



City of
Kelowna

Z22-0077
654 Buck Rd

Rezoning Application

Purpose

- ▶ To rezone the subject property from the RU1 – Large Lot Housing zone to the RU2 – Medium Lot Housing zone to facilitate a two-lot subdivision.

Development Process

Dec 12, 2022

Development Application Submitted



Staff Review & Circulation



Jan 2, 2023

Public Notification Received



Feb 12, 2024

Initial Consideration



Reading Consideration



Final Reading



Building Permit

Council
Approvals

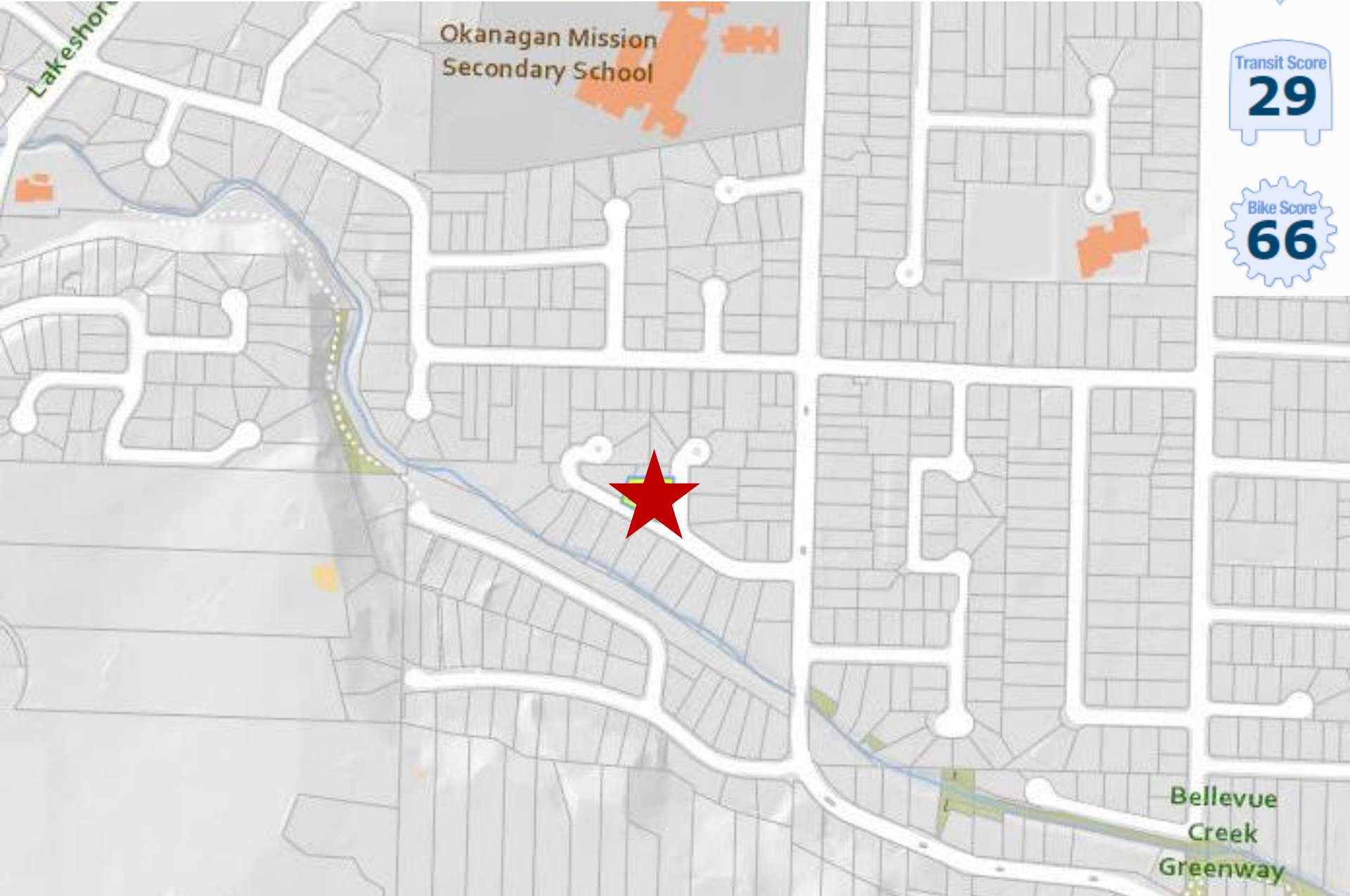
Context Map



Walk Score
19

Transit Score
29

Bike Score
66








Okanagan Mission
Secondary School

Lakeshore

Bellevue
Creek
Greenway

OCP Future Land Use



	S-RES – Suburban Residential
	S-MU – Suburban Multiple Unit
	R-AGR – Rural Agricultural & Resource
	EDINST – Educational / Institutional
	NAT – Natural Area

Subject Property Map



Project Details

- ▶ S-RES – Suburban Residential
- ▶ RU₁ to RU₂
- ▶ Close to transit stops along Gordon Dr

OCP Objectives & Policies

- ▶ Policy 7.2.1: Ground Oriented Housing
 - ▶ Consider a range of low-density ground-oriented housing developments to improve a housing diversity.

Staff Recommendation

- ▶ Staff recommend **support** for the proposed rezoning as it is consistent with:
 - ▶ OCP Future Land Use S-RES
 - ▶ OCP Objectives in Chapter 7 Suburban Residential
 - ▶ Ground Oriented
 - ▶ Low Density