



A21-0014

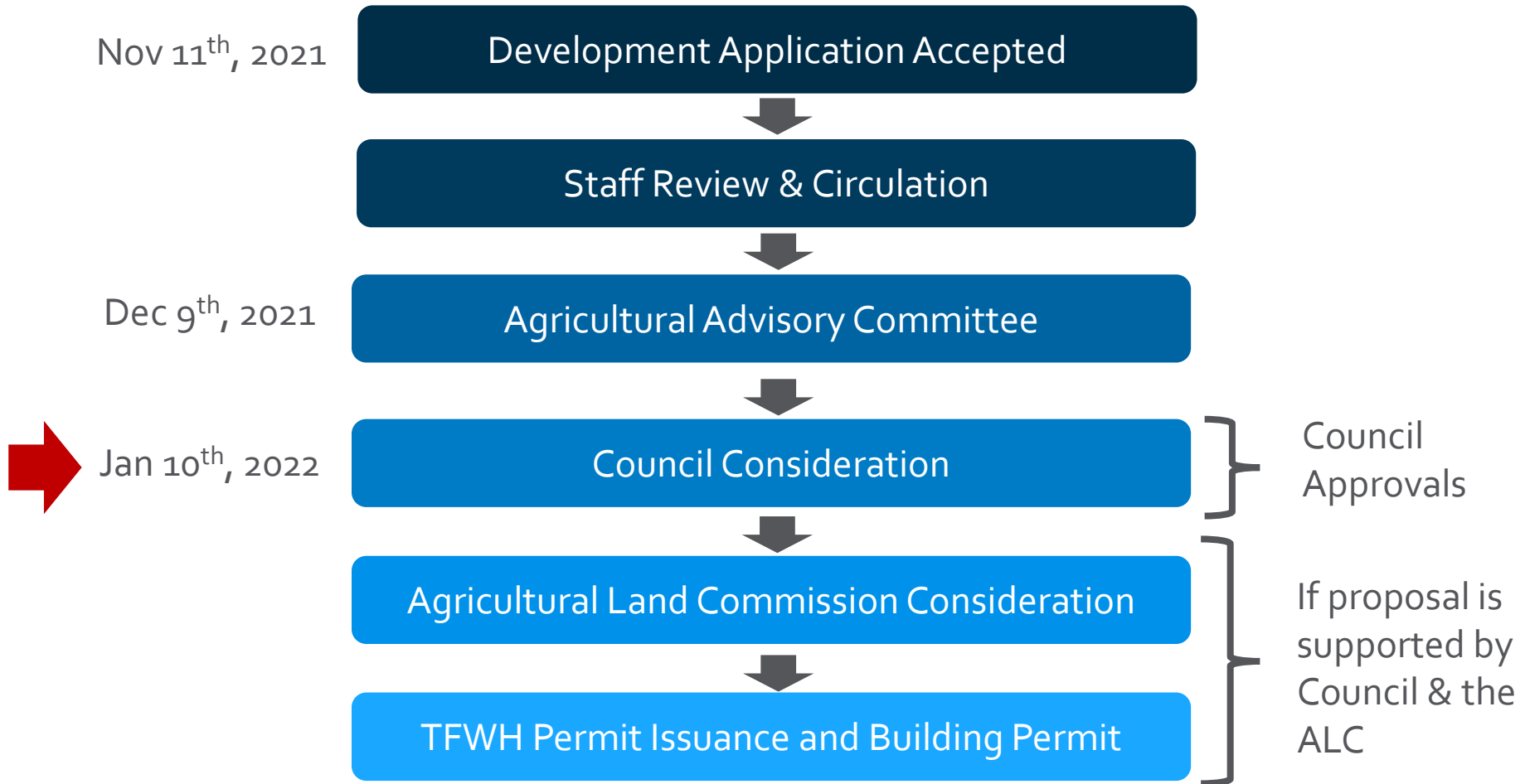
815 Webster Road

ALR Application for Non-Adhering Residential Use Permit

Proposal

- ▶ To consider an application to the Agricultural Land Commission for a Non-Adhering Residential Use Permit for the conversion of an existing single-family dwelling into temporary farm worker housing.

