



**City of Kelowna
Regular Council Meeting
Minutes**

Date:	Monday, December 4, 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 Woodridge
Staff Present	City Manager, Doug Gilchrist; City Clerk, Stephen Fleming; Event Development Supervisor, Chris Babcock*; Divisional Director, Financial Services, Joe Sass*; Financial Planning Manager, Melanie Antunes*; Divisional Director, Planning, Climate Action & Development Services, Ryan Smith*; Urban Planning Manager, Jocelyn Black*; Real Estate Development Manager, Johannes Saufferer*; Development Engineering Manager, Nelson Chapman*; Asset Management & Capital Planning Manager, Joel Shaw*; Asset Planning Manager, Joline McFarlane*; Fire Chief, Travis Whiting*; Development Services Clerk, Anita Gruendel
Staff Participating Remotely	Director, Finance and Corporate Services, Shayne Dyrdal*; Legislative Coordinator (Confidential), Arlene McClelland

(* Denotes partial attendance)

1. Call to Order

Mayor Dyas called the meeting to order at 1:30 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 Hodge

THAT the Minutes of the Regular Meetings of November 27, 2023 be confirmed as circulated.

Carried

3. Reports

3.1 2023 GFOA Budget Award Recipient Report

Staff:

- Presented Mayor Dyas with the 2023 Government Finance Officers Association Distinguished Budget Award and posed for a photograph with Council.

4. Committee Reports

4.1 49th Civic Awards Nomination Period

Staff:

- Displayed a PowerPoint Presentation announcing the nomination period for the 49th Annual Civic & Community Awards and identified Civic Award categories.

Moved By Councillor Lovegrove/Seconded By Councillor Hodge

THAT Council receives, for information, the report from Sport & Event Services, dated December 4, 2023, that announces the opening of the nomination period for the 49th Annual Civic & Community Awards, including an outline of award categories for the program.

Carried

5. Reconsideration Application

5.1 Lakeshore Rd 3593 Z23-0036 - Immortal Homes Ltd. Inc. No. A0101356-

City Clerk:

- Introduced the item and informed Council that sending the application to a public hearing is no longer an option due to Bill 44 receiving Royal Assent November 30, 2023.

Staff:

- Displayed a PowerPoint Presentation summarizing the application and addressing previous concerns raised and responded to questions from Council.

5.2 Lakeshore Rd 3593 - BL12593 (Z23-0036) - Immortal Homes Ltd., Inc. No. A0101356

Moved By Councillor Hodge/Seconded By Councillor Singh

THAT Bylaw No. 12593 be read a first, second and third time.

Carried

Councillors Cannan, Hodge and Webber - Opposed

6. Development Application Reports & Related Bylaws

6.1 Rezoning Bylaws Supplemental Report to Council

City Clerk:

- Confirmed no correspondence received for the rezoning application on Mugford Road. One piece of correspondence was received for the rezoning on Elm Street. The two rezoning bylaws may be read together unless Council wishes to separate the bylaws.

6.2 Rezoning Applications

6.2.1 Mugford Rd 593 - BL12599 (Z23-0045) - Corey Knorr Construction Ltd., Inc. No. BC0380398

6.2.2 Elm St 1447 and Elm Street East 1580 and 1590 - BL12600 (Z23-0055) - Various Owners

Moved By Councillor Cannan/Seconded By Councillor Singh

THAT Bylaw Nos. 12599 and 12600 each be read a first, second and third time.

Carried

6.3 Dougall Rd N 465, 475, 485, 495 - DP23-0140 - Burton Dougall Road GP Ltd., Inc. No. BC1361493

Staff:

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

Moved By Councillor Singh/Seconded By Councillor Cannan

THAT Council authorizes the issuance of Development Permit No. DP23-0140 for:

- Lot 4 Section 26 Township 26 ODYD Plan 4739 located at 465 Dougall Rd N, Kelowna, BC,
- Lot 5 Section 26 Township 26 ODYD Plan 4739 located at 475 Dougall Rd N, Kelowna, BC,
- Lot 6 Section 26 Township 26 ODYD Plan 4739 located at 485 Dougall Rd N, Kelowna, BC, and
- Lot 7 Section 26 Township 26 ODYD Plan 4739, located at 495 Dougall Rd N, Kelowna, BC

subject to the following:

1. The dimensions and siting of the building to be constructed on the land be in accordance with Schedule "A";
2. The exterior design and finish of the building to be constructed on the land be in accordance with Schedule "B";
3. Landscaping to be provided on the land be in accordance with Schedule "C";
4. The applicant be required to post with the City a Landscape Performance Security deposit in the amount of 125% of the estimated value of the Landscape Plan, as determined by a Registered Landscape Architect;
5. The applicant be required to make payment into the Public Amenity & Streetscape Capital Reserve Fund as established by Bylaw No. 12386 in accordance with Table 6.8.a in Zoning Bylaw No. 12375;
6. The applicant be required to provide Payment-in-Lieu of Parking for three stalls in accordance with Bylaw No. 8125;

AND THAT the applicant be required to complete the above-noted conditions of Council's approval of the Development Permit Application in order for the permits to be issued;

AND THAT the Development Permit be issued subsequent to the consolidation of the four subject lots into one registered lot;

AND FURTHER THAT this Development Permit is valid for two (2) years from the date of Council approval, with no opportunity to extend.

