

# CITY OF KELOWNA

## BYLAW NO. 12212

### Z21-0038

#### Enterprise Way, Hunter Court, Hunter Road and Leckie Road

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A bylaw to amend the "City of Kelowna Zoning Bylaw No. 8000".

The Municipal Council of the City of Kelowna, in open meeting assembled, enacts as follows:

1. THAT City of Kelowna Zoning Bylaw No. 8000 be amended by changing the zoning classification of parcels outlined in Schedule "B" attached to and forming part of this bylaw located on Hunter Court Hunter Road, Leckie Road and Enterprise Way, Kelowna, BC from the A<sub>1</sub> – Agriculture 1 and I<sub>1</sub> – Business Industrial zones to the C<sub>10</sub> – Service Commercial zones;
2. AND THAT City of Kelowna Zoning Bylaw No. 8000 be amended by changing the zoning classification of parcels outlined in Schedule "C" attached to and forming part of this bylaw located on Hunter Road and Leckie Road, Kelowna, BC from the A<sub>1</sub> – Agriculture 1 zone to the C<sub>3</sub> – Community Commercial zone;
3. AND THAT City of Kelowna Zoning Bylaw No. 8000 be amended by changing the zoning classification of Lot A District Lot 125 ODYD Plan 30395 Except Plan M14878 located on Dilworth Drive, Kelowna, BC from the A<sub>1</sub> – Agriculture 1 zone to the P<sub>3</sub> – Parks and Open Space zone;
4. THAT City of Kelowna Zoning Bylaw No. 8000 be amended by changing the zoning classification of portions of Strata Plan KAS483 and Lot 9 District Lot 125 ODYD Plan 31272 Except Plan KAP50559 located on Hunter Court, Kelowna, BC, from the A<sub>1</sub> – Agriculture 1 zone to the C<sub>10</sub> – service Commercial zone as shown on Map "A" attached to and forming part of this bylaw;
5. THAT City of Kelowna Zoning Bylaw No. 8000 be amended by changing the zoning classification of portions of Lot A District Lots 125 and 532 ODYD Plan 39897, Lot B District Lots 125 and 532 ODYD Plan 39897, Lot 1 District Lots 125 and 532 ODYD Plan KAP82764 and Lot 2 District Lots 125 and 532 ODYD Plan KAP82764 located at 2303 and 2343 Leckie Road and 2330 and 2350 Enterprise Way, Kelowna, BC, from the A<sub>1</sub> – Agriculture 1 zone to the C<sub>10</sub> – service Commercial zone as shown on Map "B" attached to and forming part of this bylaw;
6. This bylaw shall come into full force and effect and is binding on all persons as and from the date of adoption.

Read a first time by the Municipal Council this

Considered at a Public Hearing on the

Read a second and third time by the Municipal Council this

Approved under the Transportation Act this

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(Approving Officer – Ministry of Transportation)

