

CITY OF KELOWNA
BYLAW NO. 12165
TA21-0001 – Section 13 – Urban Residential Zones

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 **Section 13.6 - RU6 – Two Dwelling, RU6b – Two Dwelling Housing with Boarding or Lodging House, 13.6.2 Permitted Uses** be amended by:

Deleting the following:

“(d) **two dwelling housing**”

And replacing it with the following:

“(d) **two dwelling housing** subject to Section 13.6.5 (d) of this bylaw”

2. AND THAT **Section 13.6 - RU6 – Two Dwelling, RU6b – Two Dwelling Housing with Boarding or Lodging House, 13.6.4 Building and Structures Permitted** be amended by:

Deleting the following:

- “(a) **one single detached house** which may contain a **secondary suite**
- (b) **duplex housing***
- (c) **semi-detached housing***
- (d) **two single detached houses** which may not contain **secondary suites***
- (e) permitted **accessory buildings or structures**
- (f) **one carriage house**
- (g) Only one secondary dwelling unit is permitted (e.g. secondary suite or carriage house)

NOTE: **Buildings** or **structures** indicated by an (*) are only permitted on **lots** that meet the **subdivision regulations for two dwelling housing.**”

And replacing it with the following:

- “(a) **one single detached house** which may contain a **secondary suite**
- (b) **duplex housing**
- (c) **semi-detached housing**
- (d) **two single detached houses** which may not contain **secondary suites***
- (e) permitted **accessory buildings or structures**
- (f) **one carriage house**
- (g) Only one secondary dwelling unit is permitted (e.g. secondary suite or carriage house)”

3. AND THAT **Section 13.6 - RU6 – Two Dwelling, RU6b – Two Dwelling Housing with Boarding or Lodging House, 13.6.5 Subdivision Regulations** be amended by:

Deleting the following:

- "(a) The minimum **lot width** is 13.0 m for single detached housing, except it is 15.0 m for a corner lot.
- (b) The minimum lot width for two dwelling housing is 18.0 m, except it is 20.0 m for a corner lot.
- i. Where a lot with a developed semi-detached housing development is being subdivided along a party wall the minimum lot width is 9.0 m, except it is 11.0 m for a corner lot, and a party wall agreement is registered on the titles of both lots."

And replacing it with the following:

- "(a) The minimum **lot width** is 18.0 m except it is 20.0 m for a corner lot.
- (b) [Deleted]"

4. 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 14th day of June, 2021.

Considered at a Public Hearing on the 13th day of July, 2021.

Read a second and third time by the Municipal Council this 13th day of July, 2021.

Approved under the Transportation Act this 15th day of July, 2021.

Sean Potter

(Approving Officer – Ministry of Transportation)

Adopted by the Municipal Council of the City of Kelowna this

Mayor

City Clerk