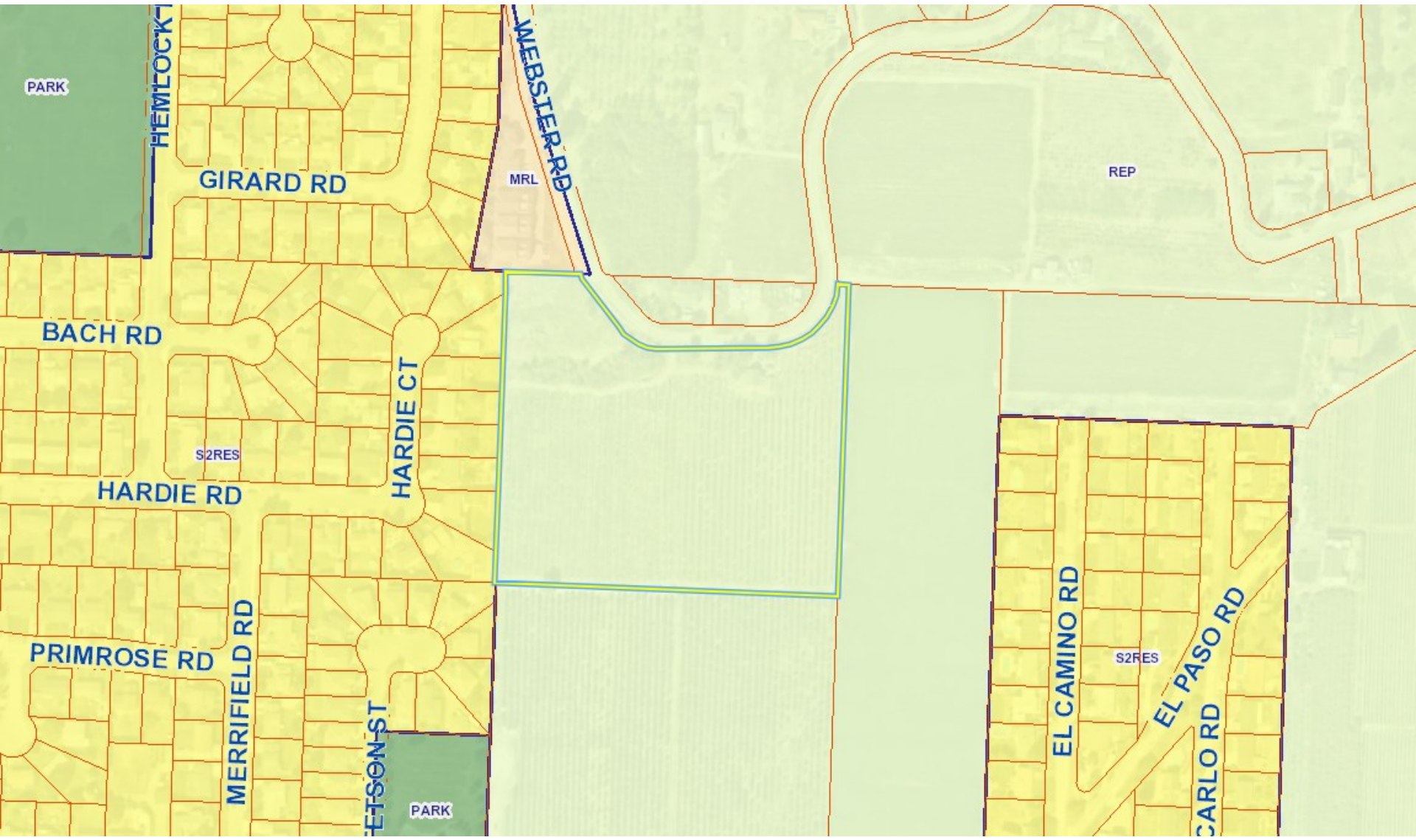
Development Process



Context Map



OCP Future Land Use / Zoning



Agricultural Land Reserve

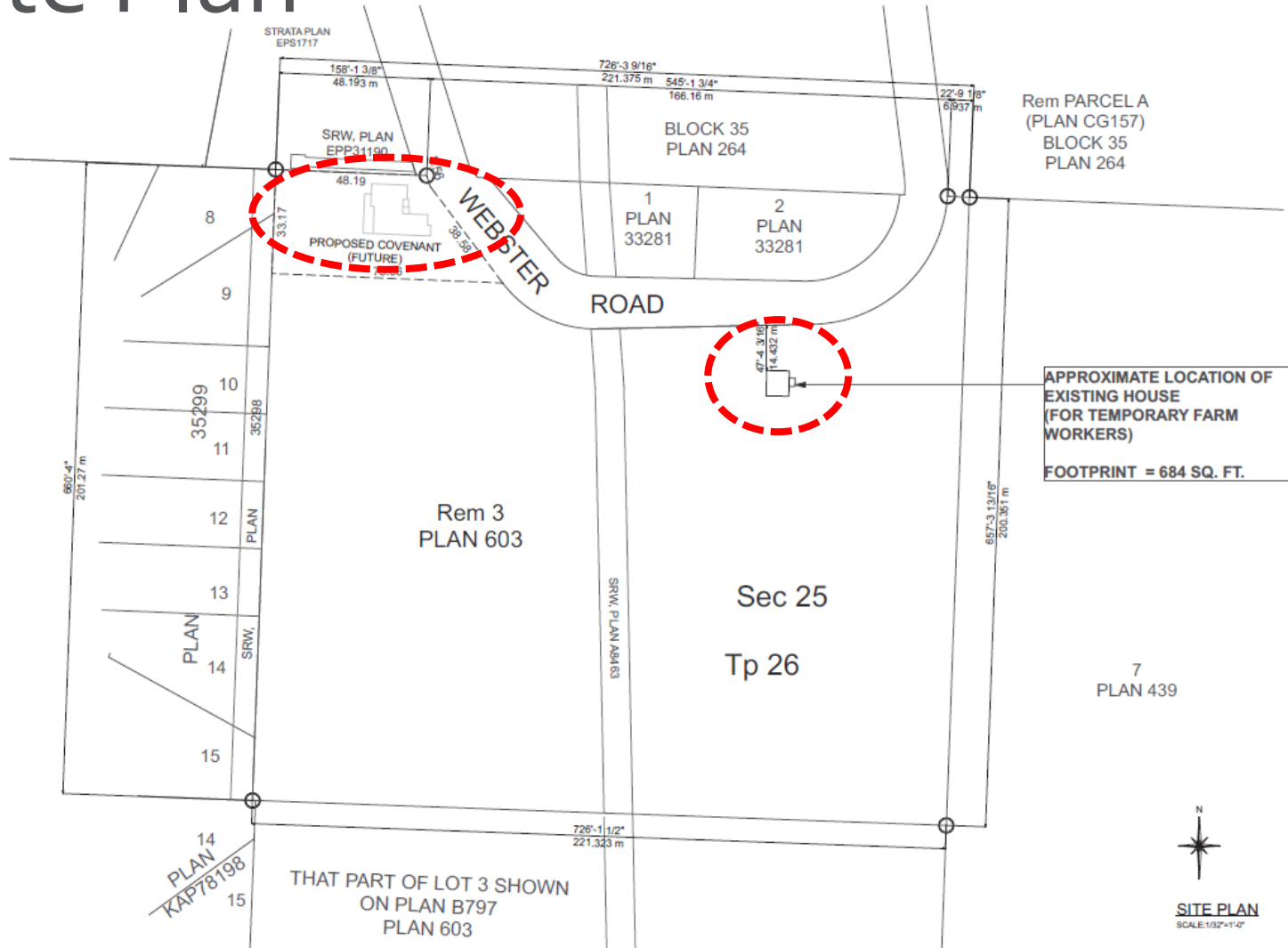


City of Kelowna

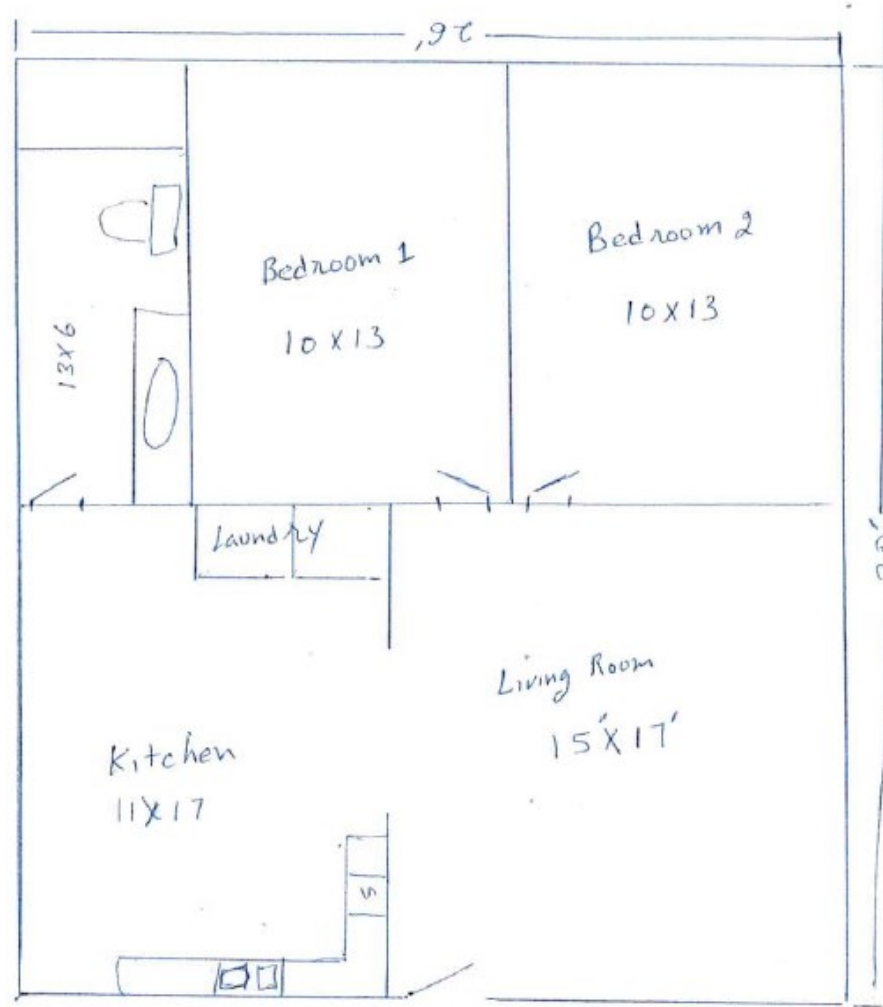
Project Details

- ▶ The applicant is seeking approvals to convert the existing single-family dwelling into temporary farm worker housing.
- ▶ The owners are seeking five seasonal farm workers.
- ▶ The farm workers will help with the cherry orchard, as well as the other 11.4ha of land that is owned/leased by the family.
- ▶ The home is 111.48m² (1,200ft²) and has two bedrooms.
- ▶ The owners are proposing a new single-family dwelling.

Site Plan



Floor Plan



Aerial Image



AAC Recommendation

- ▶ Application went to the Agricultural Advisory Committee on Dec 9th, 2021;
 - ▶ AAC Recommended that Council support the application.

Staff Recommendation

- ▶ Staff recommend **support** of the proposed Non-Adhering Residential Use Permit.
 - ▶ Meets intent of the Zoning Bylaw and the OCP.
 - ▶ No negative impacts to surrounding agricultural.
- ▶ Recommend the application be forwarded to ALC for consideration.



Conclusion of Staff Remarks