

# CITY OF KELOWNA

## BYLAW NO. 12595

### Official Community Plan Amendment No. OCP23-0009 Multiple Addresses

---

A bylaw to amend the "*Kelowna 2040* – Official Community Plan Bylaw No. 12300".

The Municipal Council of the City of Kelowna, in open meeting assembled, enacts as follows:

1. THAT Map 3.1 – **Future Land Use** of "*Kelowna 2040* – Official Community Plan Bylaw No. 12300" be amended by changing the Future Land Use designation of:
  - a) A portion of Lot 34 Section 23 Township 28 SDYD Plan EPP117728, located on Vision Court, Kelowna, BC from the S-RES – Suburban Residential designation to the NAT – Natural Areas designation as shown on Map "A" attached to and forming part of this bylaw;
  - b) A portion of Lot B Section 23 Township 28 SDYD Plan EPP91489, located on Mountainside Drive, Kelowna, BC from the S-RES – Suburban Residential designation to the NAT – Natural Areas designation as shown on Map "B" attached to and forming part of this bylaw;
  - c) Portions of Lot A District Lot 1688S SDYD Plan EPP121844 (See Plan as to Limited Access), located on Kuipers Crescent, Kelowna, BC from the S-MU – Suburban Multiple Unit designation to the NAT – Natural Areas designation and from the NAT – Natural Areas designation to the PSU – Public Service Utilities designation as shown on Map "C" attached to and forming part of this bylaw;
  - d) Lot 30 Sections 20 and 29 Township 29 SDYD Plan EPP126576, located on Hill Spring Place, Kelowna, BC from the S-RES – Suburban Residential designation to the PARK – Park and Open Space designation;
  - e) A portion of Lot 1 Sections 20 and 29 Township 29 SDYD Plan EPP51781 Except Plan EPP55883, EPP60436, EPP78238, and EPP100536, located on Buckhaven Court, Kelowna, BC from the S-RES – Suburban Residential designation to the NAT – Natural Areas designation as shown on Map "D" attached to and forming part of this bylaw;
  - f) A portion of Lot A Section 19 Township 27 ODYD Plan EPP96165, located on Carnoustie Drive, Kelowna, BC from the S-RES – Suburban Residential designation to the NAT – Natural Areas designation as shown on Map "E" attached to and forming part of this bylaw;
  - g) Portions of Lot 24 Section 19 Township 27 ODYD Plan EPP75803, located on Carnegie Street, Kelowna, BC from the PSU – Public Service Utilities designation to the NAT – Natural Areas designation and from the S-RES – Suburban Residential designation to the NAT – Natural Areas designation as shown on Map "F" attached to and forming part of this bylaw;
  - h) A portion of Lot 7 Section 24 Township 28 SDYD Plan EPP88650, located on Windhover Court, Kelowna, BC from the S-RES – Suburban Residential designation to the NAT – Natural Areas designation as shown on Map "G" attached to and forming part of this bylaw;
  - i) Strata Lot 1, Strata Lot 2, Strata Lot 3, Strata Lot 4, Strata Lot 5, and Strata Lot 6 District Lot 1688S SDYD Strata Plan EPS6039 Together with an Interest in the Common Property in

- Proportion to the Unit Entitlement of the Strata Lot as shown on Form V, located on Cantina Court, Kelowna, BC from the NCOM – Neighbourhood Commercial designation to the S-MU – Suburban Multiple Unit designation;
- j) A portion of Lot 1 Section 4 Township 23 ODYD Plan EPP120282, located on Cross Road, Kelowna, BC from the EDINST – Education / Institutional designation to the C-NHD – Core Area Neighbourhood designation as shown on Map “H” attached to and forming part of this bylaw;
  - k) Portions of Lot 1 Section 2 Township 23 ODYD Plan EPP76079, located on Hwy 97 N, Kelowna, BC from the from the NAT – Natural Areas designation to the IND – Industrial designation and from the S-RES - Suburban Residential designation to the IND – Industrial designation as shown on Map “I” attached to and forming part of this bylaw;
  - l) Portions of Lot 1 Section 31 Township 27 ODYD Plan KAP80993, located on Tower Ranch Boulevard, Kelowna, BC from the S-RES – Suburban Residential designation to the REC – Private Recreational designation as shown on Map “J” attached to and forming part of this bylaw;
  - m) Lot 2 Section 4 Township 26 ODYD Plan 17319, located on Saucier Road, Kelowna, BC from the NCOM – Neighbourhood Commercial designation to the R-AGR – Rural - Agricultural & Resource designation;
  - n) A portion of Lot 14 District Lot 130 ODYD Plan 415 Except Plan KAP64154, located on Munson Road, Kelowna, BC from the REC – Private Recreational designation to the R-AGR – Rural - Agricultural & Resource designation as shown on Map “K” attached to and forming part of this bylaw;
  - o) A portion of Lot 1 Section 19 Township 27 ODYD Plan EPP96160, located on Carnoustie Drive, Kelowna, BC from the NAT – Natural Areas designation to the S-RES – Suburban Residential designation as shown on Map “L” attached to and forming part of this bylaw;
  - p) A portion of Lot 9 Section 19 Township 27 ODYD Plan EPP75803, located on Carnoustie Drive, Kelowna, BC from the NAT – Natural Areas designation to the S-RES – Suburban Residential designation as shown on Map “M” attached to and forming part of this bylaw;
  - q) A portion of Lot 8 Section 19 Township 27 ODYD Plan EPP75803, located on Carnoustie Drive, Kelowna, BC from the NAT – Natural Areas designation to the S-RES – Suburban Residential designation as shown on Map “N” attached to and forming part of this bylaw;
  - r) A portion of Lot 10 Section 24 Township 26 and Section 19 Township 27 ODYD Plan EPP75803, located on Carnoustie Drive, Kelowna, BC from the NAT – Natural Areas designation to the S-RES – Suburban Residential designation as shown on Map “O” attached to and forming part of this bylaw;
  - s) A portion of Lot 11 Section 24 Township 26 and Section 19 Township 27 ODYD Plan EPP75803, located on Carnoustie Drive, Kelowna, BC from the NAT – Natural Areas designation to the S-RES – Suburban Residential designation as shown on Map “P” attached to and forming part of this bylaw;
  - t) A portion of Lot 23 Section 24 Township 26 and Section 19 Township 27 ODYD Plan EPP75803 Except Part in Plan EPP116512, located on Carnoustie Drive, Kelowna, BC from the NAT – Natural Areas designation to the S-RES – Suburban Residential designation as shown on Map “Q” attached to and forming part of this bylaw;
  - u) A portion of Lot 21 Section 24 Township 26 and Section 19 Township 27 ODYD Plan EPP75803, located on Carnegie Street, Kelowna, BC from the NAT – Natural Areas

- designation to the S-RES – Suburban Residential designation as shown on Map “R” attached to and forming part of this bylaw;
- v) A portion of Lot 20 Section 24 Township 26 and Section 19 Township 27 ODYD Plan EPP75803, located on Carnegie Street, Kelowna, BC from the NAT – Natural Areas designation to the S-RES – Suburban Residential designation as shown on Map “S” attached to and forming part of this bylaw;
  - w) A portion of Lot 1 Section 24 Township 28 SDYD Plan EPP88650, located on Trumpeter Road, Kelowna, BC from the NAT – Natural Areas designation to the S-RES – Suburban Residential designation as shown on Map “T” attached to and forming part of this bylaw;
  - x) A portion of Lot 2 Section 24 Township 28 SDYD Plan EPP88650, located on Trumpeter Road, Kelowna, BC from the S-RES – Suburban Residential designation to the NAT – Natural Areas designation as shown on Map “U” attached to and forming part of this bylaw;
  - y) A portion of Lot 3 Section 24 Township 28 SDYD Plan EPP88650, located on Trumpeter Road, Kelowna, BC from the S-RES – Suburban Residential designation to the NAT – Natural Areas designation as shown on Map “V” attached to and forming part of this bylaw;
  - z) Portions of Lot 4 Section 24 Township 28 SDYD Plan EPP88650, located on Trumpeter Road, Kelowna, BC from the S-RES – Suburban Residential designation to the NAT – Natural Areas designation and from the NAT – Natural Areas designation to the S-RES – Suburban Residential designation as shown on Map “W” attached to and forming part of this bylaw;
  - aa) A portion of Lot 5 Section 24 Township 28 SDYD Plan EPP88650, located on Trumpeter Road, Kelowna, BC from the NAT – Natural Areas designation to the S-RES – Suburban Residential designation as shown on Map “X” attached to and forming part of this bylaw;
  - bb) Portions of Lot 6 Section 24 Township 28 SDYD Plan EPP88650, located on Trumpeter Road, Kelowna, BC from the S-RES – Suburban Residential designation to the NAT – Natural Areas designation and from the NAT – Natural Areas designation to the S-RES – Suburban Residential designation as shown on Map “Y” attached to and forming part of this bylaw;
  - cc) Portions of Lot 1 Section 24 Township 28 SDYD Plan 5485 Except Plans 18646, KAP49406, KAP50989, KAP64523, KAP87908, KAP90635 and EPP88650, located on Trumpeter Road, Kelowna, BC from the S-RES – Suburban Residential designation to the NAT – Natural Areas designation and from the NAT – Natural Areas designation to the S-RES – Suburban Residential designation as shown on Map “Z” attached to and forming part of this bylaw;
2. This bylaw shall come into full force and effect and is binding on all persons as and from the date of adoption.

Read a first time by the Municipal Council this 22<sup>nd</sup> day of April, 2024.

Considered at a Public Hearing on the

Read a second and third time by the Municipal Council this

Adopted by the Municipal Council of the City of Kelowna this

---

Mayor

---

City Clerk



**MAP 'A' 467 Vision Ct.**  
**File: OCP23-0009**

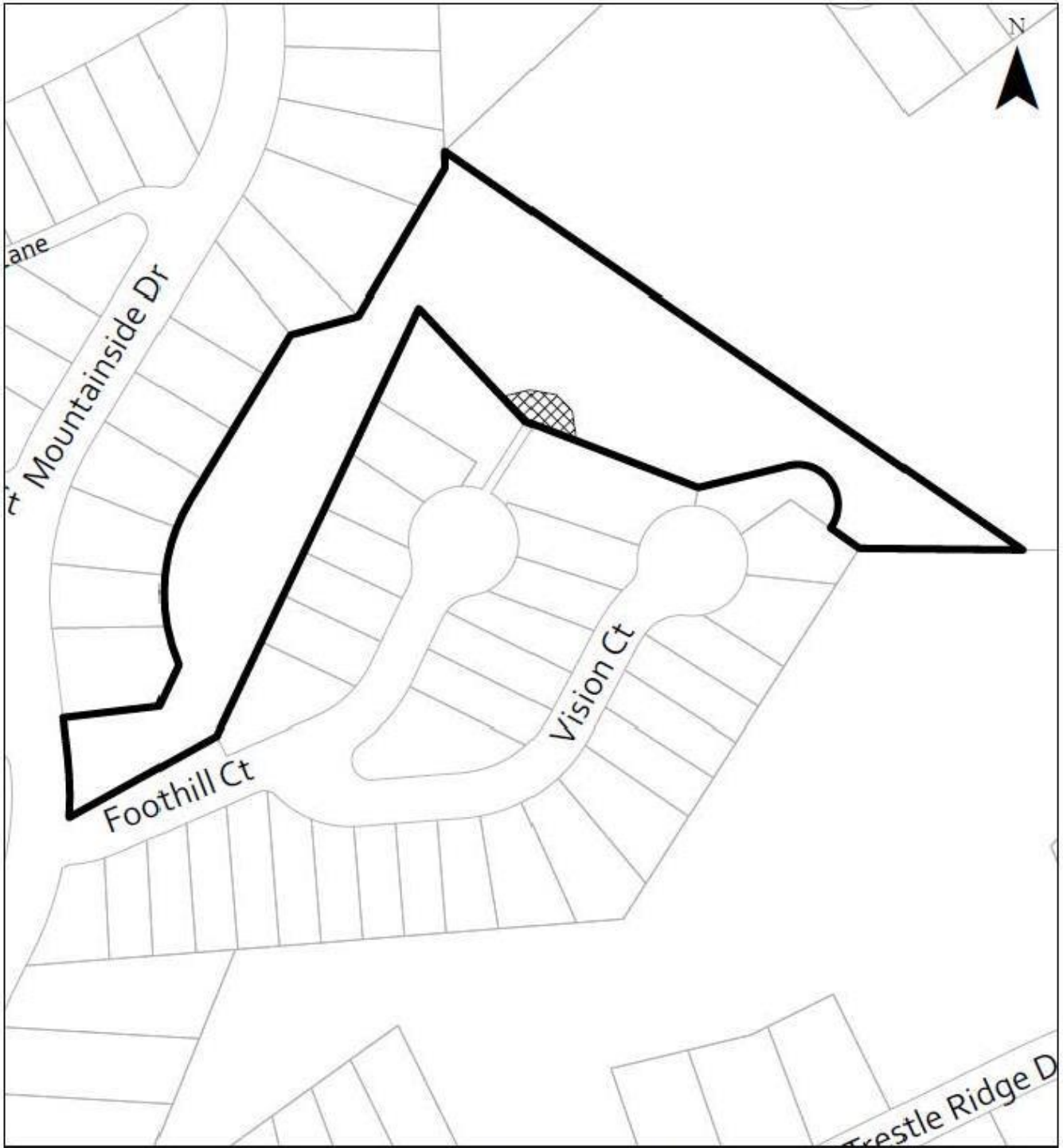
-  Subject Property
-  From S-RES - Suburban Residential to NAT - Natural Areas



This map is for general information only.  
The City of Kelowna does not guarantee its accuracy. All information should be verified.



