



**City of Kelowna
Regular Council Meeting
Minutes**

Date: Monday, January 9, 2023
 Location: Council Chamber
 City Hall, 1435 Water Street

Members Present Mayor Tom Dyas*, Councillors Ron Cannan, Maxine DeHart, Charlie Hodge, Gord Lovegrove, Mohini Singh, Luke Stack, Rick Webber and Loyal Wooldridge

Staff Present City Manager, Doug Gilchrist; Deputy City Clerk, Laura Bentley; City Clerk, Stephen Fleming; Divisional Director, Planning & Development Services, Ryan Smith*; Development Planning Department Manager, Terry Barton*; Community Planning & Development Manager, Dean Strachan*; Planner, Tyler Caswell*; Grants & Special Projects Manager, Michelle Kam*

Staff participating Remotely Legislative Coordinator (Confidential), Arlene McClelland

(* Denotes partial attendance)

1. Call to Order

Mayor Dyas called the meeting to order at 1:32 p.m.

I would like to acknowledge that we are gathered today on the traditional, ancestral, unceded territory of the syilx/Okanagan people.

This Meeting is open to the public and all representations to Council form part of the public record. A live audio-video feed is being broadcast and recorded on kelowna.ca and a delayed broadcast is shown on Shaw Cable.

2. Confirmation of Minutes

Moved By Councillor Wooldridge/Seconded By Councillor Lovegrove

R0003/23/01/09 THAT the Minutes of the Regular Meetings of December 5, 2022 be confirmed as circulated.

Carried

3. Development Application Reports & Related Bylaws

3.1 Hedeman Ct 5399 - Z22-0066 (BL12467) - Hedeman Property Holding Corp., Inc. No. BC1122411

Staff:

- Displayed a PowerPoint Presentation summarizing the application and responded to questions from Council.

Moved By Councillor Cannan/Seconded By Councillor Hodge

R0004/23/01/09 THAT Rezoning Application No. Z22-0066 to amend the City of Kelowna Zoning Bylaw No. 12375 by changing the zoning classification of Lot A Section 23 Township 28 ODYD Plan 38762, located at 5399 Hedeman Court, Kelowna, BC from the RU1 – Large Lot Housing zone to the RU1c – Large Lot Housing with Carriage House zone, be considered by Council.

Carried

3.2 Dougall Rd N 285 305 McIntosh Rd 365 - Z22-0063 (BL 12468) - 285 Dougall Rd Development Ltd., Inc. No. 1348727

Staff:

- Displayed a PowerPoint Presentation summarizing the application and responded to questions from Council.

Moved By Councillor Stack/Seconded By Councillor DeHart

R0005/23/01/09 THAT Rezoning Application No. Z22-0063 to amend the City of Kelowna Zoning Bylaw No. 12375 by changing the zoning classification of:

- Lot 16 Section 26 Township 26 ODYD Plan 9924, located at 285 Dougall Rd N, Kelowna, BC;
- Lot 17 Section 26 Township 26 ODYD Plan 9924, located at 305 Dougall Rd N, Kelowna, BC;
- Lot 18 Section 26 Township 26 ODYD Plan 9924, located at 365 McIntosh Rd, Kelowna, BC;

from the UC4 – Rutland Urban Centre zone to the UC4r – Rutland Urban Centre (Rental Only) zone, be considered by Council;

AND THAT final adoption of the Rezoning Bylaw be considered subsequent to the outstanding conditions of approval as set out in Attachment "A" attached to the Report from the Development Planning Department dated January 9, 2023;

AND THAT final adoption of the Rezoning Bylaw be considered subsequent to the approval of the Ministry of Transportation and Infrastructure;

AND FURTHER THAT final adoption of the Rezoning Bylaw be considered in conjunction with Council's consideration of a Development Permit for the subject property.

Carried

3.3 Lakeshore Rd 4371 - Z22-0062 (BL12469) - Yong Zhang

Staff:

- Displayed a PowerPoint Presentation summarizing the application and responded to questions from Council.

Moved By Councillor Cannan/Seconded By Councillor Hodge

R0006/23/01/09 THAT Rezoning Application No. Z22-0062 to amend the City of Kelowna Zoning Bylaw No. 12375 by changing the zoning classification of Lot 4 District Lot 358 ODYD

Plan 9564, located at 4371 Lakeshore Road, Kelowna, BC from the RU₁ – Large Lot Housing zone to the RU₄ – Duplex Housing zone, be considered by Council;

AND THAT final adoption of the Rezoning Bylaw be considered subsequent to the outstanding conditions of approval as set out in Attachment "A" attached to the Report from the Development Planning Department dated January 9, 2023;

AND FURTHER THAT final adoption of the Rezoning Bylaw be considered subsequent to the issuance of a Preliminary Layout Review Letter by the Approving Officer.

