

Z22-0026

217 Merlin Crt

Rezoning Application

# Proposal

- ▶ To rezone the subject property from RU<sub>1</sub> – Large Lot Housing to RU<sub>1c</sub> – Large Lot Housing with Carriage House.

# Development Process

April 4, 2022

Development Application Submitted



Staff Review & Circulation



April 19, 2022

Public Notification Received



June 27, 2022

Initial Consideration

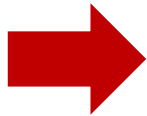


First, Second, Third, Fourth Reading



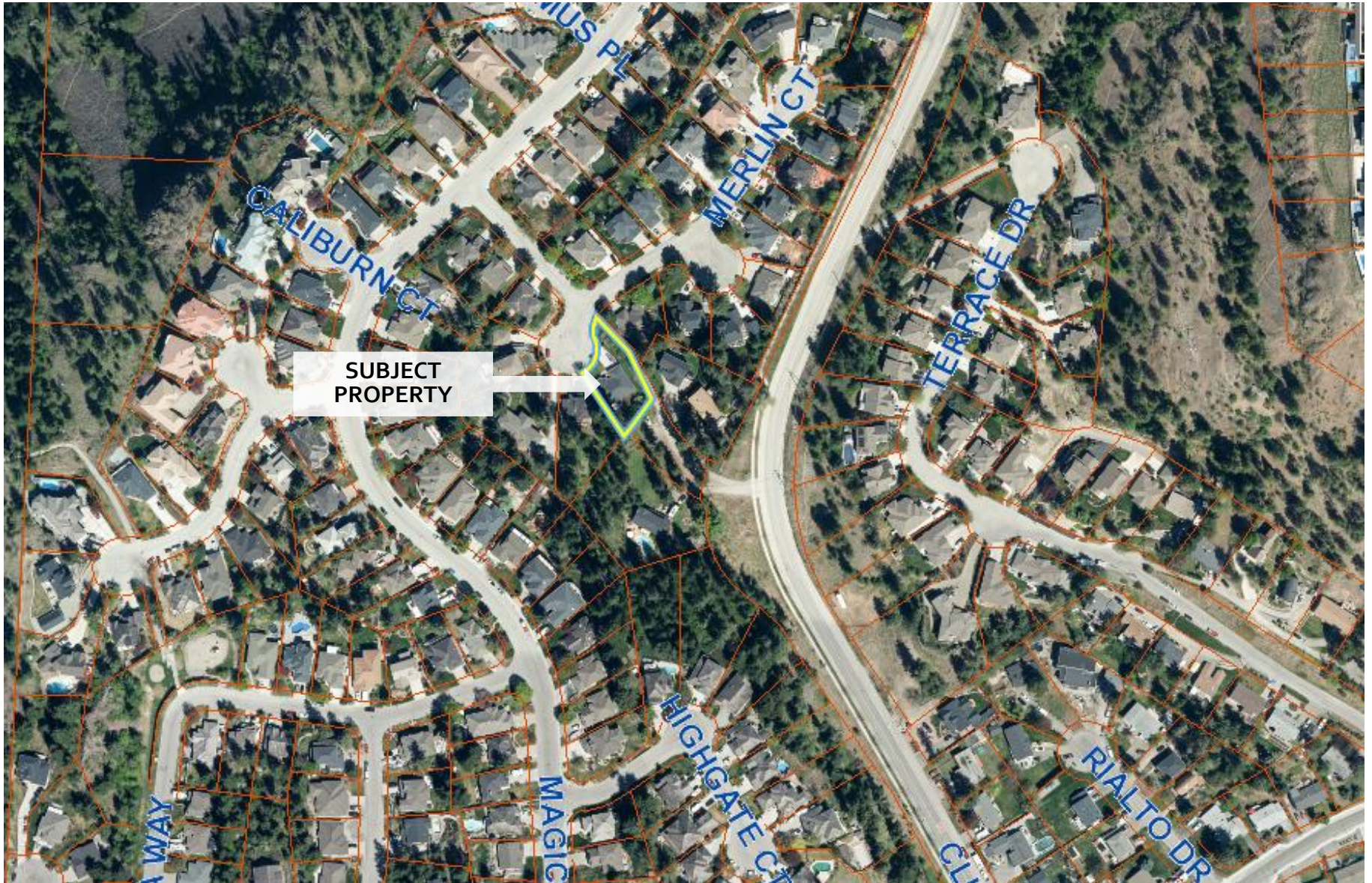
Building Permit

Council  
Approvals





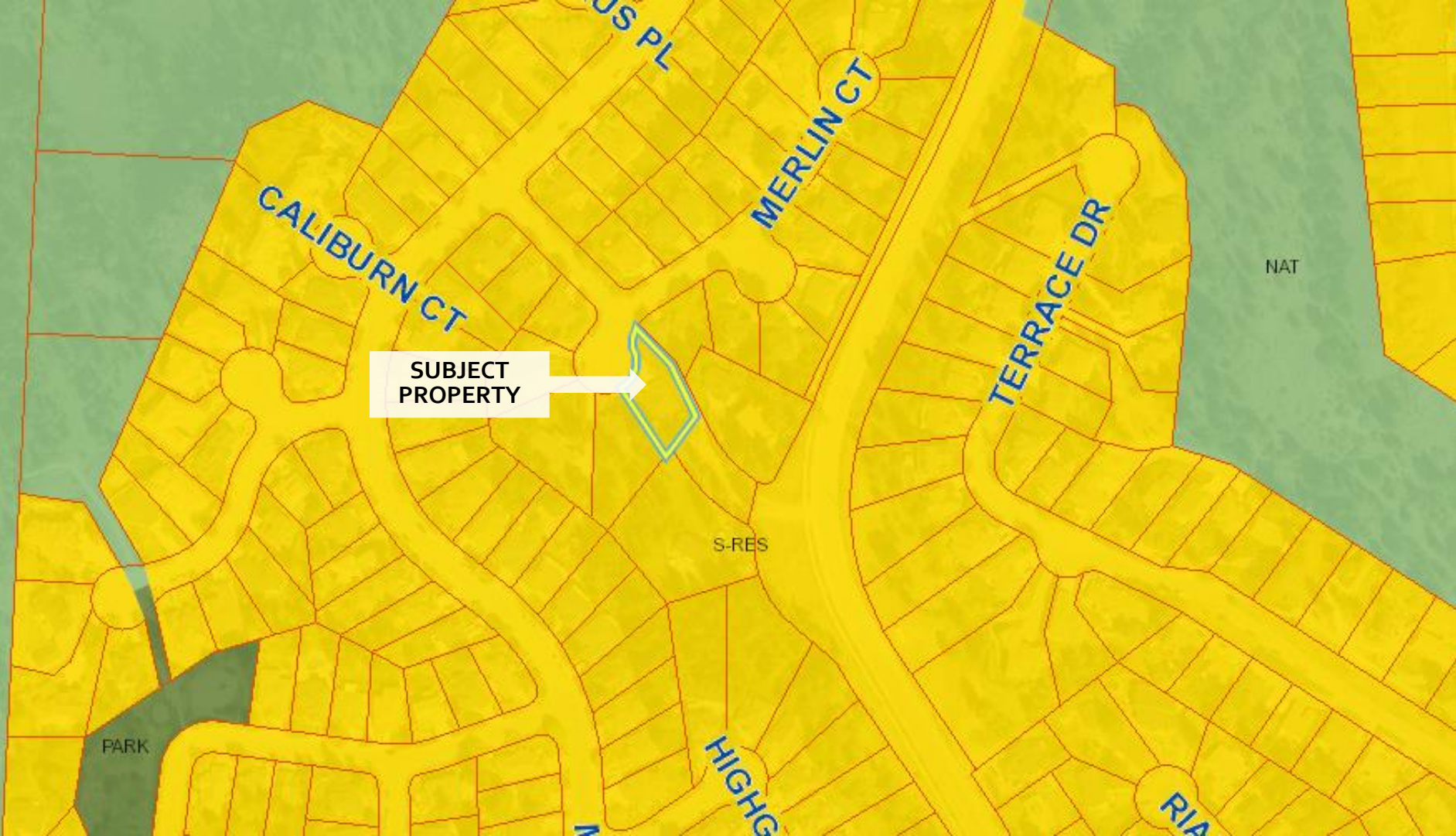
# Context Map



City of Kelowna

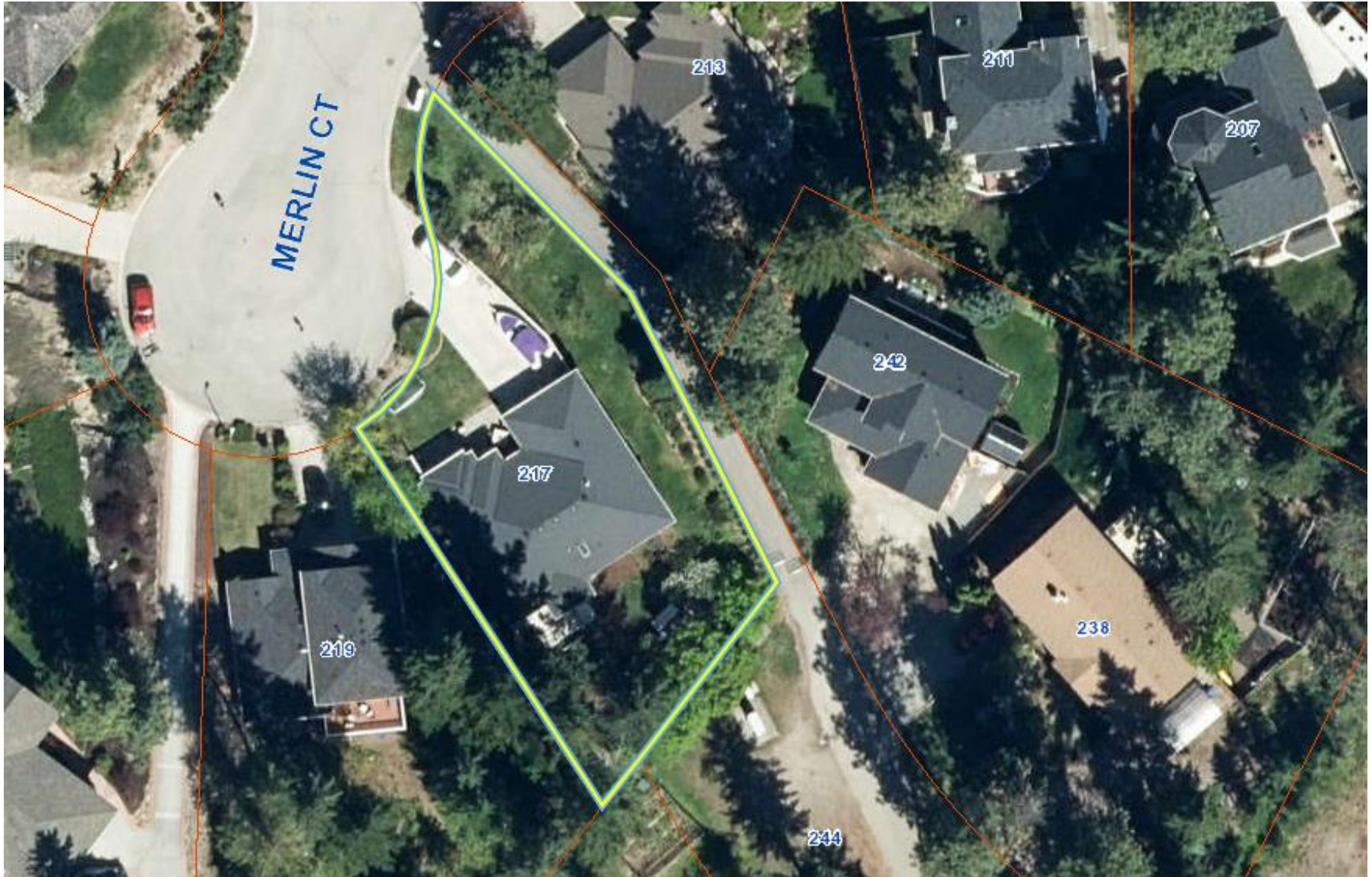