Rev. Thursday, November 23, 2023



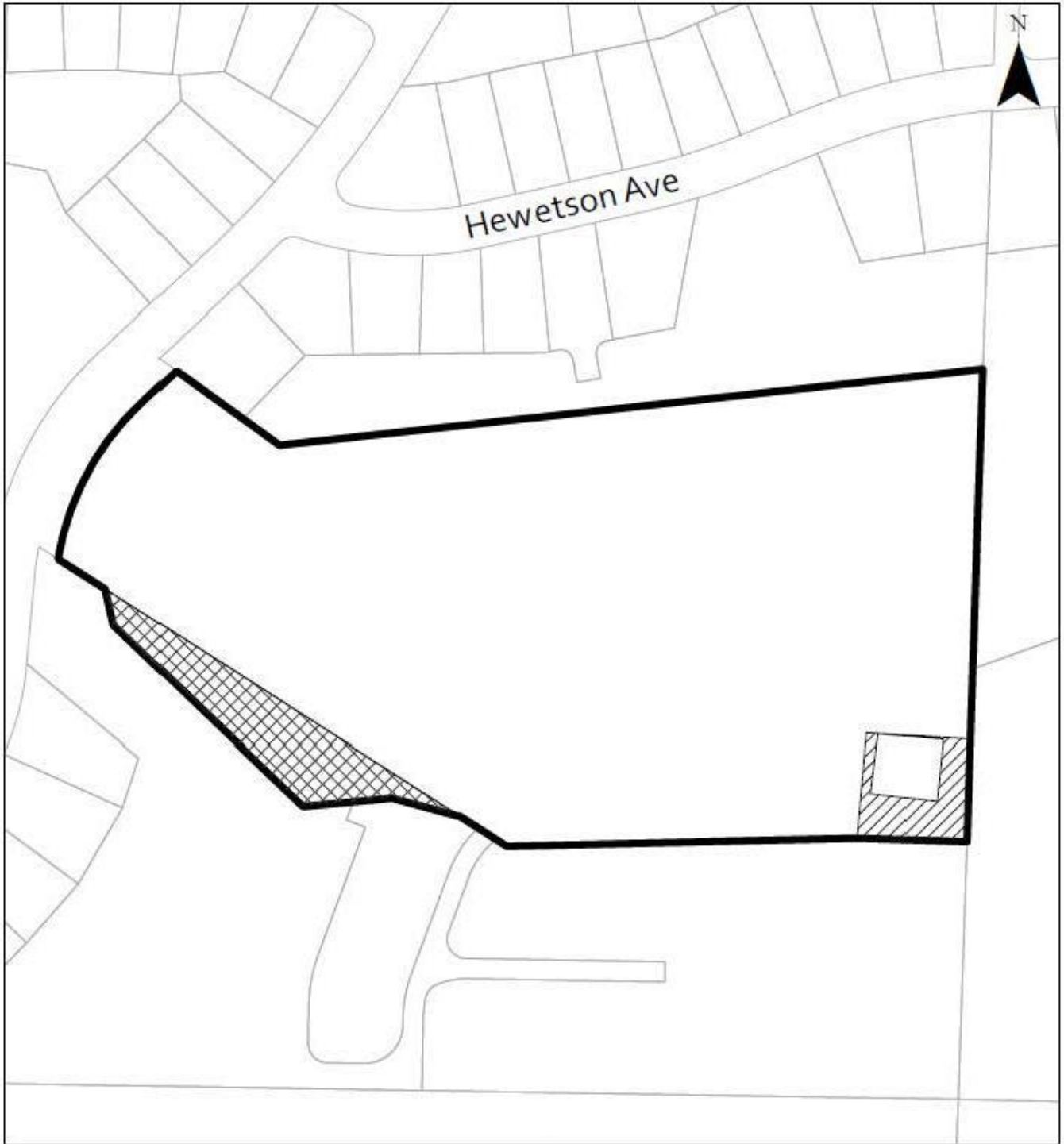
**MAP 'B' 5523 Mountainside Dr.**  
**File: OCP23-0009**

-  Subject Property
-  From S-RES - Suburban Residential to NAT - Natural Areas






This map is for general information only.  
The City of Kelowna does not guarantee its  
accuracy. All information should be verified.  
Rev. Friday, November 24, 2023





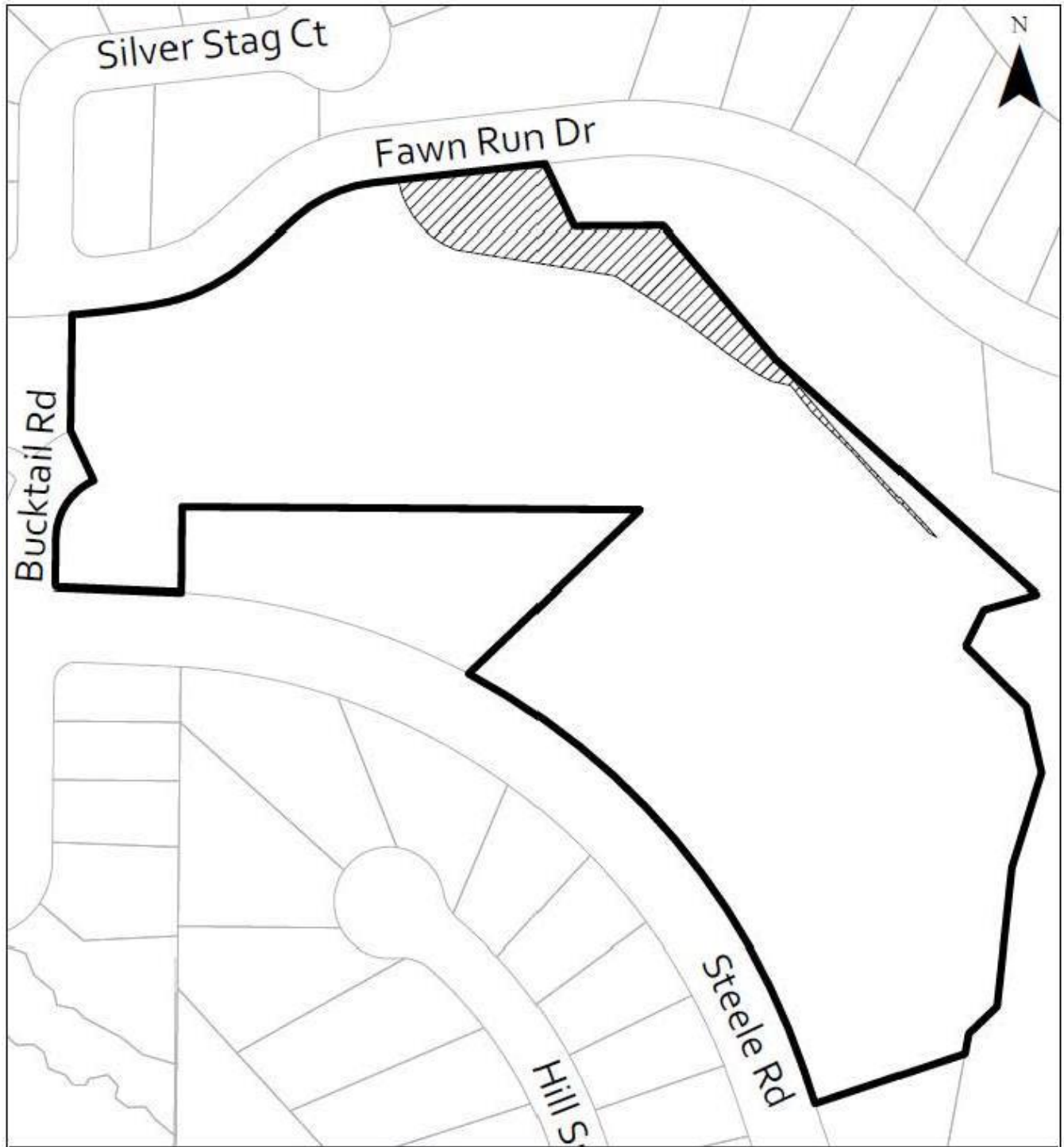
**MAP 'C' 792 Kuipers Cr.**  
**File: OCP23-0009**

-  Subject Property
-  From S-MU – Suburban Multiple Unit to NAT - Natural Areas
-  From NAT - Natural Areas to PSU - Public Service Utilities

This map is for general information only.  
 The City of Kelowna does not guarantee its accuracy. All information should be verified.



Rev. Friday, September 1, 2023



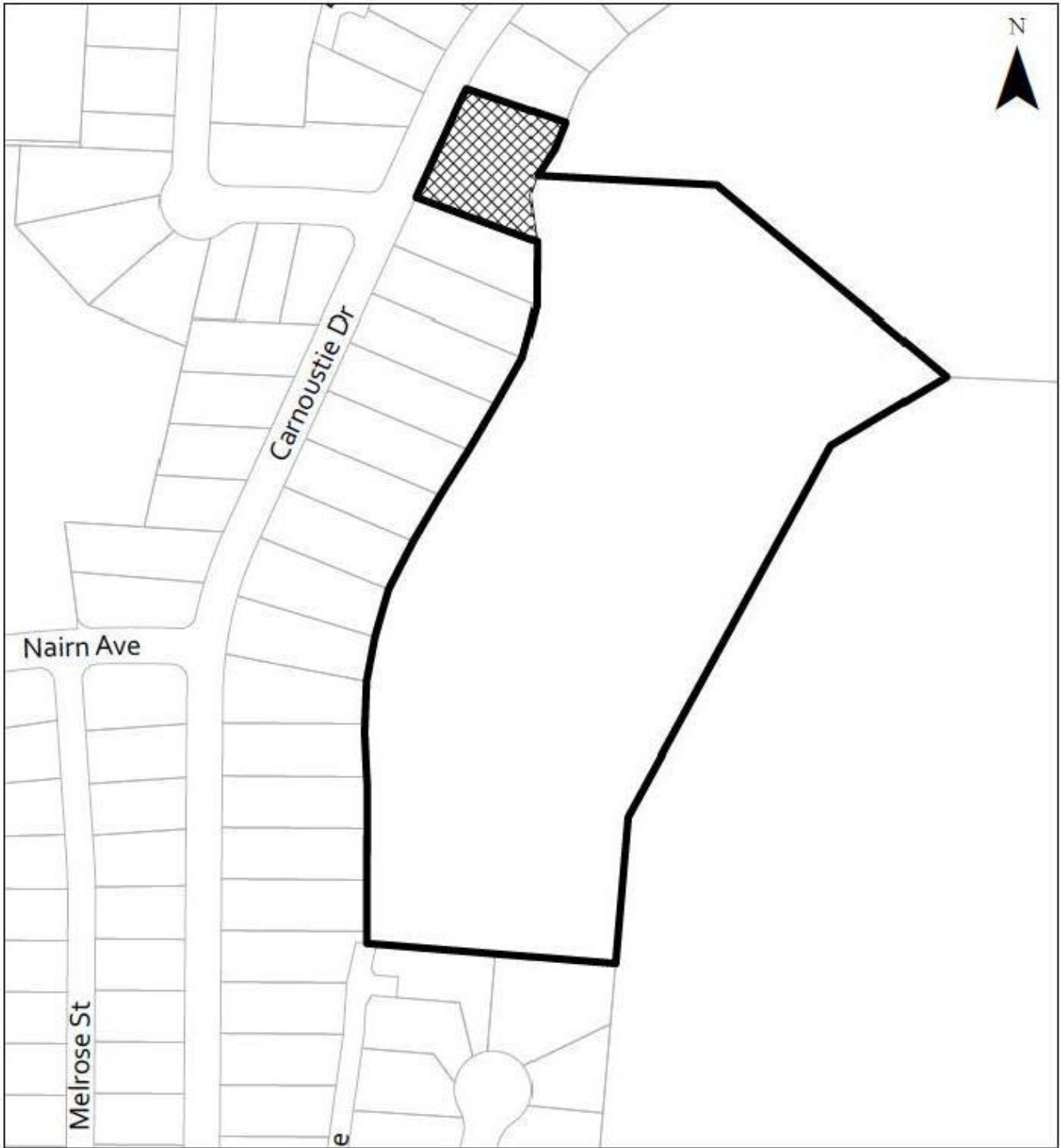
**MAP 'D' 4973 Buckhaven Ct.  
File: OCP23-0009**

-  Subject Property
-  From S-RES - Suburban Residential to NAT - Natural Areas

This map is for general information only.  
The City of Kelowna does not guarantee its  
accuracy. All information should be verified.