Carried

3.4 Turner Rd 4346 - Z22-0065 (BL12470) - Paul and Leah Williams

Staff:

- Displayed a PowerPoint Presentation summarizing the application and responded to questions from Council.

Moved By Councillor Stack/Seconded By Councillor Wooldridge

R0007/23/01/09 THAT Rezoning Application No. Z22-0065 to amend the City of Kelowna Zoning Bylaw No. 12375 by changing the zoning classification of Lot D District Lot 358 ODYD PLAN 18499, located at 4346 Turner Road, Kelowna, BC from the RU₁ – Large Lot Housing zone to the RU_{2c} – Medium Lot Housing with Carriage House zone, be considered by Council;

AND THAT final adoption of the Rezoning Bylaw be considered subsequent to the outstanding conditions of approval as set out in Attachment "A" attached to the Report from the Development Planning Department dated January 9, 2023.

Carried

3.5 Hewetson Ct 949 - Z22-0042 (BL 12473) - Upper Mission Development Inc., Inc. No. BC1224405

Mayor Dyas declared a conflict of interest due to the applicant being a client and previously conducting business with the Mayor and departed the meeting at 1:44 p.m.

Deputy Mayor Hodge took over chairing the meeting at 1:44 p.m.

Staff:

- Displayed a PowerPoint Presentation summarizing the application and responded to questions from Council.

Moved By Councillor Singh/Seconded By Councillor Wooldridge

R0008/23/01/09 THAT Rezoning Application No. Z22-0042 to amend the City of Kelowna Zoning Bylaw No. 12375 by changing the zoning classification of Lot 1 District Lot 579 SDYD Plan EPP77194, located at 949 Hewetson Court, Kelowna, BC from the RU₁ – Large Lot Housing zone to the MF₂ – Townhouse Housing zone, be considered by Council;

AND THAT the Rezoning Bylaw be forwarded to Public Hearing for further consideration;

AND THAT final adoption of the Rezoning Bylaw be considered subsequent to the outstanding conditions of approval as set out in Attachment "A" attached to the Report from the Development Planning Department dated January 9, 2023;

AND THAT final adoption of the Rezoning Bylaw be considered subsequent to issuance of a Natural Environment and Hazardous Condition Development Permit(s);

AND FURTHER THAT final adoption of the Rezoning Bylaw be considered in conjunction with Council's consideration of a Form and Character Development Permit for the subject property.

Carried

Mayor Dyas returned to the meeting at 2:04 p.m. and resumed chairing the meeting.

3.6 Rezoning Bylaws Supplemental Report to Council

Staff:

- Commented on additional correspondence received following publication of the Agenda.
- Confirmed that the reading of the six bylaws could be considered together.

Council:

- Commented on correspondence received for Item 3.7.3 on Eastbourne Rd 625 - BL12462 and requested that the bylaw be considered separately.

3.7 Rezoning Applications

- 3.7.1 Hemlock Rd 645 - BL12459 (Z22-0058) - Aumol Properties Limited, Inc. No. BC1145527
- 3.7.2 Berk Crt 662 - BL12461 (Z22-0054) - Siyu Li
- 3.7.4 Kneller Road 115, 175 - BL12463 (Z22-0014) - Okanagan Metis & Aboriginal Society
- 3.7.5 Kneller Road 175, 235, 239 & Kneller Court 1161 - BL12464 (Z22-0013) - OKMAHS & PRHC
- 3.7.6 Welke Rd 699 - BL12465 (Z22-0050) - Yixian and Qian Liu

Moved By Councillor DeHart/Seconded By Councillor Stack

R0009/23/01/09 THAT Bylaw Nos. 12459, 12461, 12463, 12464 and 12465 be read a first, second and third time.

Carried

Council:

- Commented on correspondence received for Item 3.7.2 on Berk Crt 662 - BL12461 and requested the bylaw be considered separately.

Moved By Councillor DeHart/Seconded By Councillor Webber

R0014/23/01/09 THAT Council rescind first, second and third reading for Bylaw Nos. 12459, 12461, 12463, 12464 and 12465.

Carried

Moved By Councillor DeHart/Seconded By Councillor Stack

R0015/23/01/09 THAT Bylaw Nos. 12459, 12463, 12464 and 12465 be read a first, second and third time.

Carried

3.7.2 Berk Crt 662 - BL12461 (Z22-0054) - Siyu Li

Moved By Councillor Cannan/Seconded By Councillor Lovegrove

R0016/23/01/09 THAT Bylaw No. 12461 be given first reading and advanced to a Public Hearing.

Carried

3.7.3 Eastbourne Rd 625 - BL12462 (Z22-0067) - Anthony and Kristen Kuchma

Moved By Councillor Cannan/Seconded By Councillor Lovegrove

R0017/23/01/09 THAT Bylaw No. 12462 be given first reading and advanced to a Public Hearing.