Adopted by the Municipal Council of the City of Kelowna this

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Mayor

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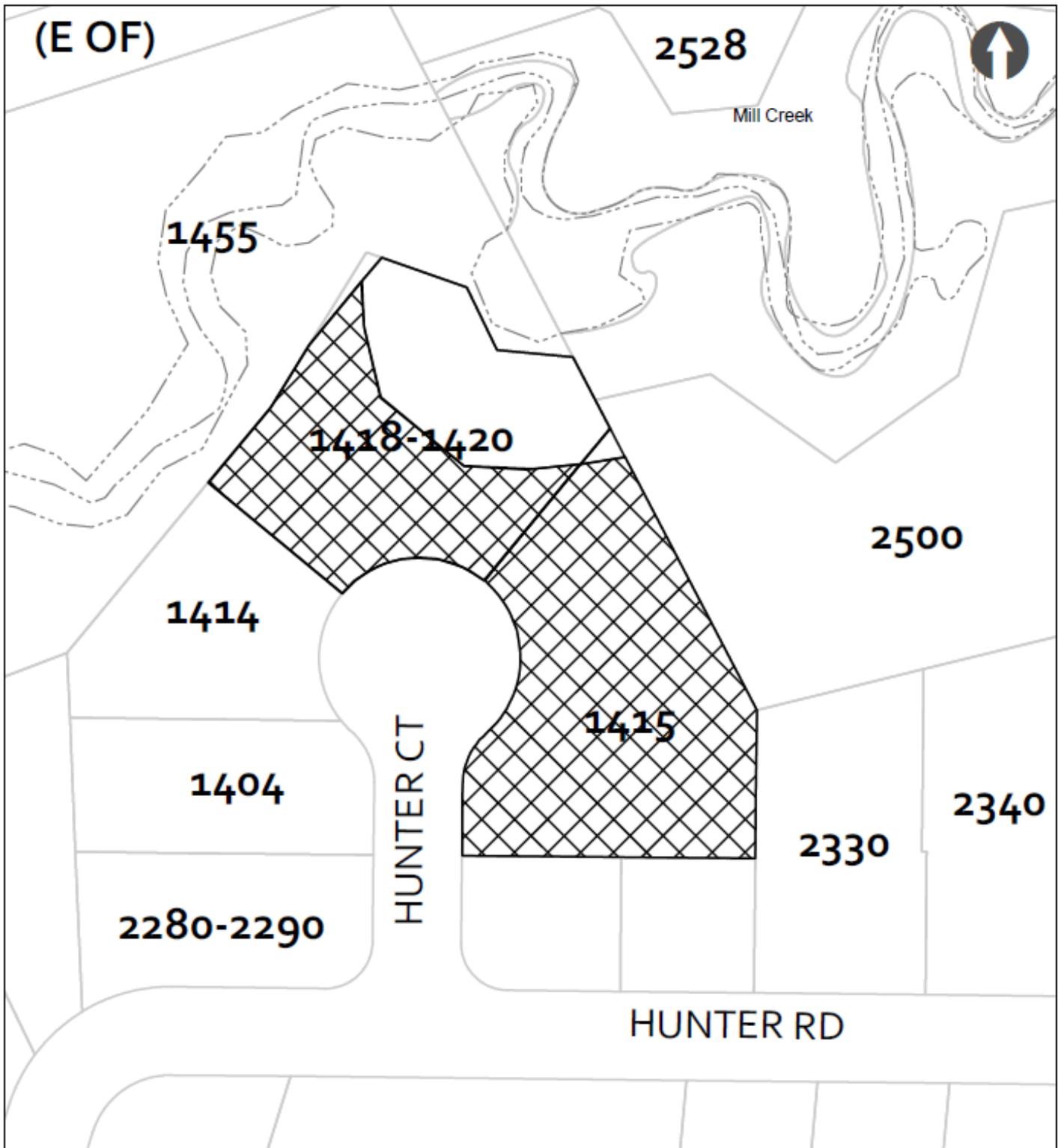
City Clerk