**MAP 'E' 613 Carnoustie Dr.**  
**File: OCP23-0009**

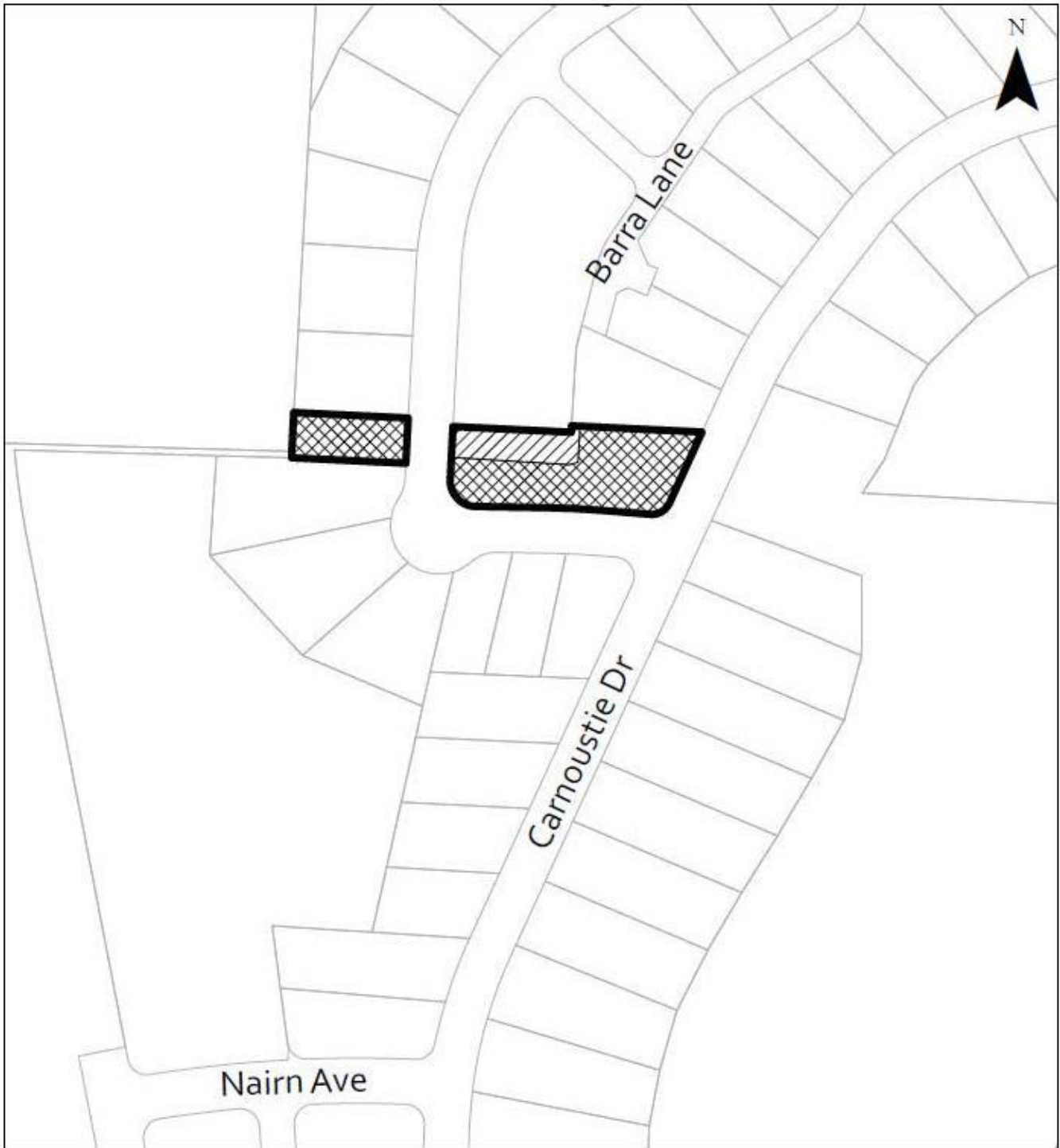
-  Subject Property
-  From S-RES - Suburban Residential to NAT - Natural Areas



This map is for general information only. The City of Kelowna does not guarantee its accuracy. All information should be verified.

Rev. Friday, November 24, 2023





**MAP 'F' 1652 Carnegie St.**  
**File: OCP23-0009**

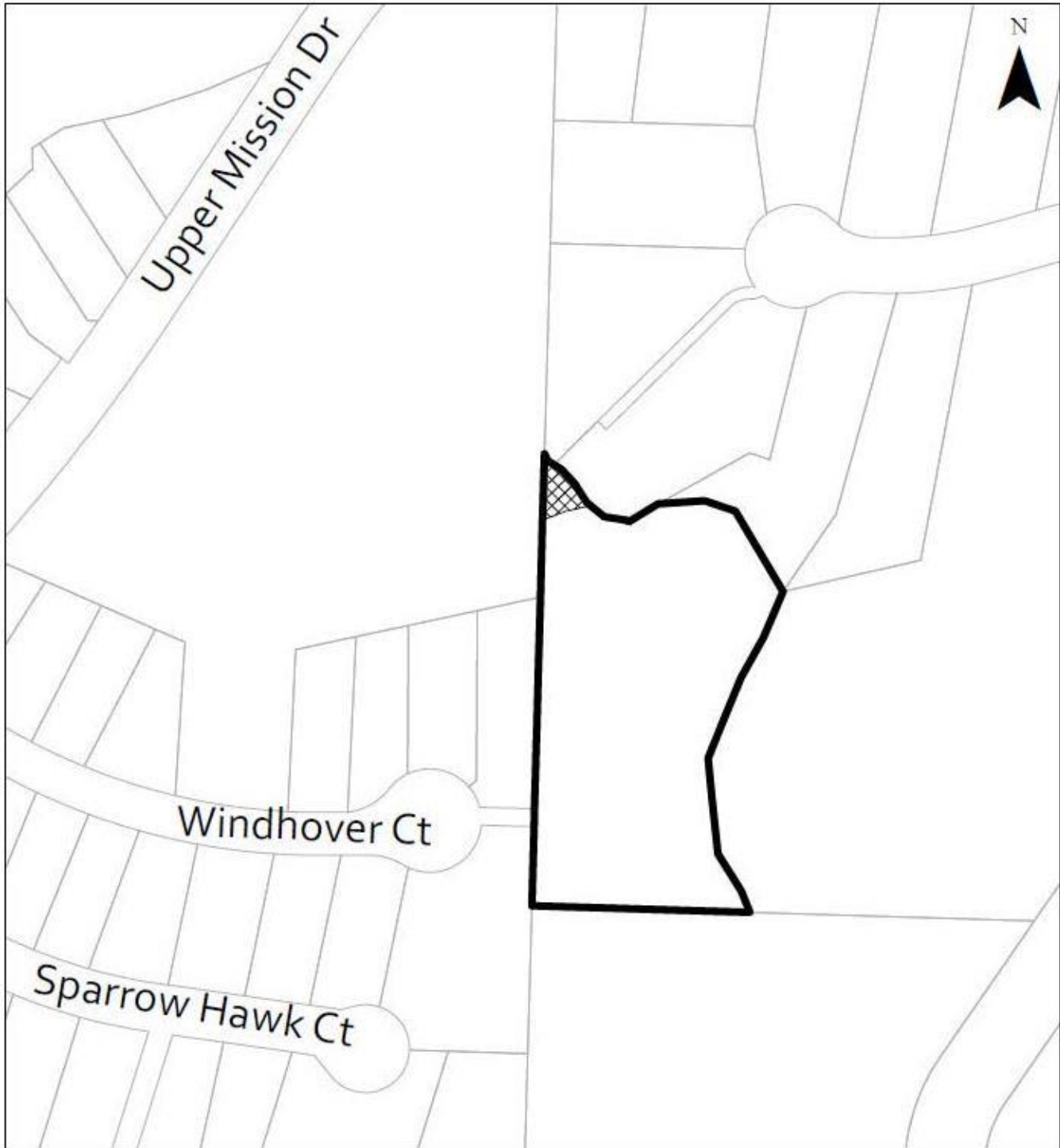
-  Subject Property
-  From PSU - Public Service Utilities to NAT - Natural Areas
-  From S-RES - Suburban Residential to NAT - Natural Areas



This map is for general information only. The City of Kelowna does not guarantee its accuracy. All information should be verified.



Rev. Friday, November 24, 2023

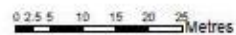


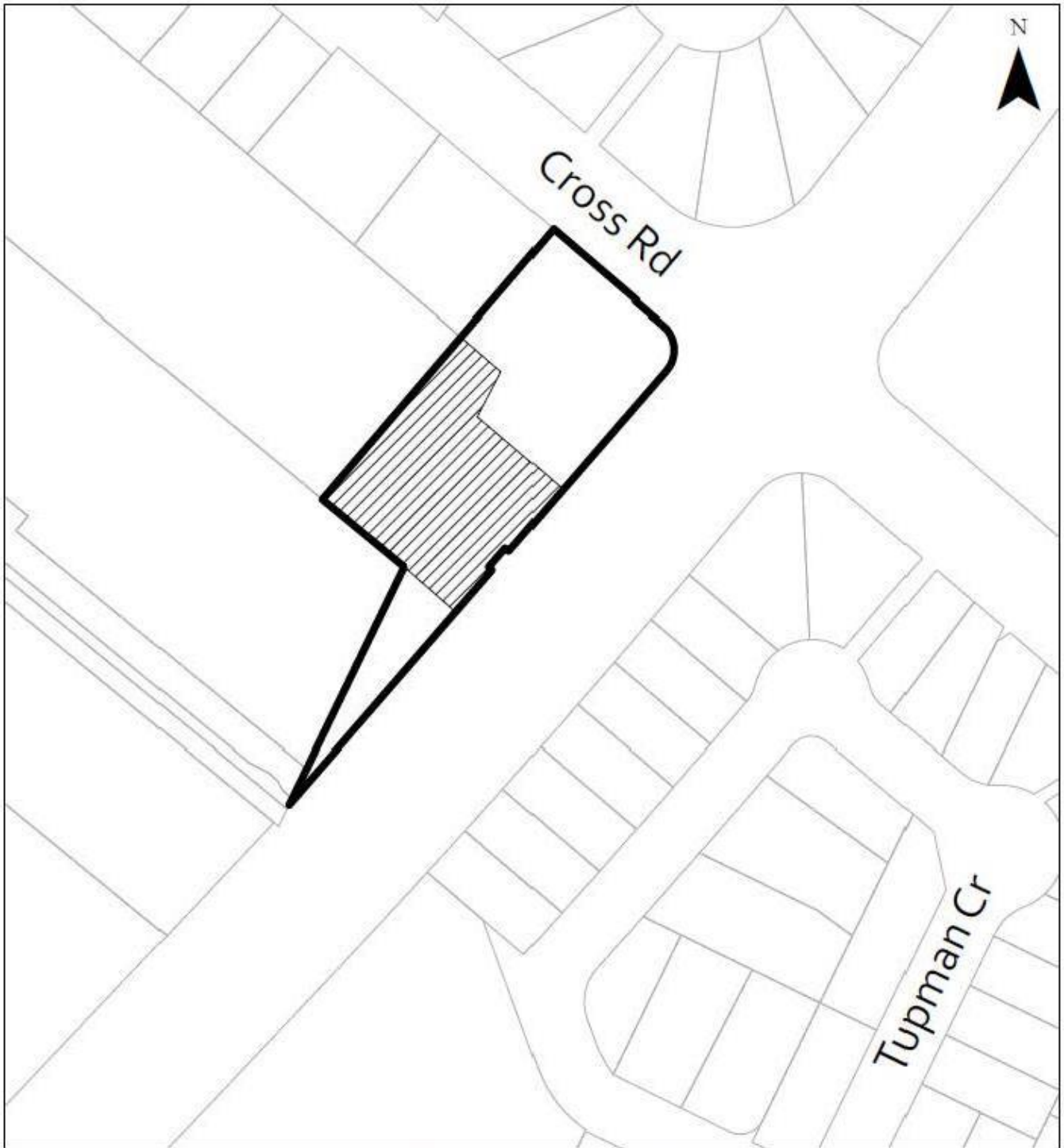
**MAP 'G' 490 Windhover Ct.**  
**File: OCP23-0009**

-  Subject Property
-  From S-RES - Suburban Residential to NAT - Natural Areas





This map is for general information only.  
The City of Kelowna does not guarantee its  
accuracy. All information should be verified.  
Rev. Friday, November 24, 2023





