



## City of Kelowna Regular Council Meeting Minutes

Date:	Monday, June 17, 2024
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 Wooldridge
Staff Present	City Manager, Doug Gilchrist; City Clerk, Laura Bentley; Deputy City Clerk, Michael Jud; Community Safety Director, Darren Caul*; Community Safety Advisor, Caycee Zimmerman*; Divisional Director, Planning, Climate Action and Development Services, Ryan Smith*; Development Planning Department Manager, Nola Kilmartin*; Planner, Tyler Caswell*; Community Planning & Development Manager, Dean Strachan*; Park and Landscape Planner, Stefan Johannsson*; Planner Specialist, Keith Pinkoski*; Planner, Alissa Cook
Staff Participating Remotely	Legislative Coordinator (Confidential), Clint McKenzie

(\* 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.

### 2. Confirmation of Minutes

Moved By Councillor DeHart/Seconded By Councillor Hodge

THAT the Minutes of the Regular Meetings of June 3, 2024 be confirmed as circulated.

Carried

### 3. Public in Attendance

### 3.1 Community Safety Plan Annual Update

Staff:

- Provided introductory remarks on the Community Safety Plan update.
- Displayed a PowerPoint presentation.
- Presented the Community Safety Plan progress, objectives, and status of priorities.
- Responded to questions from Council.

Moved By Councillor Hodge/Seconded By Councillor Wooldridge

THAT Council receives, for information, the report from the Community Safety Department dated June 17, 2024, with respect to the 2024 progress of Kelowna's Community Safety Plan.

**Carried**

### 4. Development Application Reports & Related Bylaws

#### 4.1 Rutland Rd N 375, 395 - Z24-0011 (BL12670) - Siddarth Malhotra and Sunaina Malhotra

Staff:

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

Moved By Councillor Wooldridge/Seconded By Councillor Stack

THAT Rezoning Application No. Z24-0011 to amend the City of Kelowna Zoning Bylaw No. 12375 by changing the zoning classification of Lot 1 Section 26 Township 26 ODYD Plan 3513 Except Plan 37956, located at 375 Rutland Rd N, Kelowna, BC and Lot 2 Section 26 Township 26 ODYD District Plan 3513, located at 395 Rutland Rd N, Kelowna, BC from the UC4 – Rutland Urban Centre zone to the UC4r – Rutland Urban Centre Rental Only zone, be considered by Council;

AND THAT final adoption of the Rezoning Bylaw be considered subsequent to the approval of the Ministry of Transportation and Infrastructure.

**Carried**

#### 4.2 Saucier Ave 761, 771, 781, 791, 801-803 - Z23-0037 (BL12671) - Barneet Singh Mundi

Staff:

- Displayed a PowerPoint Presentation summarizing the application.

Moved By Councillor Wooldridge/Seconded By Councillor Lovegrove

THAT Rezoning Application No. Z23-0037 to amend the City of Kelowna Zoning Bylaw No. 12375 by changing the zoning classification of Lot 5 Block 2 District Lot 138 ODYD Plan 7117 located at 761 Saucier Avenue, Kelowna, BC; Lot 6 Block 2 District Lot 138 ODYD Plan 7117 located at 771 Saucier Avenue, Kelowna, BC; Lot 7 Block 2 District Lot 138 ODYD Plan 7117 located at 781 Saucier Avenue, Kelowna, BC; Lot 8 Block 2 District Lot 138 ODYD Plan 7117 located at 791 Saucier Avenue, Kelowna, BC; and Lot 9 Block 2 District Lot 138 ODYD Plan 7117, located at 801-803 Saucier Avenue, Kelowna, BC from the MF1 – Infill Housing zone to the MF3 – Apartment Housing zone, be considered by Council;

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 17<sup>th</sup>, 2024;



AND FURTHER THAT final adoption of the Rezoning Bylaw be considered subsequent to the approval of the Ministry of Transportation and Infrastructure.

Carried

**4.3 Monterey Ct 1095-1097 - Z23-0076 (BL12672) - 1280331 BC Ltd., Inc. No. BC1280031**

Staff:

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

Moved By Councillor DeHart/Seconded By Councillor Hodge

THAT Rezoning Application No. Z23-0076 to amend the City of Kelowna No. 12375 by changing the zoning classification of Lot 4, Section 23 Township 26 ODYD Plan 25174, located at 1095-1097 Monterey Ct, Kelowna, BC from the MF1 – Infill Housing zone to the MF2 – Townhouse Housing zone, be considered by Council;

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 17, 2024.

Carried

**4.4 Vista Rd 425, 445, 455 - Z24-0010 (BL12673) - Cashoffer GP Ltd., Inc. No. BC1197853**

Staff:

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

Moved By Councillor Wooldridge/Seconded By Councillor Lovegrove

THAT Rezoning Application Z24-0010 to amend the City of Kelowna Zoning Bylaw No. 12375 by changing the zoning classification of:

- Lot 16 Sections 26 and 27 Township 26 ODYD Plan 20663, located at 425 Vista Rd, Kelowna, BC;
- Lot 17 Sections 26 and 27 Township 26 ODYD Plan 20663, located at 445 Vista Rd, Kelowna, BC; and,
- Lot 18 Sections 26 and 27 Township 26 ODYD Plan 20663, located at 455 Vista Rd, Kelowna, BC;

from the UC<sub>4</sub> – Rutland Urban Centre zone to the UC<sub>4r</sub> – Rutland Urban Centre Rental Only zone, be considered by Council;

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 17, 2024;

AND FURTHER THAT final adoption of the Rezoning Bylaw be considered subsequent to the approval of the Ministry of Transportation and Infrastructure.