**Schedule B: Proposed Rezoning**

No.	Legal Description	Address	Parcel Identifier Number	Underlying Zone	Proposed Zone
1	LOT 3 DISTRICT LOT 125 OSOYOOS DIVISION YALE DISTRICT PLAN 31499	2440 Enterprise Way	003-315-134	A1 - Agriculture 1	C10 - Service Commercial
2	LOT 2 DISTRICT LOT 125 OSOYOOS DIVISION YALE DISTRICT PLAN 43342	2455 Enterprise Way	016-218-469	A1 - Agriculture 1	C10 - Service Commercial
3	PARCEL A (DD KC2925) DISTRICT LOT 125 OSOYOOS DIVISION YALE DISTRICT PLAN 31499	2490-2496 Enterprise Way	012-764-868	A1 - Agriculture 1	C10 - Service Commercial
4	LOT 7 DISTRICT LOT 125 OSOYOOS DIVISION YALE DISTRICT PLAN 31272	1404 Hunter Court	001-595-156	A1 - Agriculture 1	C10 - Service Commercial
5	LOT 8 DISTRICT LOT 125 OSOYOOS DIVISION YALE DISTRICT PLAN 31272	1414 Hunter Court	002-355-329	A1 - Agriculture 1	C10 - Service Commercial
6	LOT 4 DISTRICT LOT 125 OSOYOOS DIVISION YALE DISTRICT PLAN 31272	2300 Hunter Road	003-756-149	A1 - Agriculture 1	C10 - Service Commercial
7	LOT 3 DISTRICT LOT 125 OSOYOOS DIVISION YALE DISTRICT PLAN 31272	2320-2322 Hunter Road	003-756-114	A1 - Agriculture 1	C10 - Service Commercial
8	LOT 2 DISTRICT LOT 125 OSOYOOS DIVISION YALE DISTRICT PLAN 35021	2323 Hunter Road	002-920-697	A1 - Agriculture 1	C10 - Service Commercial
9	LOT 1 DISTRICT LOT 125 OSOYOOS DIVISION YALE DISTRICT PLAN 33660	2330 Hunter Road	003-109-283	A1 - Agriculture 1	C10 - Service Commercial
10	LOT 1 DISTRICT LOT 125 OSOYOOS DIVISION YALE DISTRICT PLAN 35021	2333 Hunter Road	002-920-689	A1 - Agriculture 1	C10 - Service Commercial
11	LOT 2 DISTRICT LOT 125 OSOYOOS DIVISION YALE DISTRICT PLAN 33660	2340 Hunter Road	003-109-305	A1 - Agriculture 1	C10 - Service Commercial
12	LOT A DISTRICT LOT 125 OSOYOOS DIVISION YALE DISTRICT PLAN KAP67598	2350 Hunter Road	024-882-291	I1 – Business Industrial	C10 - Service Commercial
13	LOT A DISTRICT LOTS 125 AND 532 OSOYOOS DIVISION YALE DISTRICT PLAN 39897	2303 Leckie Road	011-639-512	A1 - Agriculture 1	C10 - Service Commercial
14	LOT 1 DISTRICT LOTS 125 AND 532 OSOYOOS DIVISION YALE DISTRICT PLAN KAP82764	2343 Leckie Road	026-935-651	A1 - Agriculture 1	C10 - Service Commercial

**Schedule C: Proposed Rezoning**

<b>No.</b>	<b>Legal Description</b>	<b>Address</b>	<b>Parcel Identifier Number</b>	<b>Underlying Zone</b>	<b>Proposed Zone</b>
1	LOT 1 DISTRICT LOT 125 OSOYOOS DIVISION YALE DISTRICT PLAN 34528	2281 Hunter Road	002-939-266	A1 - Agriculture 1	C3 - Community Commercial
2	Common Property	2280 Leckie Road		A1 - Agriculture 1	C3 – Community Commercial
3	STRATA LOT B DISTRICT LOTS 125 AND 531 OSOYOOS DIVISION YALE DISTRICT STRATA PLAN KAS2324 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V	108-2280 Leckie Road	025-006-720	A1 - Agriculture 1	C3 – Community Commercial
4	STRATA LOT A DISTRICT LOTS 125 OSOYOOS DIVISION YALE DISTRICT STRATA PLAN KAS2324 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V	112-2280 Leckie Road	025-006-703	A1 - Agriculture 1	C3 – Community Commercial
5	STRATA LOT C DISTRICT LOTS 125 AND 531 OSOYOOS DIVISION YALE DISTRICT STRATA PLAN KAS2324 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V	2280C Leckie Road	025-006-932	A1 - Agriculture 1 -	C3 – Community Commercial

