



**City of Kelowna  
Regular Council Meeting  
Minutes**

Date:	Monday, October 21, 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 and Rick Webber
Members Absent	Councillor Loyal Wooldridge
Staff Present	City Manager, Doug Gilchrist; City Clerk, Laura Bentley; Deputy City Clerk, Michael Jud*; Divisional Director, Planning, Climate Action & Development Services, Ryan Smith*; Long Range Planning Manager, Robert Miles*; Planner Specialist, Tracy Guidi*; Development Planning Department Manager, Nola Kilmartin*; Development Planning Manager, Dean Strachan*; Planner, Andrew Furguson*; Development Planning Manager, Trisa Atwood*; Planner, Jason Issler*; Planner, Mark Tanner*; Event Development Supervisor, Chris Babcock*; Cultural Services Manager, Christine McWillis*; Divisional Director, Partnership & Investments, Derek Edstrom*; Grants & Special Projects Manager Kirby March*; Planner, Lauren Sanbrooks*; Housing Policy and Programs Manager, James Moore*; Legislative Technician, Natasha Beauchamp
Staff Participating Remotely	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.

**2. Confirmation of Minutes**

Moved By Councillor Hodge/Seconded By Councillor Lovegrove

THAT the Minutes of the Regular Meetings of October 7, 2024 be confirmed as circulated.

**Carried**

### 3. Development Application Reports & Related Bylaws

#### 3.1 Official Community Plan GHG Targets and Tree Canopy Targets - TA24-0016 (BL12711) - City of Kelowna

Staff:

- Displayed a PowerPoint Presentation summarizing the application.

Moved By Councillor Lovegrove/Seconded By Councillor Singh

THAT Official Community Plan Text Amendment Application No. TA24-0016 to amend Kelowna 2040 – Official Community Plan Bylaw No. 12300 as outlined in Schedule "A" attached to the Report from the Long Range Planning Department dated October 21, 2024, be considered by Council;

AND THAT the Official Community Plan Text Amendment Bylaw be forwarded to Public Hearing for further consideration;

AND FURTHER THAT Council considers the public process outlined in the report from Long Range Planning, dated October 21, 2024, to be appropriate consultation for the purpose of Section 475 of the Local Government Act.

Carried

#### 3.2 Official Community Plan GHG Targets and Tree Canopy Targets - BL12711 (TA24-0016) - City of Kelowna

Moved By Councillor Webber/Seconded By Councillor Cannan

THAT Bylaw No. 12711 be read a first time;

AND THAT the bylaw has been considered in conjunction with the City's Financial Plan and Waste Management Plan.

Carried

#### 3.3 Valley Rd 728 - Z24-0035 (BL12712) - 1138742 B.C. Ltd., Inc. No. BC1138742

Staff:

- Displayed a PowerPoint Presentation summarizing the application.

Moved By Councillor DeHart/Seconded By Councillor Cannan

THAT Rezoning Application No. Z24-0035 to amend the City of Kelowna Zoning Bylaw No. 12375 by changing the zoning classification of Lot 2 Section 29 Township 26 ODYD Plan EPP80501, located at 728 Valley Rd, Kelowna, BC from the MF3 – Apartment Housing zone to the MF3r – Apartment Housing Rental Only zone, be considered by Council.

Carried

#### 3.4 Fizet Ave 399 - Z24-0043 (BL12713) - Preeti Yadav and Manish Yadav

Staff:

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

Moved By Councillor Lovegrove/Seconded By Councillor Stack

THAT Rezoning Application No. Z24-0043 to amend the City of Kelowna Zoning Bylaw No. 12375 by changing the zoning classification of Lot 45 Section 26 Township 26 ODYD Plan KAP52738, located at 399 Fizet Ave, Kelowna, BC from the MF1 – Infill Housing zone to the MF1cc – Infill Housing with Child Care Centre, Major zone, be considered by Council.

