ARGUS PROPERTIES LTD.

Marriott Courtyard

3508 & 3480 Fleet Court,
Kelowna BC
OCP amendment (20-0003)
and Rezone (Z20-0006)

Argus Properties Ltd.
300-1060 Manhattan Drive
Kelowna, BC V1Y 9X9

About Argus

- A full service development, construction, property management and hospitality leader serving the Kelowna market for over 50 years.

- One of the most diversified and largest private employers, supporting over 600 employees in the region.

- Long-standing community relationships and partnerships with many local organizations through philanthropic donations and business interests.

- Varied portfolio of businesses and property: industrial, office, retail, commercial, hotels, restaurants, multi-family, and agricultural

Argus and the Gateway Area

- More than 500,000 guests stays in the Airport District
- Generated over $9m in tax revenue for the city and airport district
- Contributed over $300k in YLW advertising over the last five years
- More than $2.3m spent promoting hotels at the Airport District & local tourism

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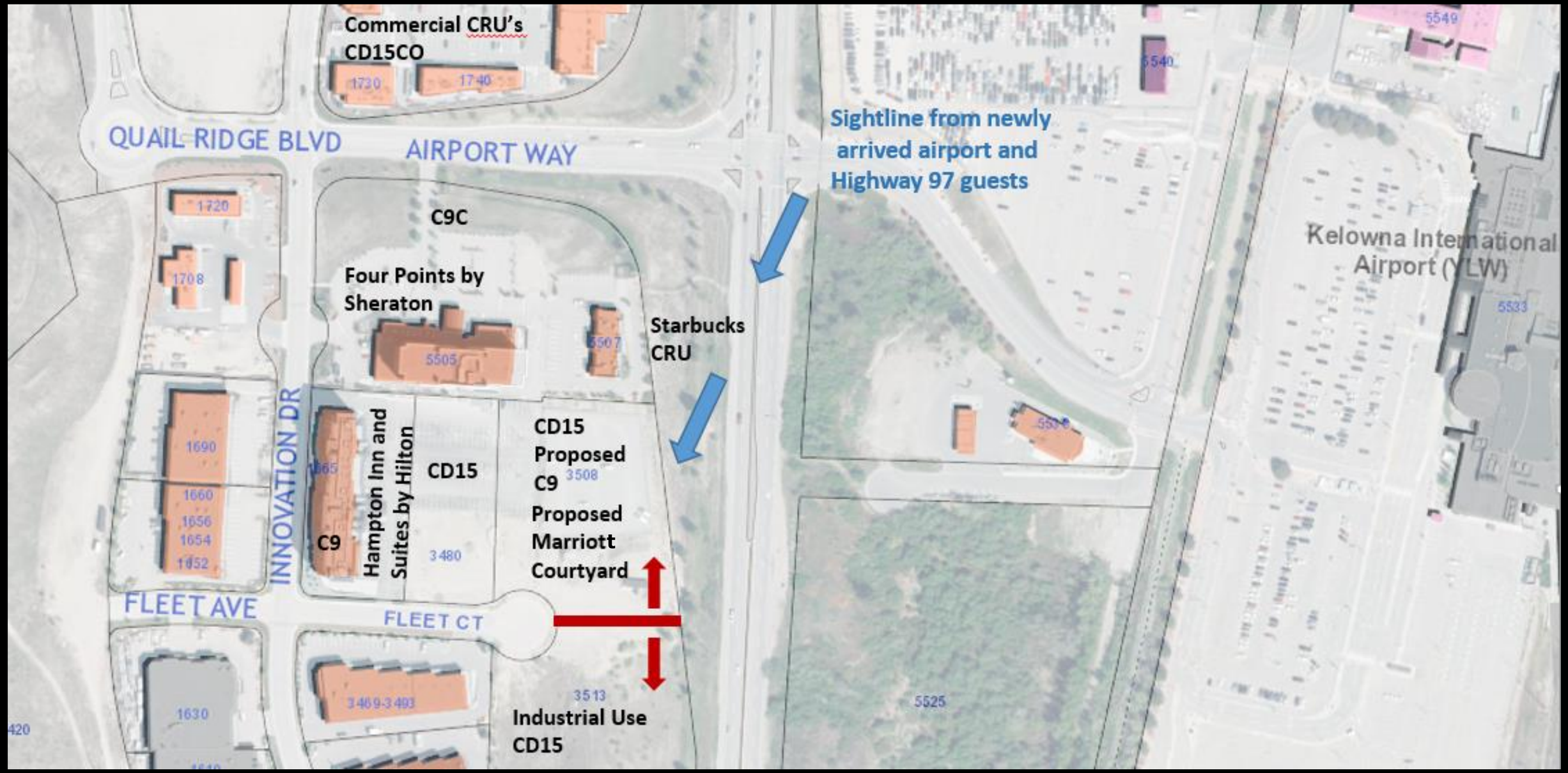

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Project Overview

- Addition of a Courtyard by Marriott will complete the first class hotel offering at our Airport Hotel Campus
- Our project will support an identified need in the area

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Community Plan and Policy Alignment

Objective 4.14

Protect the rental stock in Urban Centers.

Policy 4.14.3

Ensure short-term rental accommodations limits impact on the long-term rental housing supply.

Objective 6.3

Support the strategic and planned growth of Kelowna International Airport as a regional economic generator.

Objective 6.5

Encourage initiatives in the Gateway that supplement local food system to increase food security, equitable access to healthy food, and social connections.

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Argus Hotel Portfolio

ARGUS®
PROPERTIES LTD.

COURTYARD CHARLOTTE STEELE CREEK
CHARLOTTE, NC

COURTYARD SEATTLE NORTHGATE
SEATTLE, WA

COURTYARD AMES
AMES, IA

COURTYARD PASCO TRI-CITIES AIRPORT
PASCO, WA

COURTYARD MONTREAL BROSSARD
BROSSARD, QUEBEC

COURTYARD THOUSAND OAKS AGOURA HILLS
AGOURA HILLS, CA

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