# OCP Future Land Use / Zoning





# Subject Property Map

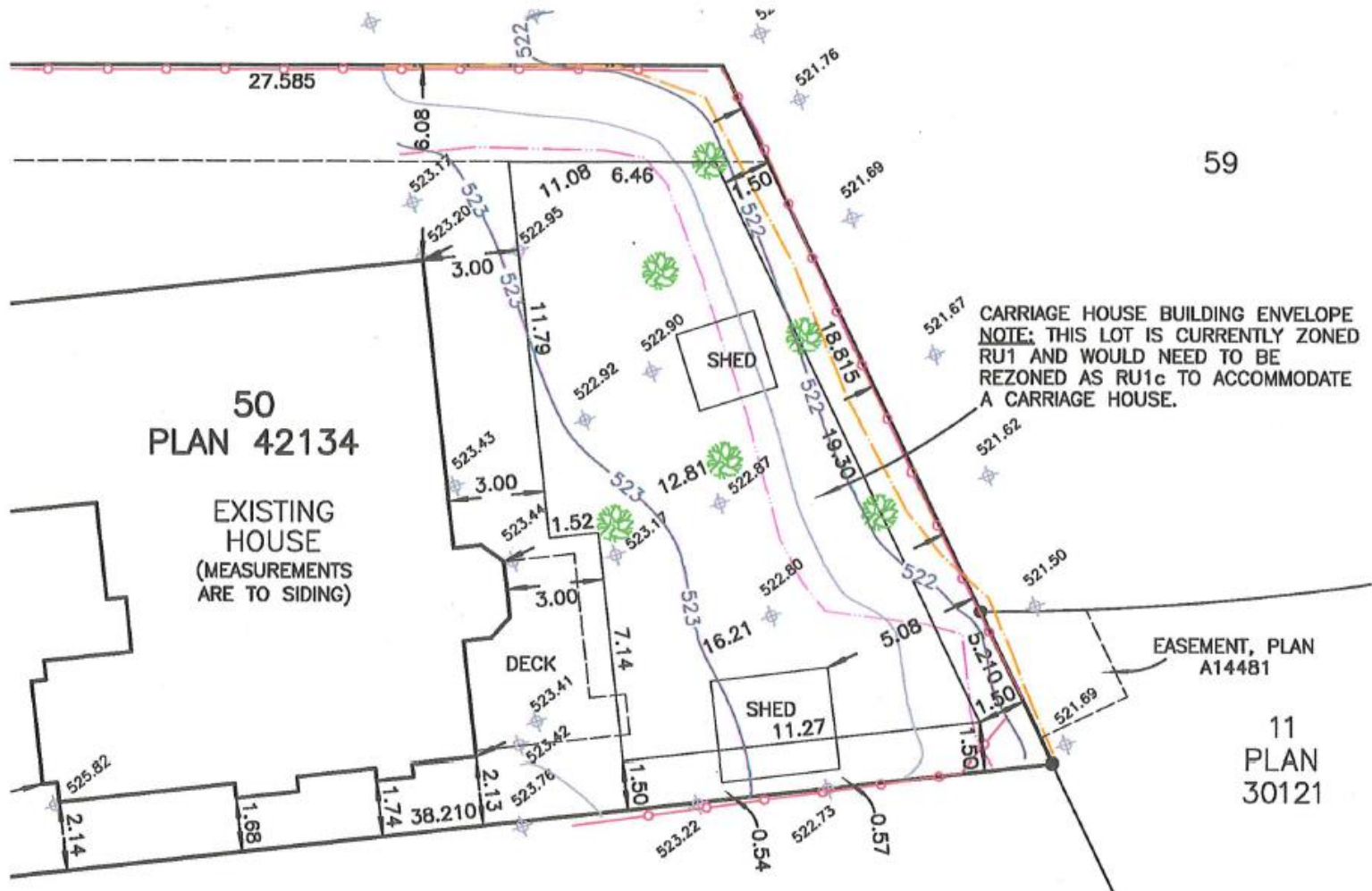


City of Kelowna

# Project details

- ▶ The property is 1020m<sup>2</sup> and has connection to sanitary sewer.
- ▶ Carriage home proposed to be constructed at rear of the property.
- ▶ The proposed zoning meets all zoning bylaw regulations .

# Site Plan





# Staff Recommendation

- ▶ Development Planning Staff recommend **support** of the proposed Rezoning:
  - ▶ Subject property is within the Permanent Growth Boundary.
  - ▶ Aligns with the Official Community Plan and Future Land Use of Suburban Residential.



*Conclusion of Staff Remarks*