
To: Council
From: City Manager
Subject: Car Share Agreement Review
Department: Development Planning

Recommendation:

THAT Zoning Bylaw Text Amendment Application No. TA21-0007 to amend City of Kelowna Zoning Bylaw No. 8000 as outlined in the Report from the Development Planning Department dated March 31 be considered by Council;

AND THAT the Zoning Bylaw Text Amending Bylaw No. 12216 be forwarded to a Public Hearing for further consideration;

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

Purpose:

To consider a text amendment application to Zoning Bylaw No. 8000 to remove Section 8.2.11 Car-Share Incentives.

Background:

Car-share regulations were introduced into the Zoning Bylaw to encourage greater diversity and choice in transportation alternatives. In November 2019, Council adopted updates to Section 8- Parking and Loading of the Zoning Bylaw which included a car-share incentive that allowed for a reduction in the number of required off-street parking subject to the provision of a car-share vehicle. This allows for a 5-stall reduction for every car share vehicle that is provided.

To date, multiple development proposals have utilized this development regulation in partnership with Modo Co-operative.

Discussion:

Staff are recommending that Council approve the temporary removal of 8.2.11 Car Share Incentives from the Zoning Bylaw. The intention is not to permanently end the car share program, but to give Staff an opportunity to review it and collaborate with stakeholders to seek an opportunity for improvement. Following a review, Staff will return to Council with recommendations based on the findings of the review and subsequent proposal will be made.

Generally, Staff are concerned that the level of density required to enable a successful car-share program that off sets potential negative impacts of the reduction of off-street parking stalls is not yet achieved. Staff remain committed to the City's efforts to build vibrant and sustainable urban centres, which includes ensuring diversity in transportation alternatives.

Conclusion:

Staff are seeking Council support to remove the current car-share incentives from the zoning bylaw that allow an off-site parking reduction if a car share is provided. The temporary removal will allow Staff to review the program, consult with internal and external stakeholders and seek opportunities to improve it.

Internal Circulation:

Policy and Planning
Parking Services

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