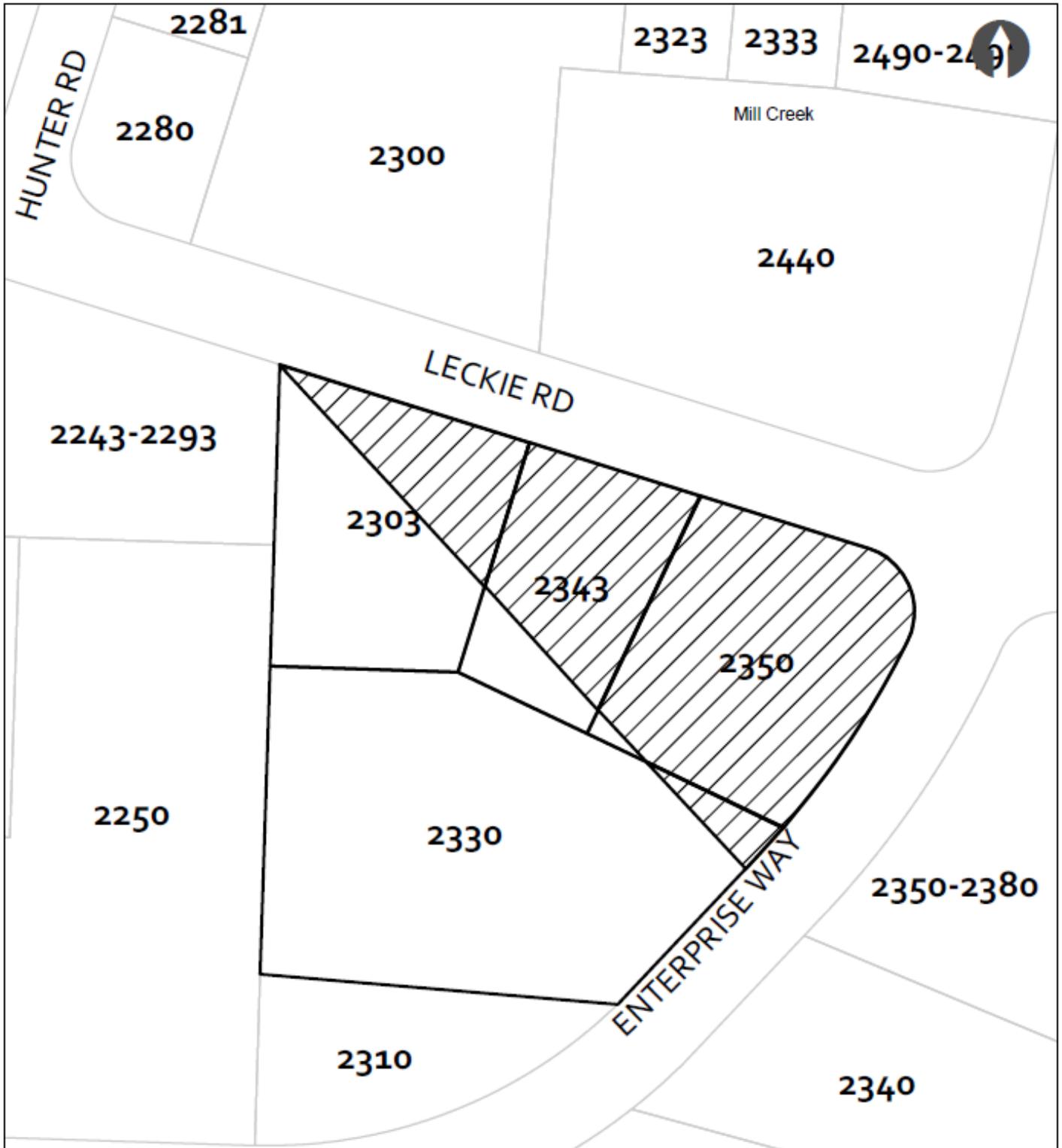


**MAP "A" Proposed Rezoning**  
**File Z21-0038**

-  A1 - Agriculture 1 to C10 - Service Commercial
-  Subject Properties

TC





**MAP "B" Proposed Rezoning  
File Z21-0038**

-  A1 - Agriculture 1 to C10 - Service Commercial
-  Subject Properties

TC



Rev. Thursday, June 3, 2021