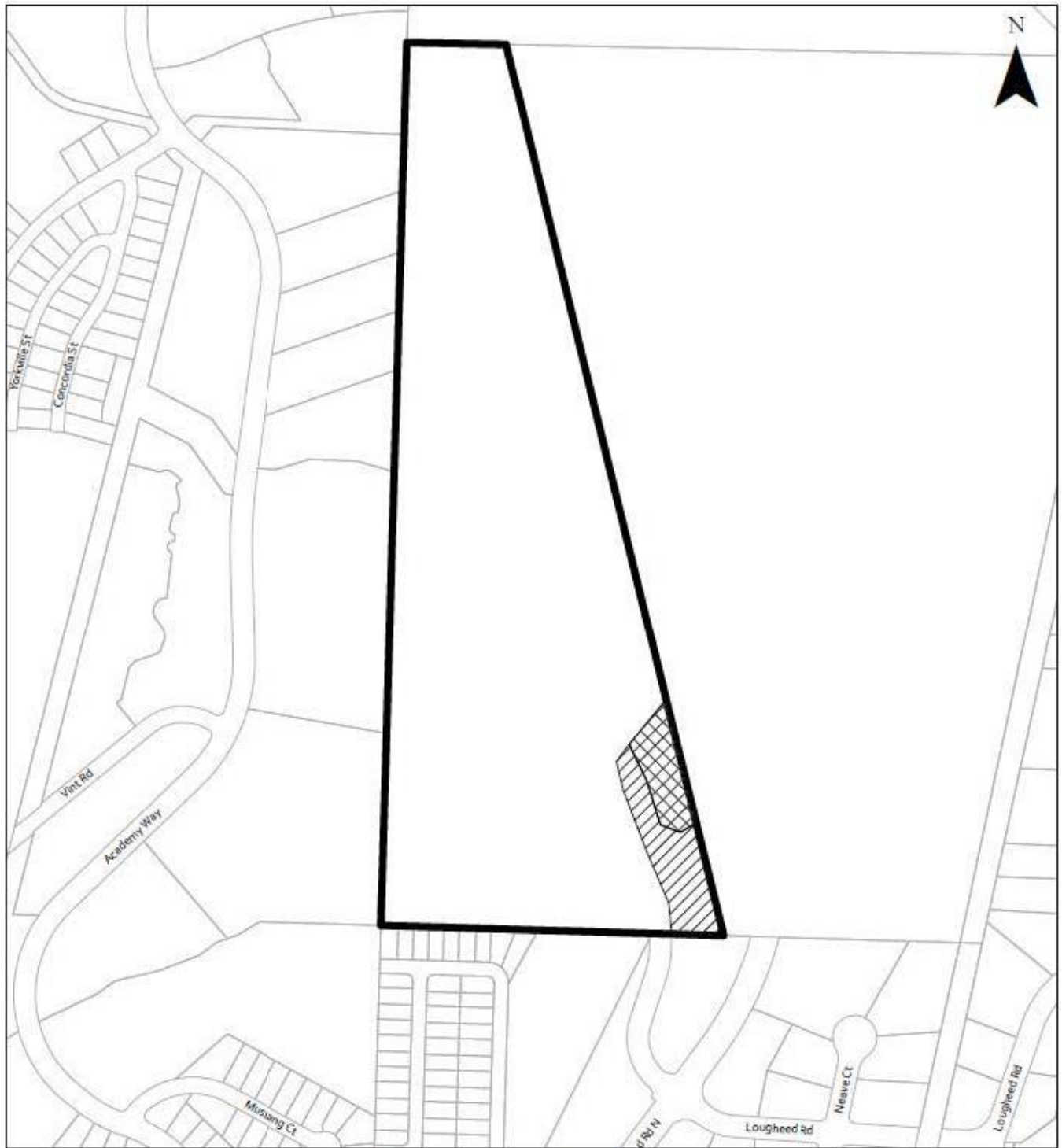
**MAP 'H' 1951 Cross Rd.**  
**File: OCP23-0009**

-  Subject Property
-  From EDINST - Education / Institutional to C-NHD - Core Area Neighbourhood





This map is for general information only.  
The City of Kelowna does not guarantee its  
accuracy. All information should be verified.  
Rev. Thursday, December 7, 2023

0 2.5 5 10 15 20 25 Metres



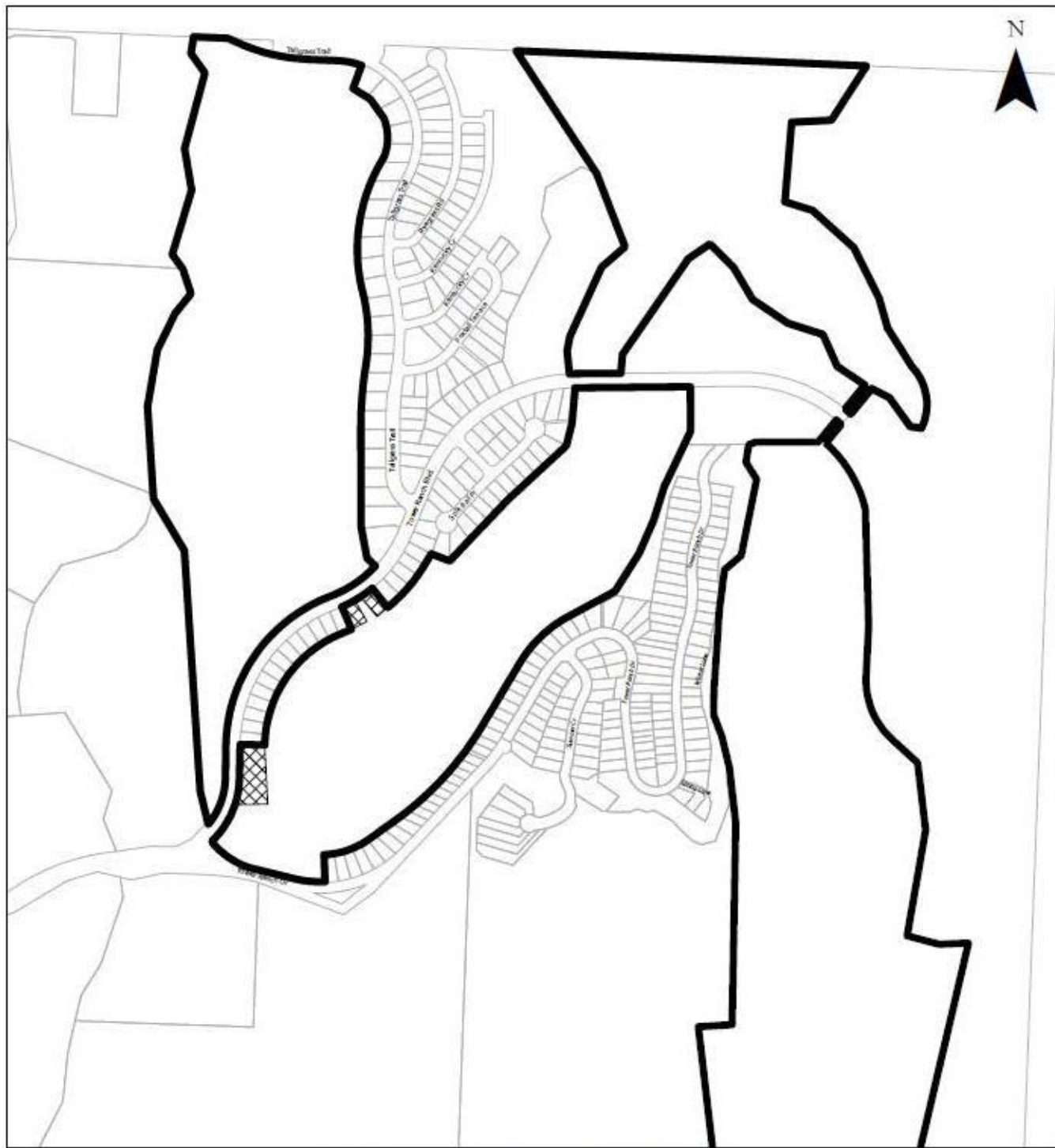
**MAP 'I' (W OF) Hwy 97 N**  
**File: OCP23-0009**

-  Subject Property
-  From NAT - Natural Areas to IND - Industrial
-  From S-RES - Suburban Residential to IND - Industrial



This map is for general information only.  
 The City of Kelowna does not guarantee its  
 accuracy. All information should be verified.



Rev. Thursday, September 21, 2023



**MAP 'J' 1638 Tower Ranch Blvd.**  
**File: OCP23-0009**

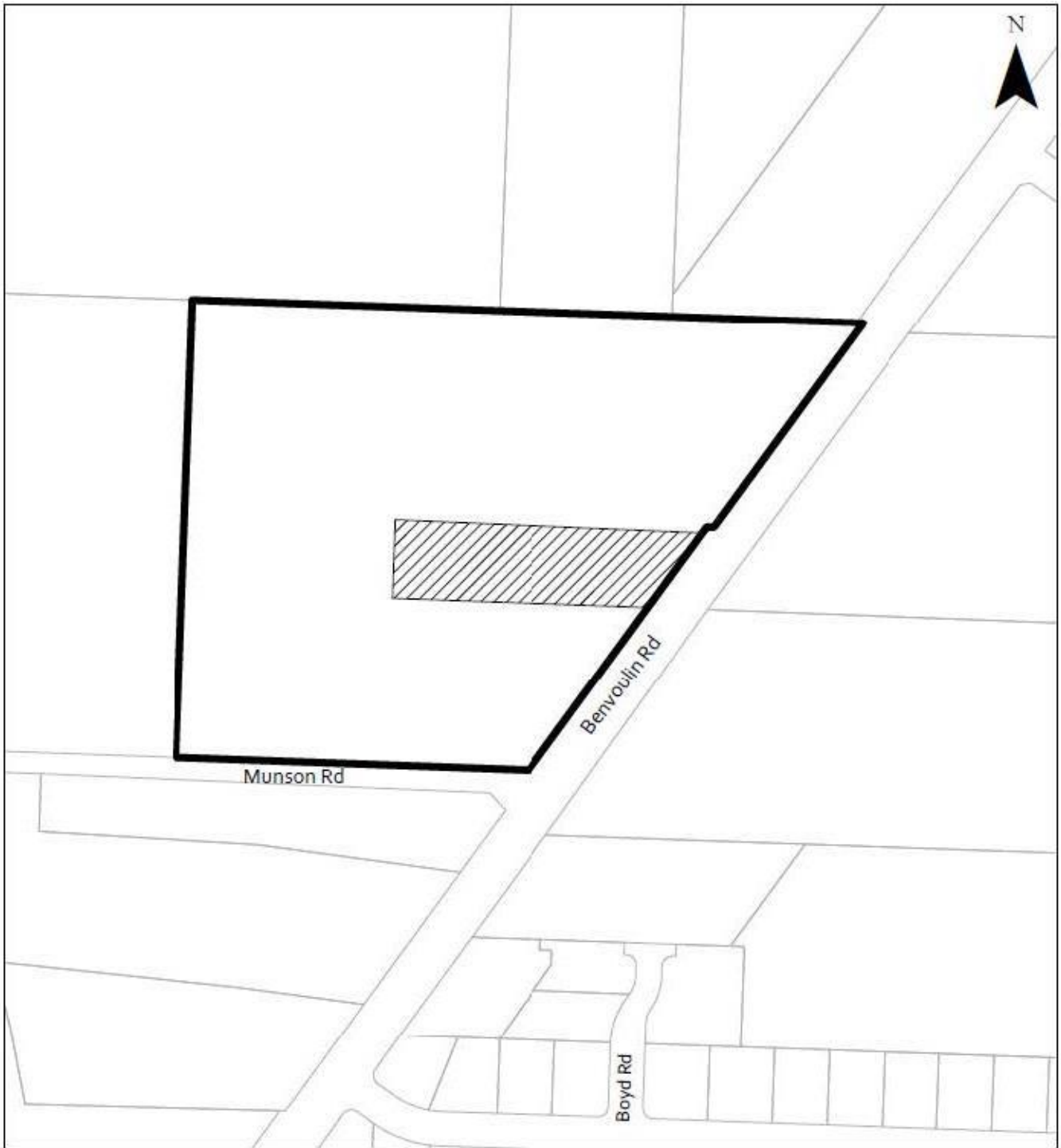
-  Subject Property
-  From S-RES - Suburban Residential to REC - Private Recreational



This map is for general information only. The City of Kelowna does not guarantee its accuracy. All information should be verified.





