

REPORT TO COUNCIL

Supplemental



Date: November 28, 2023
To: Council
From: City Manager
Address: 285 Robson Rd W
File No.: Z22-0035

	Existing	Proposed
OCP Future Land Use:	C-NHD – Core Area Neighbourhood	C-NHD – Core Area Neighbourhood
Zone:	RU1 – Large Lot Housing	MF3r – Apartment Housing Rental Only

1.0 Recommendation

THAT Council waives the requirement for the outstanding conditions of approval as set out in Attachment “A” attached to the Report from the Development Planning Department dated June 12, 2023 to be considered in conjunction with final adoption of Rezoning Bylaw No. 12541;

AND THAT final adoption of Rezoning Bylaw No. 12541 be considered by Council.

2.0 Purpose

To waive a condition of adoption of Rezoning Bylaw No. 12541, and to forward the Bylaw for final adoption.

3.0 Discussion

Development Planning recommends support of deferring the requirements of the Development Engineering Memorandum to the time of building permit issuance. The requirements that are being deferred would result in the Development Permit and Development Variance Permit to follow the same procedure as that of pre-zoned properties in our Urban Centres. Deferring these requirements allows the Development Permit and Development Variance Permit be considered on Council’s final Public Hearing of 2023.

4.0 Background

Resolution	Date
<p>THAT Rezoning Application No. Z22-0035 to amend the City of Kelowna Zoning Bylaw No. 12375 by changing the zoning classification of Lot 1 Section 23 Township 26 ODYD Plan EPP120337, located at 285 Robson Rd W, 280 Rutland Rd S, Kelowna, BC from the RU1 – Large Lot Housing zone to the MF3r – Apartment Housing Rental Only zone, be considered by Council;</p> <p>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 June 12, 2023;</p>	<p>June 12, 2023</p>

<p>AND THAT final adoption of the Rezoning Bylaw be considered subsequent to the approval of the Ministry of Transportation and Infrastructure;</p>	
<p>AND FURTHER THAT final adoption of the Rezoning Bylaw be considered in conjunction with Council's consideration of a Development Permit and Development Variance Permit for the subject property.</p>	

5.0 Application Chronology

Application Accepted: October 30, 2023
Reading Consideration: November 21, 2023

Report prepared by: Jason Issler, Planner I
Reviewed by: Lydia Korolchuk, Acting Planning Supervisor
Reviewed by: Jocelyn Black, Urban Planning Manager
Approved for Inclusion: Ryan Smith, Divisional Director, Planning & Development Services

Attachments:
Attachment A: Development Engineering Memo