Carried

**3.5 Rezoning Bylaws Supplemental Report to Council**

**3.6 Rezoning and Text Amendment Applications.**

**3.6.1 Hwy 97 N 4690 - BL12706 (Z24-0005) - City of Kelowna**

**3.6.2 Barlee Rd 1857, 1869, 1879 - BL12707 (Z24-0024) - Barlee Road Development GP Ltd., Inc. No. BC1450498**

**3.6.3 St. Paul St 1355 - BL12709 (Z24-0044) - 1247752 B.C. Ltd., Inc. No. BC1247752**

**3.6.4 Lougheed Rd 230-240 - BL12710 (TA24-0010) - Various Owners**

Moved By Councillor Cannan/Seconded By Councillor Webber

THAT Bylaw Nos. 12706, 12707, 12709 and 12710 each be read a first, second and third time.

Carried

**3.7 Nickel Rd 215 235 - Z23-0007 (BL12536) - Extension Request**

Moved By Councillor Lovegrove/Seconded By Councillor Singh

THAT in accordance with Development Application and Heritage Procedures Bylaw No. 12310, the deadline for the adoption of Rezoning Bylaw No. 12536, be extended from June 19, 2024, to June 19, 2025;

AND THAT Council direct Staff to not accept any further extension requests.

Carried

**3.8 ITEM WITHDRAWN - Leathead Rd 165 - Z23-0072 (BL12632) - Extension Request**

Staff:

- Provided reasons for the extension request to be withdrawn.

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

**4.1 Bennett Rd 1602, 1855 - BL12664 (OCP23-0008) - Lakeside Communities Inc.**

Moved By Councillor stack/Seconded By Councillor DeHart

THAT Bylaw No. 12664 be adopted.

Carried

**4.2 Bennett Rd 1602, 1855 - BL12665 (Z23-0047) - Lakeside Communities Inc.**

Moved By Councillor DeHart/Seconded By Councillor Stack

THAT Bylaw No. 12665 be adopted.

Carried

**4.3 Cross Rd 1951 - BL12676 (Z23-0071) - City of Kelowna**

Moved By Councillor Webber/Seconded By Councillor Cannan

THAT Bylaw No. 12676 be adopted.

Carried

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

**5.1 Council Policy Updates - Liquor**

Staff:

- Displayed a PowerPoint Presentation outlining the changes to the various Council policies related to liquor and responded to questions from Council.

Moved By Councillor Cannan

THAT Council Policy No. 310 being Designated Driver Awareness Program be rescinded;

AND THAT Council Policy No. 223 being Liquor Licenses in Parks and Stadiums and Facilities be revised as outlined in the Report from Development Planning Department & Active Living and Culture dated October 21, 2024;

AND FURTHER THAT Council Policy No. 359 being Liquor Licensing Policy & Procedures be revised as outlined in the Report from Development Planning Department & Active Living and Culture dated October 21, 2024.

Due to lack of seconder the motion failed.

The meeting recessed at 2:26 p.m.

The meeting reconvened at 2:36 p.m.

**5.2 Updates to Liquor Licence Application Procedures and Fees**

Staff:

- Recommended the item be deferred.

Moved By Councillor Lovegrove/Seconded By Councillor Singh

THAT Council defer updates to Liquor Licence Application Procedures and Fees pending the broader liquor policy review.

Carried

**5.3 BL12715 - Amendment No. 5 to Development Application and Heritage Procedures Bylaw No. 12310**

Bylaw was not considered due to Item 5.2 being deferred.

#### 5.4 BL12716 - Amendment No. 3 to the Development Application Fees Bylaw No. 12552

Bylaw was not considered due to Item 5.2 being deferred.

#### 5.5 Growing Canada's Community Canopies Grant

Staff:

- Provided an overview of the grant application and associated projects to plant trees.