Rev. Thursday, December 7, 2023



**MAP 'K' 1950 Munson Rd.**

**File: OCP23-0009**

 Subject Property

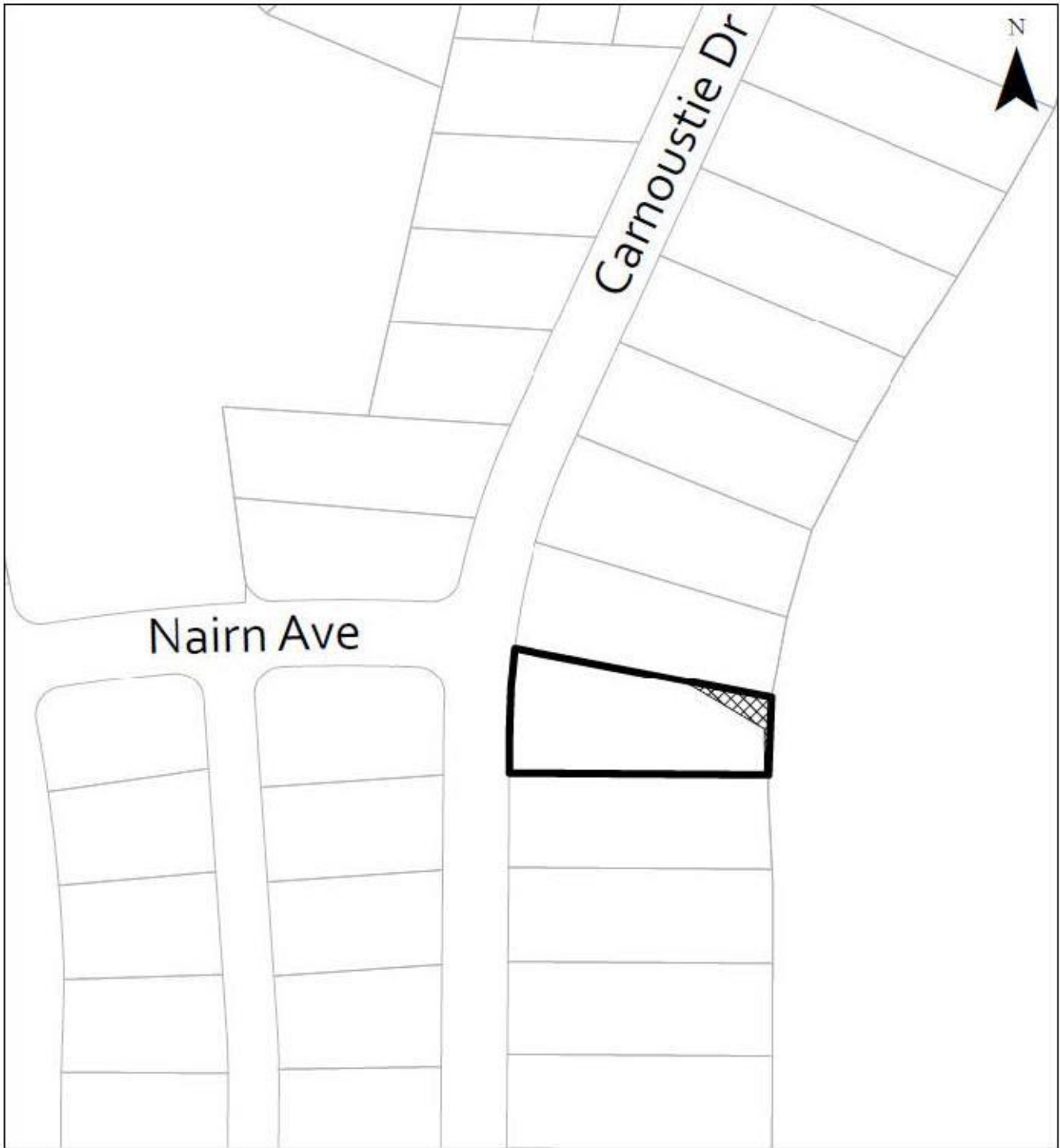
 From REC - Private Recreational to R-AGR - Rural - Agricultural & Resource

This map is for general information only.  
The City of Kelowna does not guarantee its  
accuracy. All information should be verified.





0 2.5 5 10 15 20 25 Metres

Rev. Thursday, September 21, 2023



**MAP 'L' 757 Carnoustie Dr.**  
**File: OCP23-0009**

 Subject Property

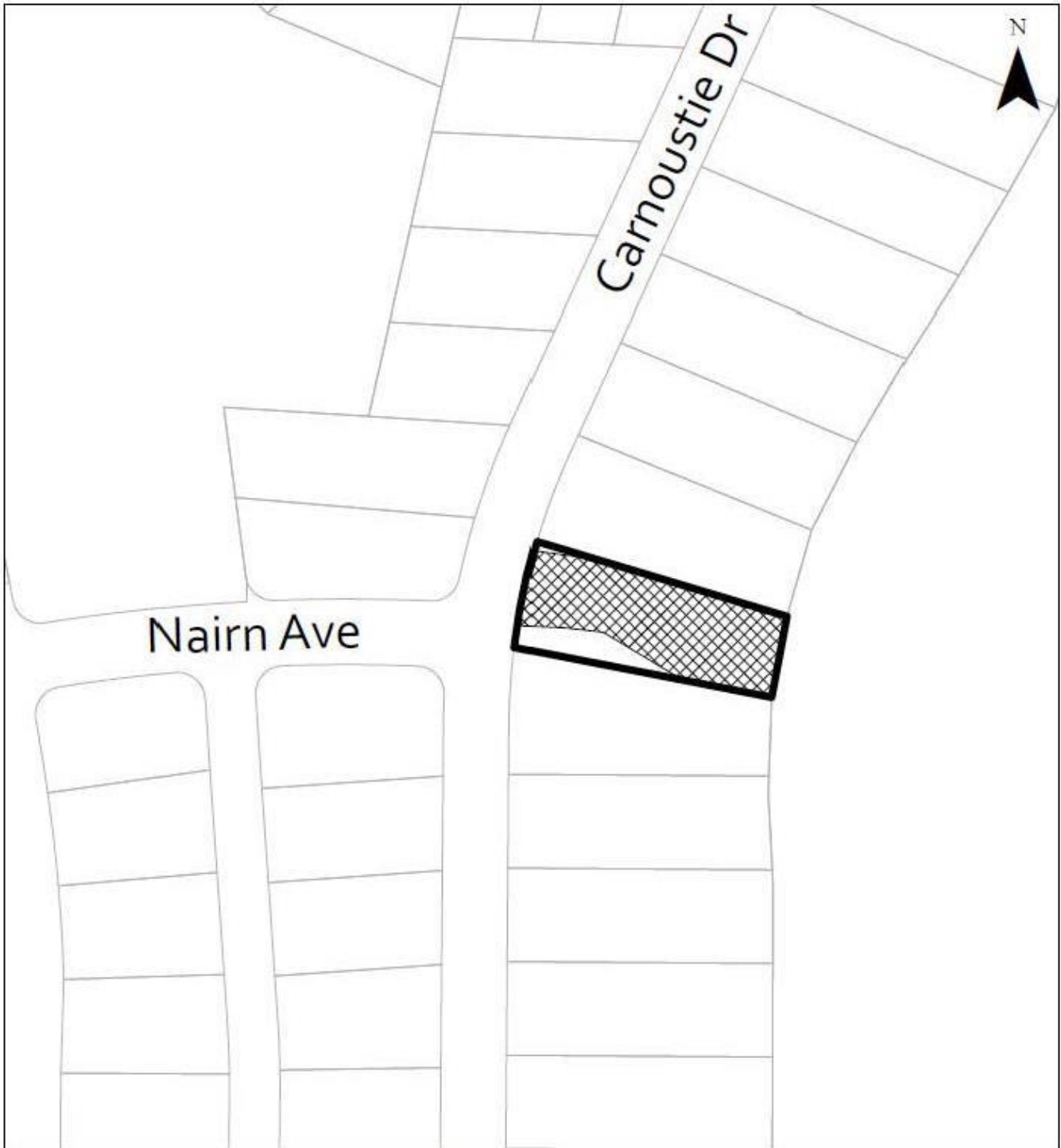
 From NAT - Natural Areas to S-RES - Suburban Residential




This map is for general information only.  
The City of Kelowna does not guarantee its  
accuracy. All information should be verified.  
Rev. Friday, December 8, 2023


0 2.5 5 10 15 20 25  
Metres





**MAP 'M' 759 Carnoustie Dr.**  
**File: OCP23-0009**

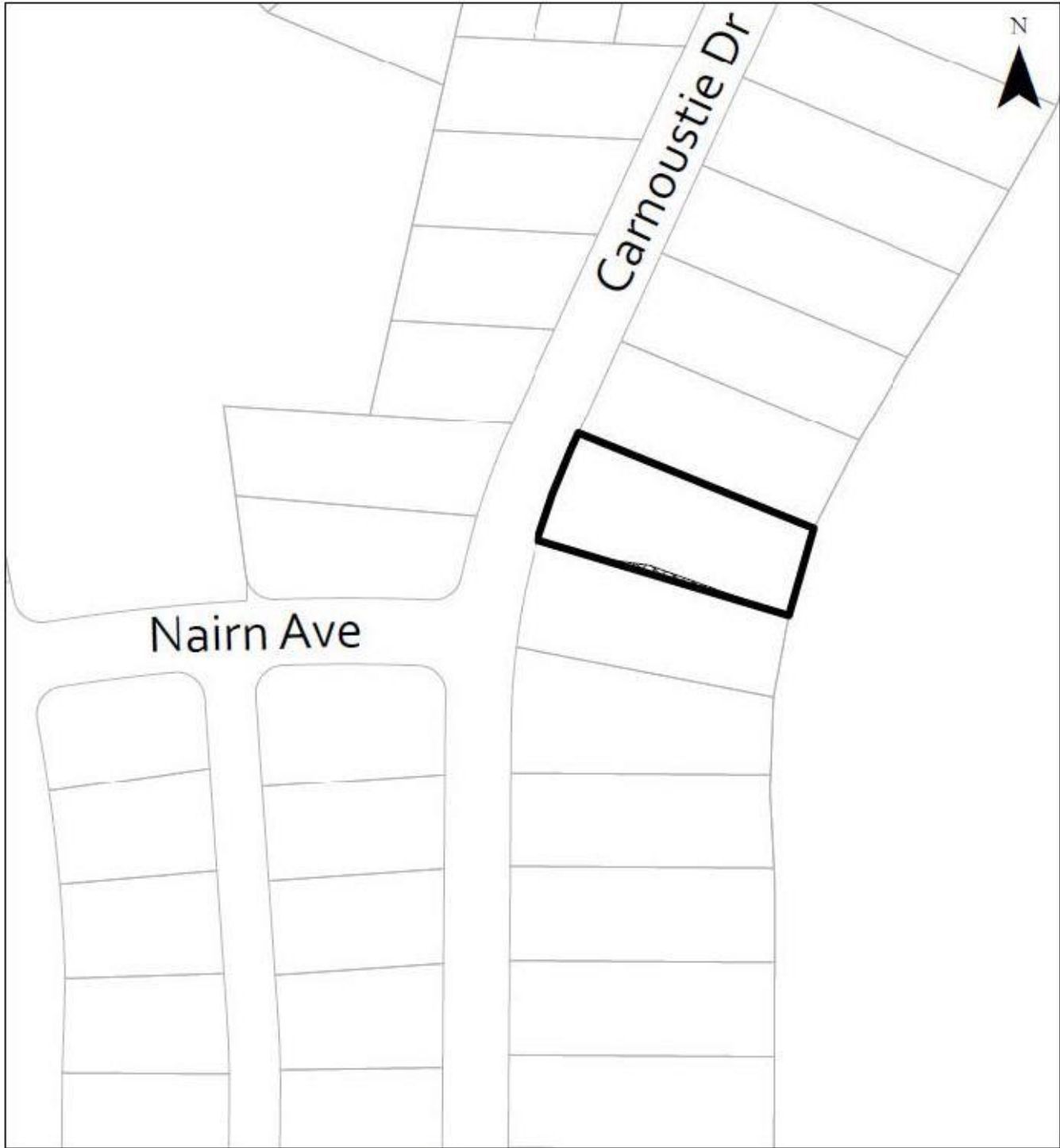
 Subject Property

 From NAT - Natural Areas to S-RES - Suburban Residential





This map is for general information only.  
The City of Kelowna does not guarantee its  
accuracy. All information should be verified.  
Rev. Friday, December 8, 2023

0 2.5 5 10 15 20 25  
Metres



**MAP 'N' 745 Carnoustie Dr.**  
**File: OCP23-0009**

 Subject Property

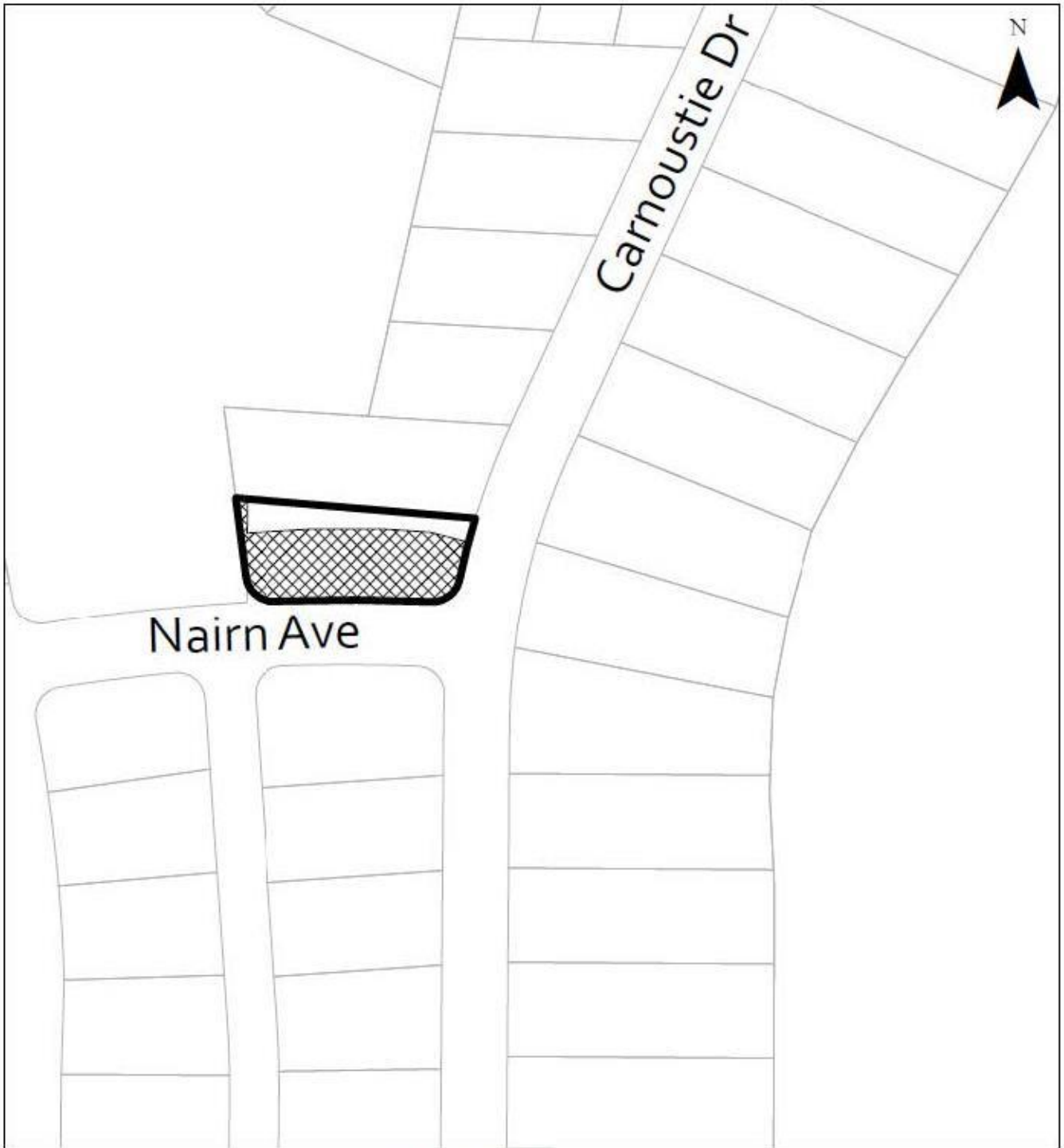
 From NAT - Natural Areas to S-RES - Suburban Residential



This map is for general information only.  
The City of Kelowna does not guarantee its  
accuracy. All information should be verified.