Carried

**4.5 Rezoning Bylaws Supplemental Report to Council**

Staff:

- Commented on the notice of first reading and correspondence received.

**4.6 Lanfranco Rd 1007 - BL12669 (Z24-0008) - 1445833 B.C. Ltd, Inc. No. BC1445833**

Staff:

- Responded to questions from Council.

Moved By Councillor Lovegrove/Seconded By Councillor Singh

THAT Bylaw No. 12669 be read a first, second and third time.

**Carried**  
Councillor Cannan - Opposed

**4.7 Valleyview Rd 205-235 - DP24-0035 - C.O. Valleyview Development Corp., Inc. No. BC1455119**

Staff:

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

Moved By Councillor DeHart/Seconded By Councillor Webber

THAT Council authorizes the issuance of Development Permit No. DP24-0035 for Lot A Section 23 Township 26 ODYD Plan EPP108690, located at 205 Valleyview Road, Kelowna, BC, Lot 5 Block D Section 23 Township 26 ODYD Plan 4740, located at 215 Valleyview Rd, Kelowna, BC, and Lot 6 Block D Section 23 Township 26 ODYD Plan 4740, located at 235 Valleyview Road, 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 the applicant be required to complete the above noted conditions of Council's approval of the Development Permit Application in order for the permit to be issued;

AND THAT lot consolidation be required prior to issuance of the Development Permit;

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

**Carried**

**5. Bylaws for Adoption (Development Related)**

**5.1 Clifton Rd N 491 - BL12636 (Z23-0048) - Michael Georg Anton Holzhey**

Moved By Councillor Lovegrove/Seconded By Councillor Singh

THAT Bylaw No. 12636 adopted.

**Carried**



**5.2 Cara Glen Ct 1402 - BL12660 (Z23-0078) - Prime Clifton Homes Inc., Inc. No. A0116073**

Moved By Councillor Lovegrove/Seconded By Councillor Hodge

THAT Bylaw No. 12660 be adopted.

**Carried**

**6. Non-Development Reports & Related Bylaws**

**6.1 North Entry Monument and Signature Sign**

Staff:

- Displayed a PowerPoint Presentation providing an update on the North Entry Monument and Signature Sign projects and responded to questions from Council.

Moved By Councillor Wooldridge/Seconded By Councillor Lovegrove

THAT Council receives, for information, the report from the Parks & Buildings Planning Department, dated June 17, 2024, regarding the north entry monument and signature sign projects.

AND THAT Council approve the proposed design review processes, recommendations and future Council milestone check-in dates, as outlined in this report.

**Carried**

**7. Mayor and Councillor Items**

Councillor DeHart:

- Spoke to using the City's AI system for contacting the Parkinson Recreation Centre.
- Commented on the median plant containers now out across the City.
- Spoke to their attendance at the Federation of Canadian Municipalities (FCM) Conference and touring the Calgary Transit Facility.

Councillor Wooldridge:

- Spoke to their attendance at Pride Week where over 12,000 people attended the Saturday event.
- Spoke to their attendance at the Wine Country Half Marathon.
- Spoke to their attendance at the Canadian Premier League Game at the Kelowna Apple Bowl.

Councillor Singh:

- Commented on the Turtle Island Festival held at the Ki-Low-Na Friendship Centre on Friday, June 21, 2024.
- Commented on the upcoming Heartfulness Institute Canada Chair Yoga Event.
- Commented on the Walk of God's Chariot on Sunday, June 23, 2024.
- Commended staff who supported the Canadian Premier League Game event.

Councillor Stack

- Spoke to their attendance at the Federation of Canadian Municipalities (FCM) Conference.

Councillor Hodge:

- Commented on Interior Health meeting regarding smoke and emergencies.
- Spoke to their attendance at the Okanagan Basin Water Board meeting.
- Spoke to their attendance at the Canadian Premier League Game at the Kelowna Apple Bowl.

Councillor Cannan:

- Spoke to their attendance at the Federation of Canadian Municipalities (FCM) Conference; spoke to the City of Calgary's State of Emergency regarding their broken watermain.
- Commented on the importance of infrastructure and asset management.
- Spoke to their attendance at the Safe Schools meeting on June 4, 2024.
- Spoke to their attendance, on behalf of the Mayor, at the Canadian Institute of Plumbing and Heating Conference.
- Commented on concerns regarding land affordability with land assemblies outside of main corridors.

Councillor Lovegrove:

- Commented on infrastructure asset management.
- Commented on Indigenous People's Day events on Friday, June 21, 2024.
- Will be attending the SPCA Fundraiser event on Saturday, June 22, 2024.
- Spoke to their attendance at the Canadian Premier League Game at the Kelowna Apple Bowl.

Councillor Webber left the meeting at 3:14 p.m.

Mayor Tom Dyas:

- Spoke to their attendance at the Federation of Canadian Municipalities (FCM) Conference.
- Spoke to their attendance at the Canadian Premier League Game at the Kelowna Apple Bowl.
- Spoke to the advancement of the Uptown Rutland Business Association (URBA) On-Call team.
- Commented on the opening of Save On Foods in The Ponds.

## 8. Termination

This meeting was declared terminated at 3:17 p.m.

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Mayor Dyas

lb/cm/acm

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*Den Bz*

City Clerk