

CITY OF KELOWNA
BYLAW NO. 12325
TA21-0017
155-179 Rutland Road North

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 **Section 14 – Commercial Zones, 14.4 C4 – Urban Centre Commercial** be amended by adding in its appropriate location the following:

"14.4.7 Site Specific Uses and Regulations

Uses and regulations apply to the C4 - Urban Centre Commercial on a site-specific basis as follows:

	Legal Description	Civic Address	Regulation
1.	Lot A Section 26 Township 26 ODYD Plan EPP117920	155-179 Rutland Rd N	Notwithstanding Section 14.4.5 (a), the maximum floor area ratio is 2.35 and Notwithstanding Section 14.4.5 (c), the maximum height is 8 storeys and 32.0 m.

2. 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 7th day of February, 2022.

Considered at a Public Hearing on the 1st day of March, 2022.

Read a second and third time by the Municipal Council this 1st day of March, 2022.

Approved under the Transportation Act this 8th day of March, 2022.

Audrie Henry

(Approving Officer – Ministry of Transportation)

Amended at third reading and adopted by the Municipal Council of the City of Kelowna this

Mayor

City Clerk