Carried

Councillor Hodge - Opposed

6.4 West Ave 439 - DP23-0196 - Simple Pursuits Inc., Inc. No. BC1206854

Staff:

- Displayed a PowerPoint Presentation summarizing the application.

Moved By Councillor Hodge/Seconded By Councillor Lovegrove

THAT Council authorizes the issuance of Development Permit No. DP23-0196 for Lot 9 Block 1 District Lot 14 ODYD Plan 4743, located at 439 West Ave, Kelowna, BC subject to the following:

1. The dimensions and siting of the building to be constructed on the land be in accordance with Schedule "A";
2. The exterior design and finish of the building to be constructed on the land be in accordance with Schedule "B";
3. Landscaping to be provided on the land be in accordance with Schedule "C";
4. The applicant be required to post with the City a Landscape Performance Security deposit in the amount of 125% of the estimated value of the Landscape Plan, as determined by a Registered Landscape Architect.

AND THAT this Development Permit is valid for (2) years from the date of Council approval, with no opportunity to extend.

Carried

7. Bylaws for Adoption (Development Related)

7.1 Hollydell Rd 875 - BL12543 (Z23-0026) - Manpreet Dhial and Inderjit Dhial

Moved By Councillor Stack/Seconded By Councillor DeHart

THAT Bylaw No. 12543 be adopted.

Carried

8. Non-Development Reports & Related Bylaws

8.1 Kelowna International Airport 10-Year Capital Plan

Staff:

- Participating remotely, shared a PowerPoint Presentation summarizing the Kelowna International Airport 10-Year Capital Plan and responded to questions from Council.

Moved By Councillor DeHart/Seconded By Councillor Singh

THAT Council receives for information the report from Kelowna International Airport (the Airport) dated December 4, 2023, with respect to the Airport's 10-Year Capital Plan;

AND THAT Council adopt the Airport's 10-Year Capital Plan.

Carried

8.2 2024 Financial Plan - Preliminary Budget Volume Overview

Staff:

- Displayed a PowerPoint Presentation providing an overview of the 2024 Financial Plan, Capital Plan and implementation of a new Service Based Budget approach and responded to questions from Council.

Moved By Councillor Stack/Seconded By Councillor DeHart

THAT Council receives for information, the presentation from the Financial Services Division dated December 4, 2023 with respect to the 2024 Financial Plan – Preliminary Budget Volume.

Carried

8.3 Next Generation 9-1-1 Funding Transition

Staff:

- Provided comment on a recommended financial plan amendment pertaining to Kelowna Fire Dispatch services.

Moved By Councillor Wooldridge/Seconded By Councillor DeHart

THAT Council receives, for information, the financial funds for transitioning Kelowna Fire Dispatch to Next Generation 9-1-1 (NG9-1-1) with respect to the Union of BC Municipalities (UBCM) letter date August 4, 2023;

AND THAT the 2023 Financial Plan be amended to include grant funding of \$3,045,000 received from the Union of BC Municipalities to be used towards the NG 9-1-1 transition project.

Carried

9. Resolutions

9.1 Draft Resolution - Abbott Street and Marshall Street Heritage Conservation Areas Land Use Designation

Councillor Lovegrove:

- Withdrew his Abbott Street & Marshall Street Heritage Conservation Areas Land Use Designation Notice of Motion as the recent amendments to the Local Government Act make the resolution moot, and to a perceived conflict of interest due to owning property within the Area.

The meeting recessed at 3:35 p.m.

The meeting reconvened at 3:40 p.m.

10. Bylaws for Adoption (Non-Development Related)

10.1 BL12597 - Amendment No. 41 to Airport Fees and Charges Bylaw No. 7982

Moved By Councillor Wooldridge/Seconded By Councillor Lovegrove

THAT Bylaw No. 12597 be adopted.

Carried

11. Mayor and Councillor Items

Councillor Singh:

- Spoke to their attendance at a Filipino-Canadian dinner event.

Councillor Wooldridge:

- Provided a shout out to the RCMP Detachment and Salvation Army for their Toy Drive.
- Made comment regarding the Parade with a Purpose Fundraiser in Kettle Valley where over \$105,000 had been raised by the event that will be donated to The Bridge Youth & Family Services campaign.

Councillor Stack:

- Thanked Mayor Dyas and Councillor DeHart for representing Council at the Parade with a Purpose Fundraiser and thanked all those that put the event together.

Councillor DeHart:

- Spoke to their attendance at the Chamber of Commerce Board meeting.
- Spoke to their attendance at the RCMP Toy Drive and Tiny Tim Toy Drive.
- Spoke to their attendance at the MLA Christmas Party.
- Spoke to their attendance at the tree light up and the Parade with a Purpose Fundraiser.
- Provided holiday greetings.

Councillor Hodge:

- Spoke to their attendance at the Okanagan Basin Water Board meeting.
- Provided holiday greetings.

Councillor Lovegrove:

- Provided holiday greetings.

Councillor Cannan:

- Thanked those involved in the Parade with a Purpose Fundraiser.
- Provided holiday greetings.

Councillor Webber:

- Shout out to the Downtown Kelowna Association for organizing the Tree Light Up event.

Mayor Dyas:

- Encouraged citizens to purchase gifts locally.
- Provided holiday greetings.

12. Termination

This meeting was declared terminated at 3:50 p.m.

Mayor Dyas

sf/acm



City Clerk