Defeated

Mayor Dyas, Councillors DeHart, Singh, Stack, Webber and Wooldridge - Opposed

Moved By Councillor Cannan/Seconded By Councillor Lovegrove

R0018/23/01/09 THAT Bylaw No. 12462 be given first, second and third reading.

Carried

4. Bylaws for Adoption (Development Related)

4.1 Upper Mission Dr 5548 - BL12442 (OCP21-0015) - Calcan Investments Inc., Inc. No. BC0383776

Moved By Councillor Stack/Seconded By Councillor DeHart

R0019/23/01/09 THAT Bylaw No. 12442 be adopted.

Carried

4.2 Upper Mission Dr 5548 - BL12443 (Z21-0051) - Calcan Investments Inc., Inc. No. BC0383776

Moved By Councillor Stack/Seconded By Councillor DeHart

R0020/23/01/09 THAT Bylaw No. 12443 be adopted.

Carried

Councillor Lovegrove - Opposed

4.3 Kloppenburg Rd 1760 - BL12445 (Z22-0055) - Ryan Kuchma and Rebekah Kuchma

Moved By Councillor Wooldridge/Seconded By Councillor Webber

R0021/23/01/09 THAT Bylaw No. 12445 be adopted.

Carried

4.4 HWY 97 N 2592 - BL12457 (Z22-0069) - 647700 BC Ltd., Inc. No. 647700

Moved By Councillor Webber/Seconded By Councillor Wooldridge

R0022/23/01/09 THAT Bylaw No. 12457 be adopted.

Carried

5. Non-Development Reports & Related Bylaws

5.1 Pandosy Waterfront Park Grants

Staff:

- Displayed a PowerPoint Presentation summarizing the grants received and responded to questions from Council.

Moved By Councillor DeHart/Seconded By Councillor Wooldridge

R0023/23/01/09 THAT Council receives, for information, the report from the Partnerships Office dated January 9, 2023, with respect to the Pandosy Waterfront Park Grants received.

AND THAT the 2022 Financial Plan be amended to include the receipt of funds.

Carried

6. Resolutions

6.1 Deputy City Clerk, Draft Resolution, re: Deputy Mayor Schedule 2022-2026

Staff:

- Presented the Deputy Mayor schedule for the 2022-2026 Council term.

Moved By Councillor Wooldridge/Seconded By Councillor Hodge

R0024/23/01/09 THAT the Deputy Mayor Schedule for the City of Kelowna Municipal Council 2022-2026 term be as follows:

DEPUTY MAYOR:

Charlie Hodge	November 30, 2022 to May 31, 2023
Mohini Singh	June 1, 2023 to November 29, 2023
Loyal Wooldridge	November 30, 2023 to May 31, 2024
Ron Cannan	June 1, 2024 to November 29, 2024
Gord Lovegrove	November 30, 2024 to May 31, 2025
Luke Stack	June 1, 2025 to November 29, 2025
Rick Webber	November 30, 2025 to May 31, 2026
Maxine DeHart	June 1, 2026 to November 2, (Inaugural meeting) 2026

Carried

7. Bylaws for Adoption (Non-Development Related)

7.1 BL12466 - Amendment No. 2 to Development Application & Heritage Procedures Bylaw No. 12310

Moved By Councillor Hodge/Seconded By Councillor Lovegrove

R0025/23/01/09 THAT Bylaw No. 12466 be adopted.

Carried

8. Mayor and Councillor Items

Mayor Dyas:

- Spoke to their attendance at the Ukrainian Christmas celebration Saturday evening.

Councillor Singh:

- Thanked the Mayor for attending the Sikh Temple celebration on Sunday.

Councillor Wooldridge:

- Encouraged citizens to support the annual Dine Around culinary experience in Kelowna and area restaurants that begins January 18th.
- Spoke to the Local Government Leadership Academy (LGLA).

Moved By Councillor Singh/Seconded By Councillor Lovegrove

Ro026/23/01/09 THAT Council authorizes \$472.50 per participant for any member of Council who wishes to attend the 2023 LGLA in Kelowna, B.C., from March 1 to 3, 2023.

Carried

Councillor Webber:

- Spoke to their attendance at the first Downtown Kelowna Association (DKA) meeting of the year.

Councillor Hodge:

- Looking forward to representing Council with Tourism Kelowna.
- Acknowledged staff completing snow clearing operations.

Councillor Stack:

- Will be bringing forward a Notice of Motion to amend the Future Land Use designation of 480 Penno Road from Industrial to Recreational with background information.

Councillor Cannan:

- Commented on the Ukrainian Christmas event.
- Acknowledged Festivals Kelowna New Year's celebration.

9. Termination

This meeting was declared terminated at 2:40 p.m.

Mayor Dyas

/acm

Deputy City Clerk