0 2.5 5 10 15 20 25  
Metres

Rev. Friday, December 8, 2023



**MAP 'O' 760 Carnoustie Dr.**  
**File: OCP23-0009**

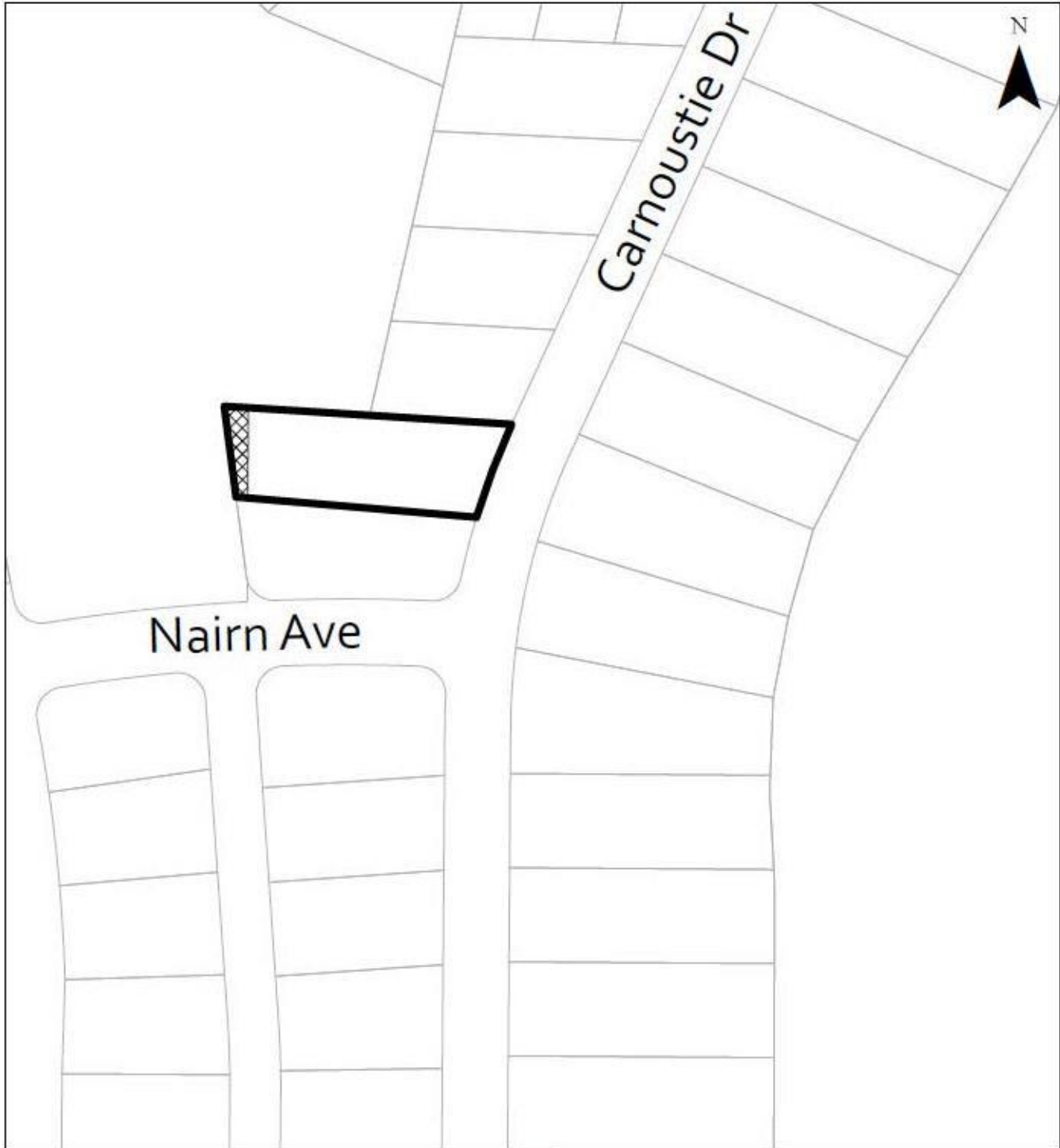
-  Subject Property
-  From NAT - Natural Areas to S-RES - Suburban Residential



This map is for general information only.  
The City of Kelowna does not guarantee its  
accuracy. All information should be verified.



Rev. Friday, December 8, 2023



**MAP 'P' 746 Carnoustie Dr.**  
**File: OCP23-0009**

-  Subject Property
-  From NAT - Natural Areas to S-RES - Suburban Residential



This map is for general information only.  
The City of Kelowna does not guarantee its  
accuracy. All information should be verified.  
Rev. Friday, December 8, 2023



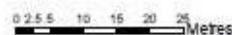


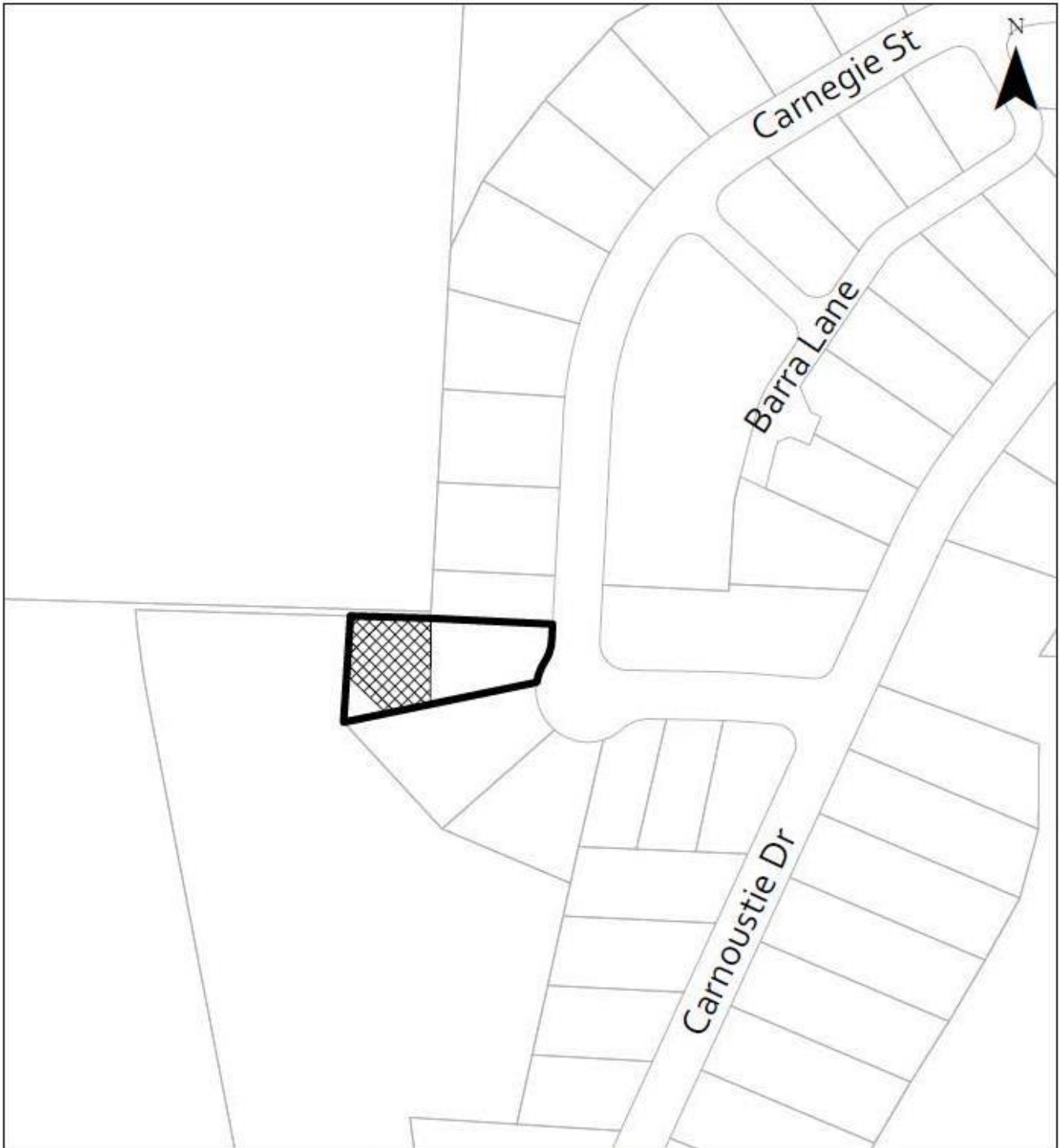
**MAP 'Q' (W OF) Carnoustie Dr.**  
**File: OCP23-0009**

-  Subject Property
-  From NAT - Natural Areas to S-RES - Suburban Residential





This map is for general information only.  
The City of Kelowna does not guarantee its  
accuracy. All information should be verified.  
Rev. Friday, December 8, 2023





**MAP 'R' 1640 Carnegie St.**  
**File: OCP23-0009**

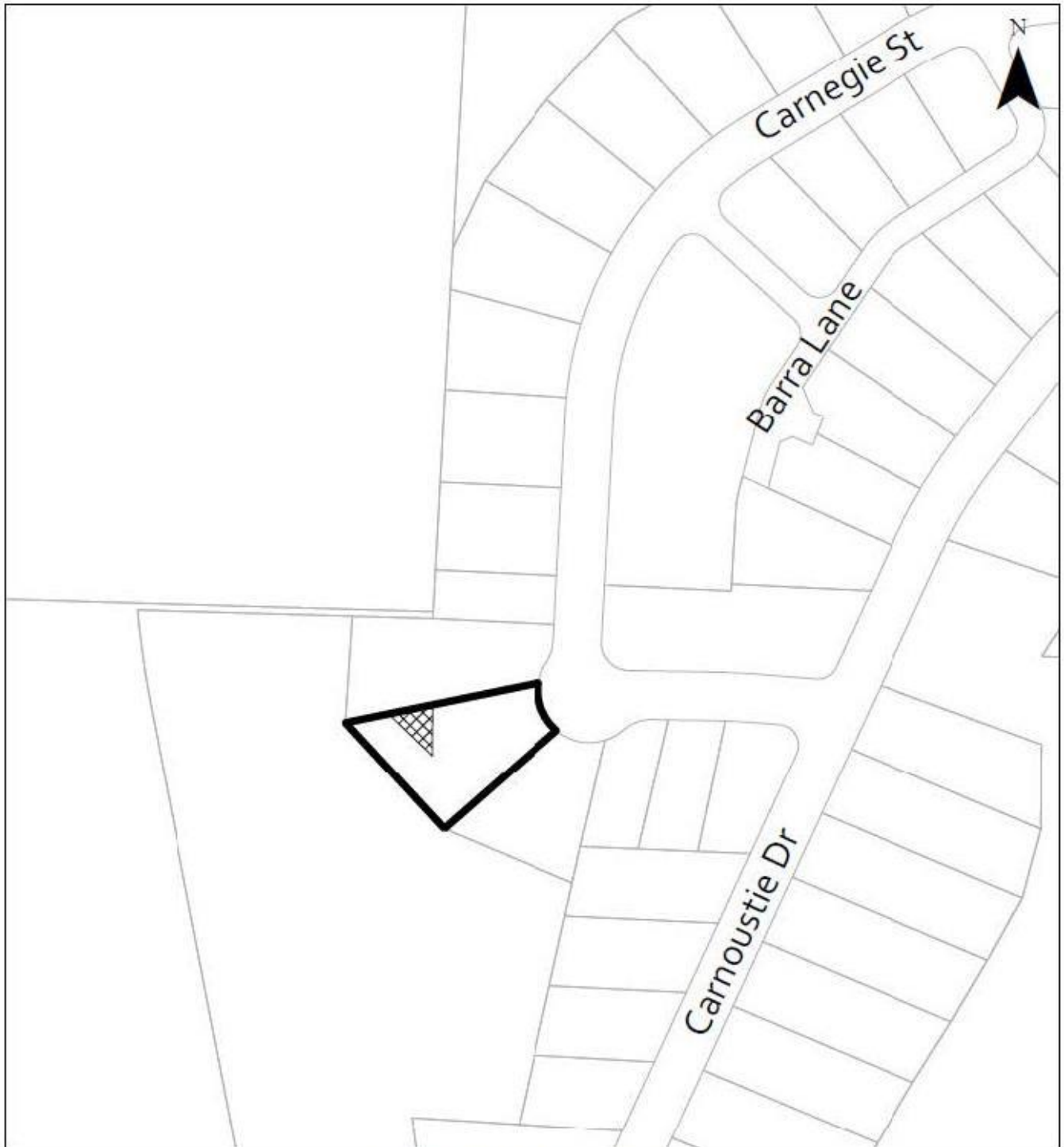
-  Subject Property
-  From NAT - Natural Areas to S-RES - Suburban Residential



This map is for general information only.  
The City of Kelowna does not guarantee its accuracy. All information should be verified.