Moved By Councillor DeHart/Seconded By Councillor Cannan

THAT Council receives, for information, the report from the Partnerships Office dated October 21, 2024 with respect to the Growing Canada's Community Canopies Grant;

AND THAT Council directs staff to apply for grant funding to the Growing Canada's Community Canopies Grant program, administered through the Federation of Canadian Municipalities;

AND THAT Council authorizes staff to execute all documents necessary to complete and manage the grant;

AND FURTHER THAT if that grant application is successful, the Financial Plan be amended to include the receipt of funds.

Carried

#### 5.6 North End Plan - Draft Plan

Staff:

- Displayed a PowerPoint Presentation outlining the draft North End Plan, infrastructure needs, next steps and responded to questions from Council.

Moved By Councillor Cannan/Seconded By Councillor Singh

THAT Council endorse in principle the draft North End Plan as set out in the report from Long Range Policy Planning dated October 21, 2024;

AND THAT staff be directed to bring forward for adoption a final version of the North End Plan with a series of bylaw amendments to implement the plan.

Carried

#### 5.7 Tenant Protection and Relocation Assistance

Staff:

- Displayed a PowerPoint Presentation outlining options for tenant relocation assistance and tenant protection and responded to questions from Council.

Councillor Hodge left the meeting at 3:50 p.m.

Moved By Councillor Lovegrove/Seconded By Councillor Singh

THAT Council receives for information the report from the Housing Policy and Programs and Social Development Departments, dated October 21, 2024, regarding Tenant Protection and Relocation Assistance;

AND THAT Council directs Staff to further explore and report back on Option 2, Moderate Shift, as an action in the Housing Action Plan as described in the report from the Housing Policy and Programs and Social Development Departments, dated October 21, 2024.

**Carried**

## **6. Resolutions**

### **6.1 Draft Resolution - Council Tour of Transit Supportive Corridors**

Moved By Councillor Webber/Seconded By Councillor DeHart

THAT a portion of the Regular AM Council Meeting scheduled for Monday, November 4, 2024 be at a location other than City Hall Council Chamber, being various transit supportive corridor locations along Pandosy Street and Lakeshore Drive, Richter Street, Clement Avenue, Gordon Drive, and Bernard Avenue, Kelowna, BC, starting at 8:30 am;

AND THAT the public not be permitted to attend this portion of the Meeting in-person due to its locations and travel requirements.

**Carried**

## **7. Mayor and Councillor Items**

Mayor Dyas:

- Congratulated the Okanagan Sun Football Organization and Team for a great season and wished them well at the Canadian Junior Football League National Semi-Final in Regina, Saskatchewan.

Councillor Webber:

- Congratulated Councillor DeHart on the successful United Way Drive Thru Breakfast Fundraiser.

Councillor DeHart:

- Thanked everyone for their assistance with the success of the United Way Drive Thru Fundraiser.
- Spoke to their attendance at the Metro Come Together Gala Fundraiser.

Councillor Hodge returned to the meeting at 4:05 p.m.

Councillor Lovegrove:

- Congratulated Councillor DeHart on the successful United Way Drive Thru Breakfast Fundraiser.
- Spoke to the Kelowna Rotary Club's Season of Giving Calendar Fundraiser and noting all funds stay in the community.

Councillor Cannan:

- Congratulated Councillor DeHart on the successful United Way Drive Thru Breakfast Fundraiser.
- Inquired about the status of Council receiving an update on business licence renewal notices for short term rentals in 2025.

Councillor Singh:

- Congratulated Councillor DeHart on the successful United Way Drive Thru Breakfast Fundraiser.
- Spoke to their attendance at a Cricket Tournament on behalf of the Mayor.

Councillor Hodge:

- Congratulated Councillor DeHart on the successful United Way Drive Thru Breakfast Fundraiser.

**8. Termination**

This meeting was declared terminated at 4:12 p.m.

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Mayor Dyas

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City Clerk

*Michael J. ...*  
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Deputy City Clerk

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