



# Z21-0053 384 Braeloch Road

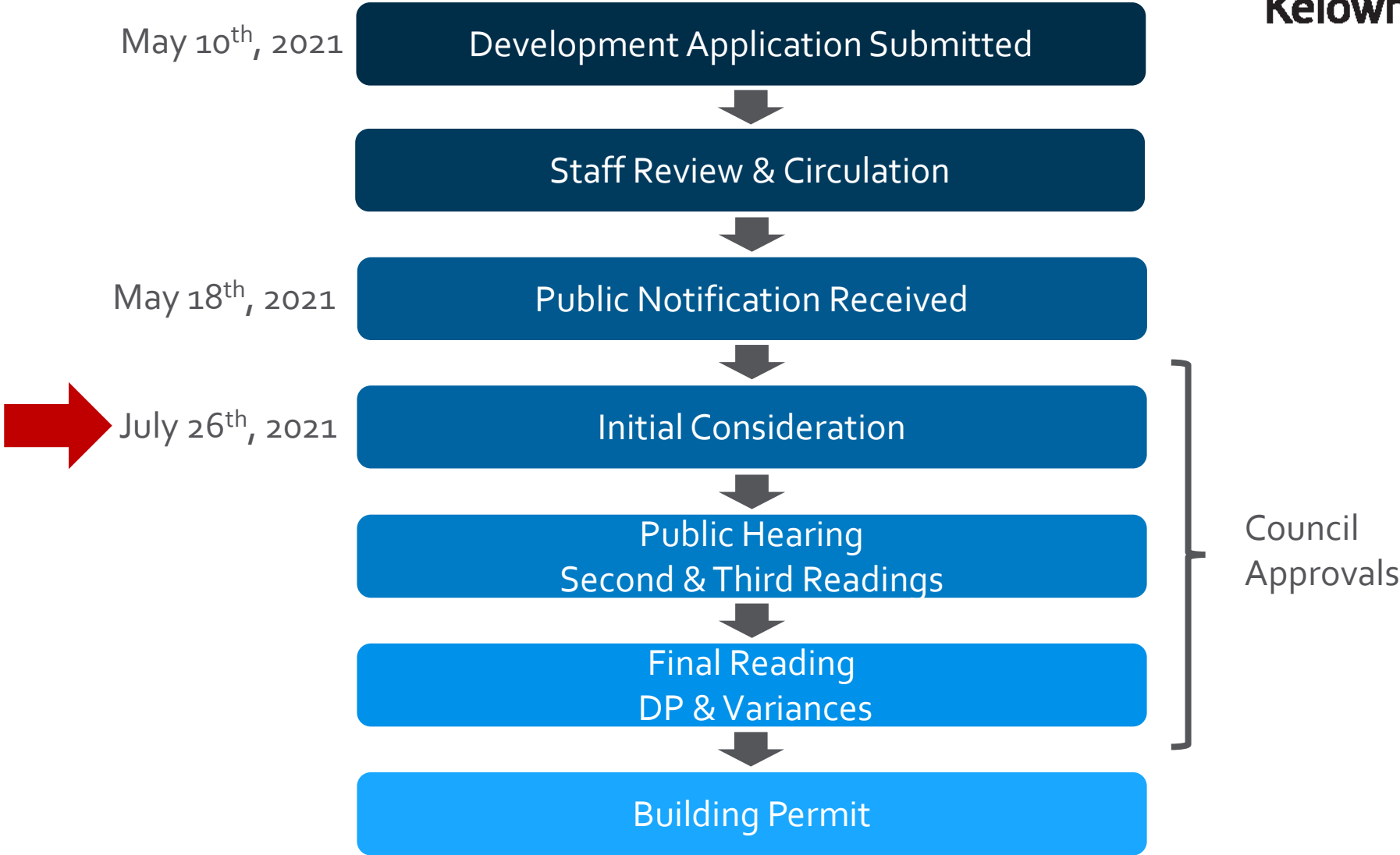
Rezoning Application



# Proposal

- ▶ To rezone the subject property from RR2 – Rural Residential 2 to RU1 – Large Lot Housing.

# Development Process



# Context Map



# OCP Future Land Use / Zoning



# Subject Property Map



City of Kelowna

# Project details

- ▶ The proposed Rezoning from RR2 to RU1 will facilitate the construction of new single-family dwelling.
- ▶ The owner will be required to connect to City water and sanitary services.
- ▶ The proposed zone will give slightly different Development Regulations including site coverage and setbacks.
- ▶ The new home will be required to meet all Development Regulations of proposed RU1 zone.





# Staff Recommendation

- ▶ Development Planning Staff recommend **support** of the proposed Rezoning:
  - ▶ Subject property is within the Permanent Growth Boundary.
  - ▶ Meets the intent of the OCP including Sensitive Infill and the Future Land Use Designation of S2RES – Single/Two Unit Residential.



## *Conclusion of Staff Remarks*