Rev. Friday, December 8, 2023

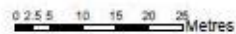


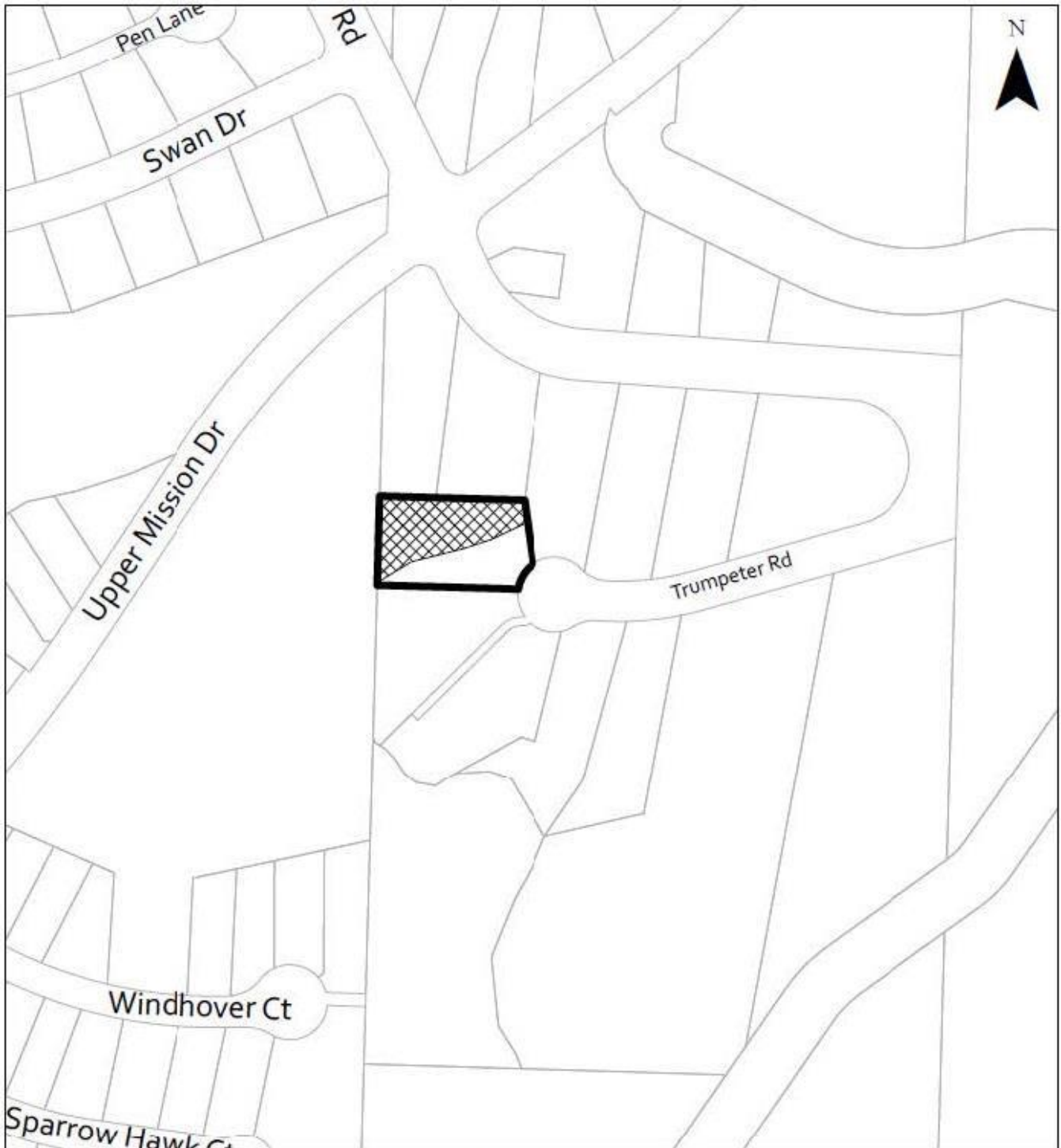
**MAP 'S' 1628 Carnegie St.**  
**File: OCP23-0009**

-  Subject Property
-  From NAT - Natural Areas to S-RES - Suburban Residential





This map is for general information only.  
The City of Kelowna does not guarantee its  
accuracy. All information should be verified.  
Rev. Friday, December 8, 2023



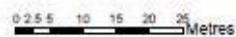


**MAP 'T' 652 Trumpeter Rd.**  
**File: OCP23-0009**

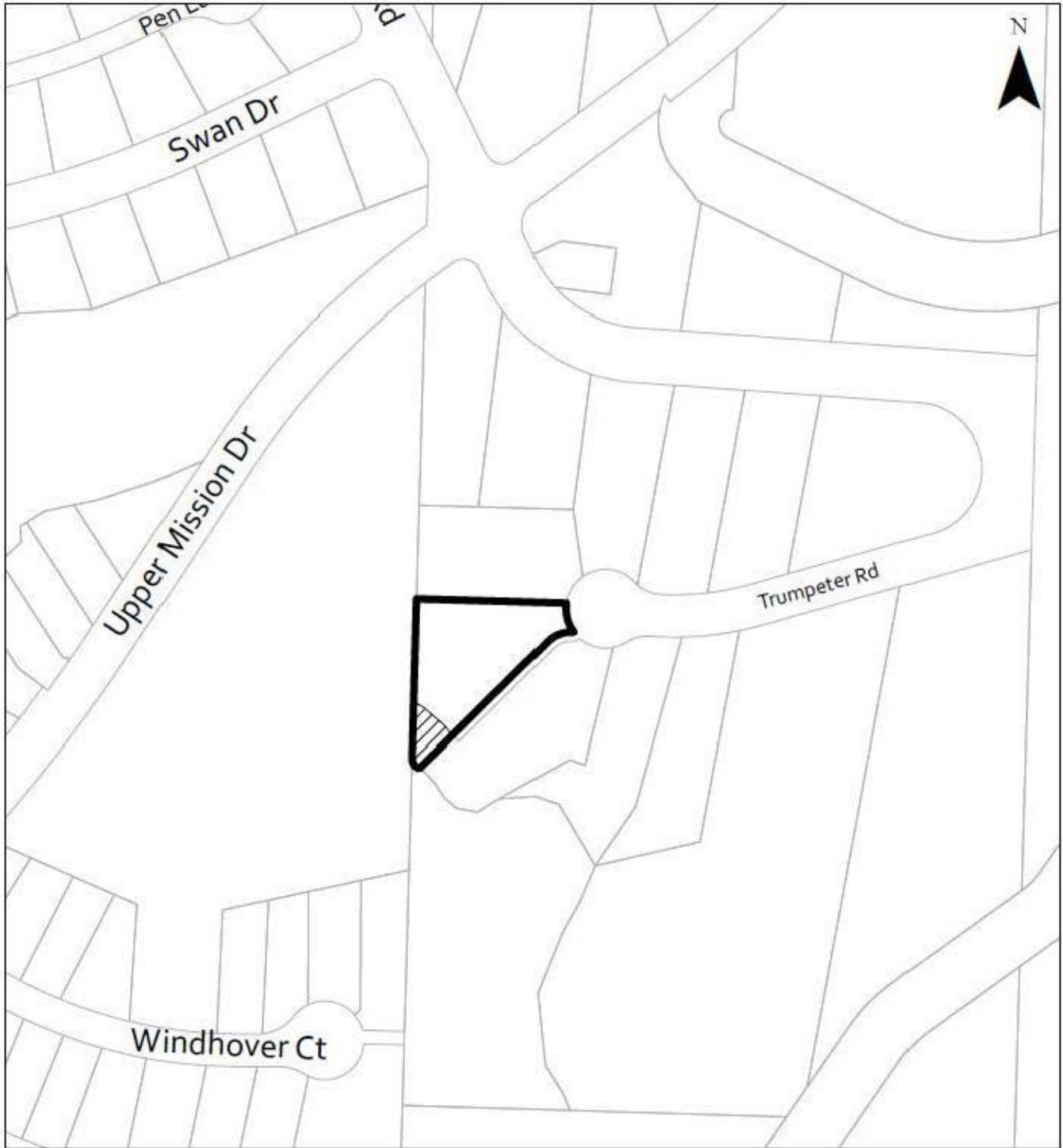
-  Subject Property
-  From NAT - Natural Areas to S-RES - Suburban Residential



This map is for general information only. The City of Kelowna does not guarantee its accuracy. All information should be verified.  
Rev. Friday, December 8, 2023

