



City of
Kelowna

DP22-0192
1885 Northern Flicker Ct

Development Permit

Purpose

- ▶ To issue a Development Permit for the form and character of apartment housing.

Development Process

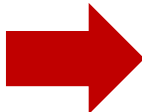


Oct 4, 2022

Development Application Submitted



Staff Review & Circulation



July 24, 2023

Development Permit

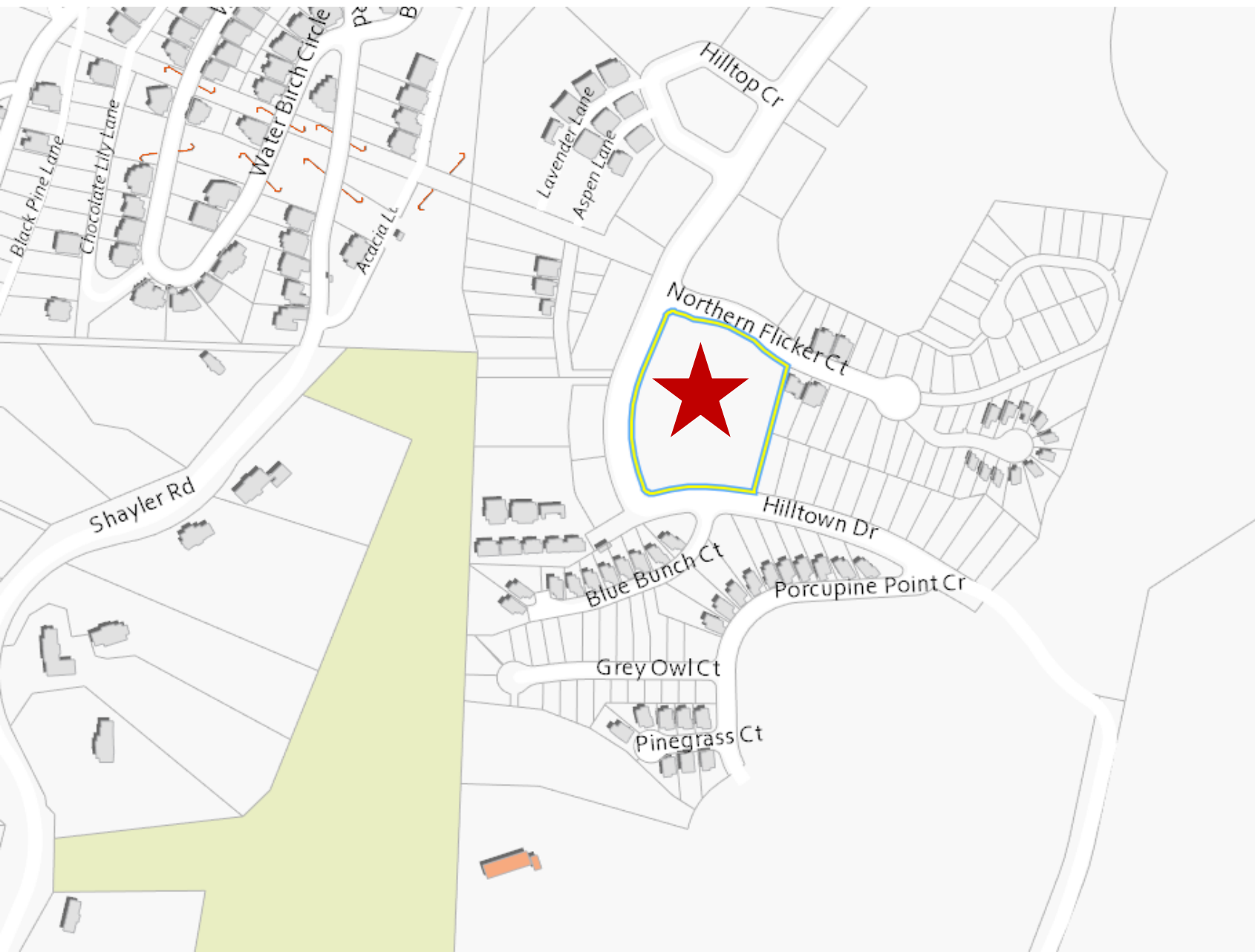


Council Approvals



Building Permit

Context Map



Walk Score
0

Transit Score
0

Bike Score
17



Technical Details

- ▶ 6-storey apartment building
 - ▶ 164 units
 - ▶ 1 bachelor unit
 - ▶ 96 one-bedroom units
 - ▶ 57 two-bedroom units
 - ▶ 10 three-bedroom units
 - ▶ 253 vehicle parking stalls (underground & surface)
 - ▶ 128 long-term bicycle stalls
 - ▶ 55 trees

Elevation – North



Elevation – South



Elevation – West









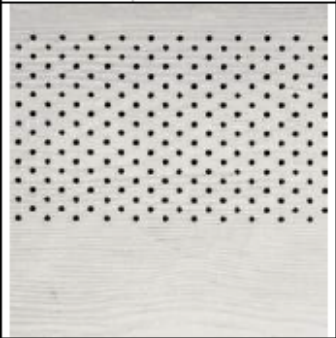
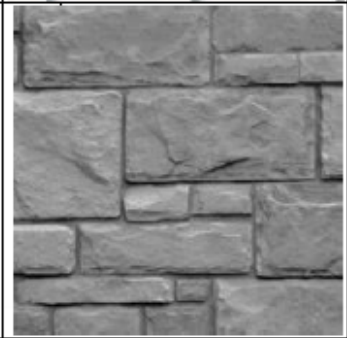

Elevation – East



1 EAST ELEVATION
DP3.02
SCALE: 1:200

Materials Board

MATERIAL LEGEND

	<p>①</p>	<p>ASPALT SHINGLES - COLOUR LIGHT GREY</p>		<p>④</p>	<p>CEMENTITIOUS SHAKE CLADDING - COLOUR PEWTER & GREY</p>	
	<p>②</p>	<p>PRE-FINISHED ALUMINUM FLASHING - COLOUR DARK</p>		<p>⑤</p>	<p>CEMENTITIOUS BOARD & BATTEN - COLOUR LIGHT</p>	
	<p>③</p>	<p>ALUMINUM SOFFIT - COLOUR WHITE WASHED WOOD</p>		<p>⑥</p>	<p>CONCRETE FORM LINER PATTERNING - GREY</p>	

Landscape Plan



Rendering – NW



Rendering – West



OCP Design Guidelines

- ▶ Unified architectural concept
- ▶ Articulation in horizontal intervals
- ▶ Varied materials to distinguish between building's top, middle, and base
- ▶ Landscape materials to soften edges of the development

Staff Recommendation

- ▶ Staff recommend **support** for the proposed Development Permit as it:
 - ▶ Generally meets OCP Design Guidelines
 - ▶ No variances