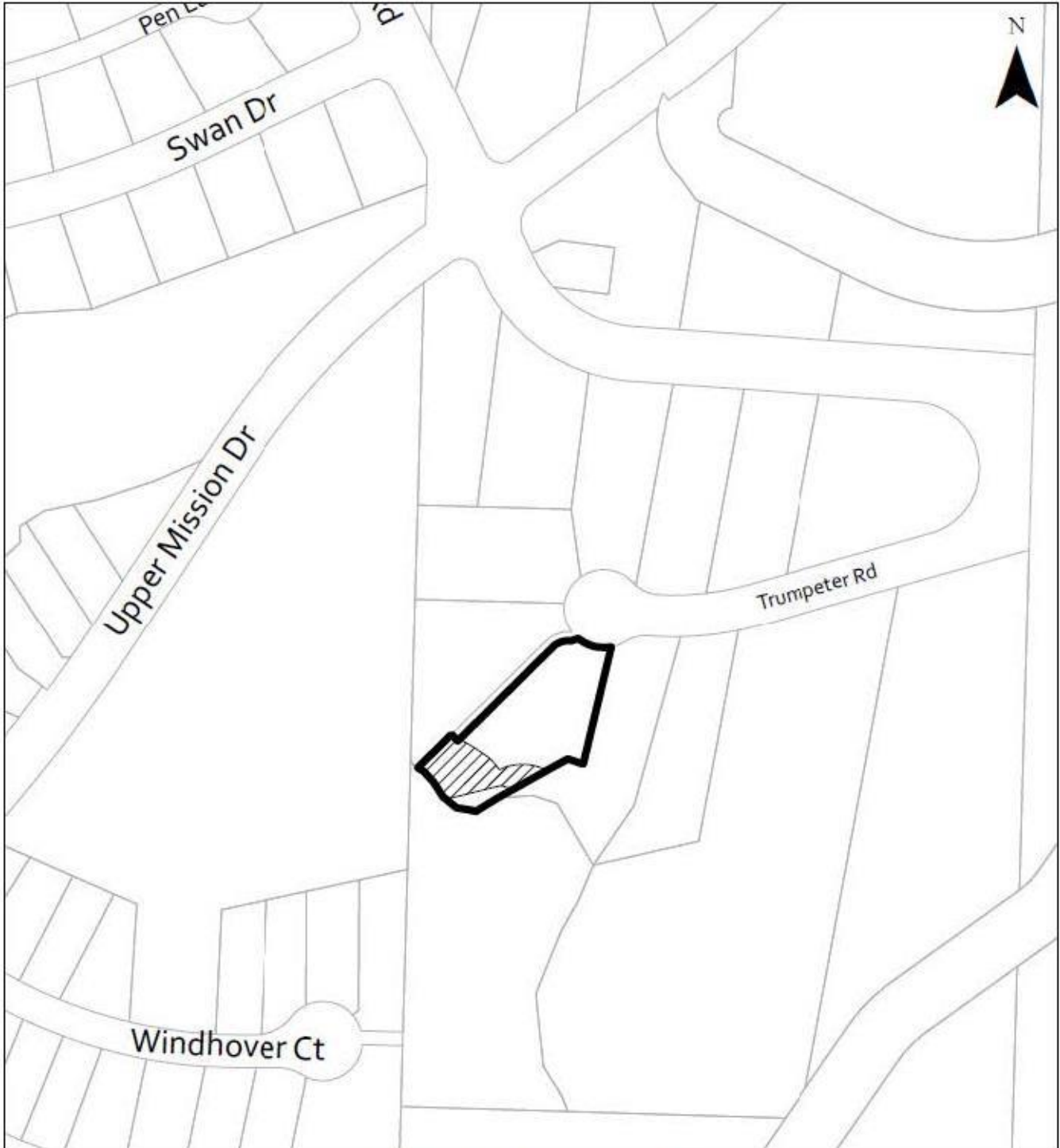






**MAP 'U' 642 Trumpeter Rd.**  
**File: OCP23-0009**

-  Subject Property
-  From S-RES - Suburban Residential to NAT - Natural Areas



**MAP 'V' 632 Trumpeter Rd.**  
**File: OCP23-0009**

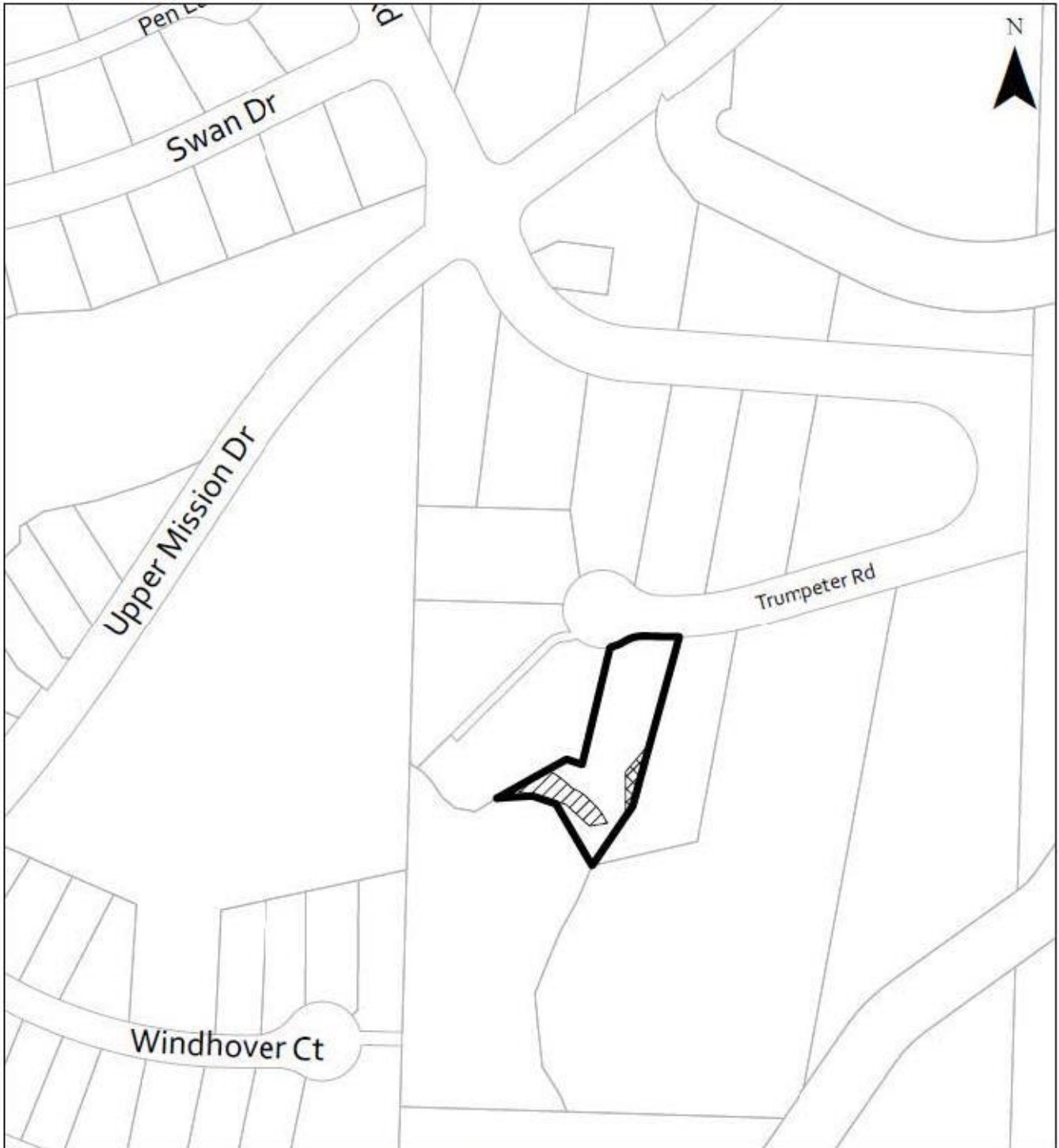
-  Subject Property
-  From S-RES - Suburban Residential to NAT - Natural Areas

This map is for general information only.  
The City of Kelowna does not guarantee its  
accuracy. All information should be verified.






0 2.5 5 10 15 20 25 METRES

Rev. Thursday, October 12, 2023



**MAP 'W' 622 Trumpeter Rd.**  
**File: OCP23-0009**

-  Subject Property
-  From S-RES - Suburban Residential to NAT - Natural Areas
-  From NAT - Natural Areas to S-RES - Suburban Residential

This map is for general information only.  
 The City of Kelowna does not guarantee its accuracy. All information should be verified.



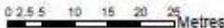
Rev. Thursday, October 12, 2023



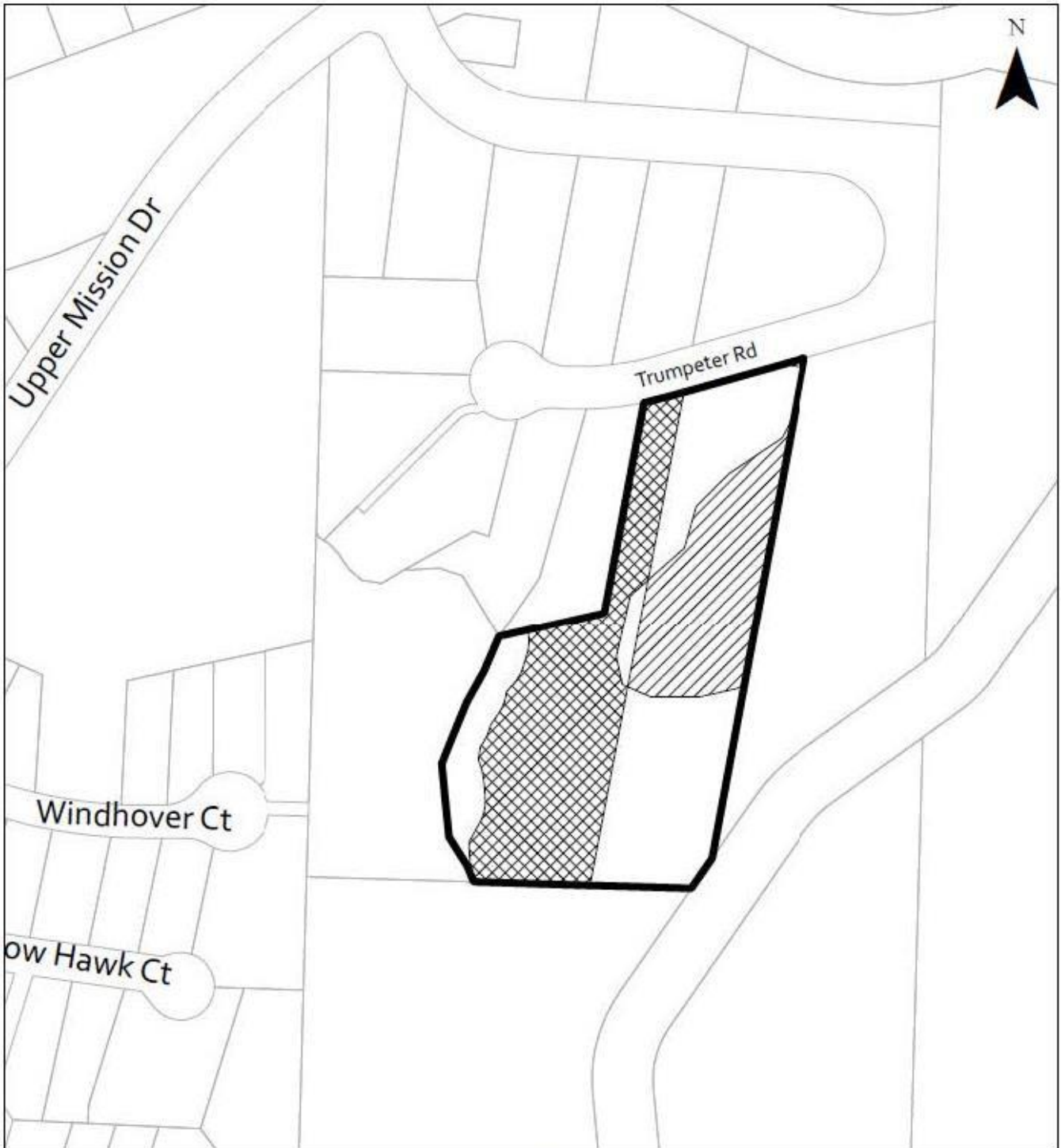
**MAP 'X' 612 Trumpeter Rd.**  
**File: OCP23-0009**

-  Subject Property
-  From NAT - Natural Areas to S-RES - Suburban Residential




This map is for general information only.  
 The City of Kelowna does not guarantee its accuracy. All information should be verified.



Rev. Friday, October 13, 2023

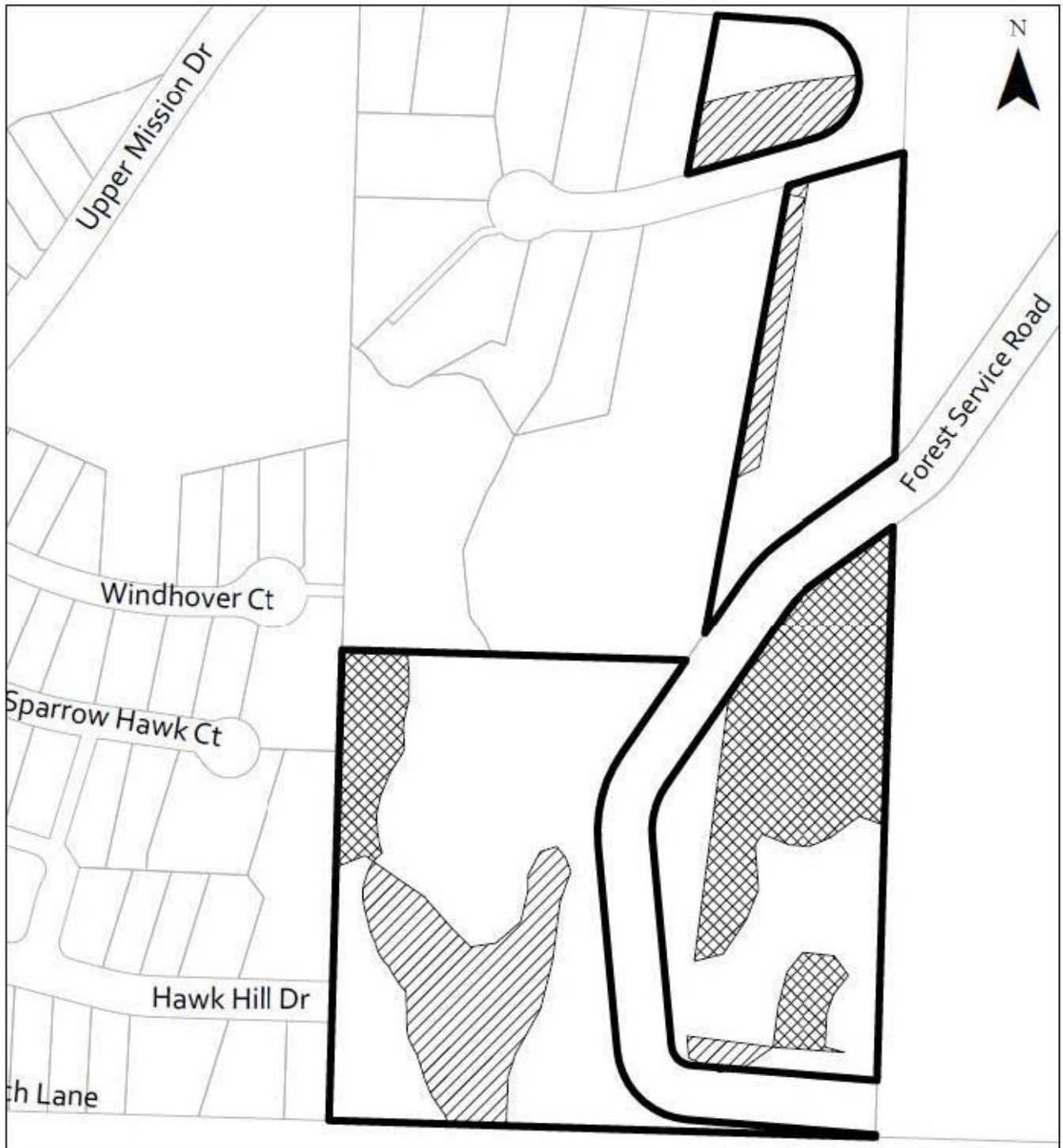


**MAP 'Y' 602 Trumpeter Rd.**  
**File: OCP23-0009**

-  Subject Property
-  From S-RES - Suburban Residential to NAT - Natural Areas
-  From NAT - Natural Areas to S-RES - Suburban Residential

This map is for general information only.  
 The City of Kelowna does not guarantee its accuracy. All information should be verified.





**MAP 'Z' 600 Trumpeter Rd.  
File: OCP23-0009**

-  Subject Property
-  From S-RES - Suburban Residential to NAT - Natural Areas
-  From NAT - Natural Areas to S-RES - Suburban Residential



This map is for general information only. The City of Kelowna does not guarantee its accuracy. All information should be verified.

Rev. Friday, March 22, 2024

