



City of
Kelowna

Z24-0052 2009 Enterprise Way

Rezoning Application

Purpose

- ▶ To rezone the subject property from the CA1 – Core Area Mixed Use zone to the CA1rcs – Core Area Mixed Use Retail Cannabis Sales zone to facilitate a retail cannabis sales establishment.

Development Process



Oct 8, 2024

Development Application Accepted



Staff Review & Circulation



Oct 30, 2024

Neighbour Notification Received



Initial Consideration



Jan 13, 2025

Reading Consideration



Final Reading

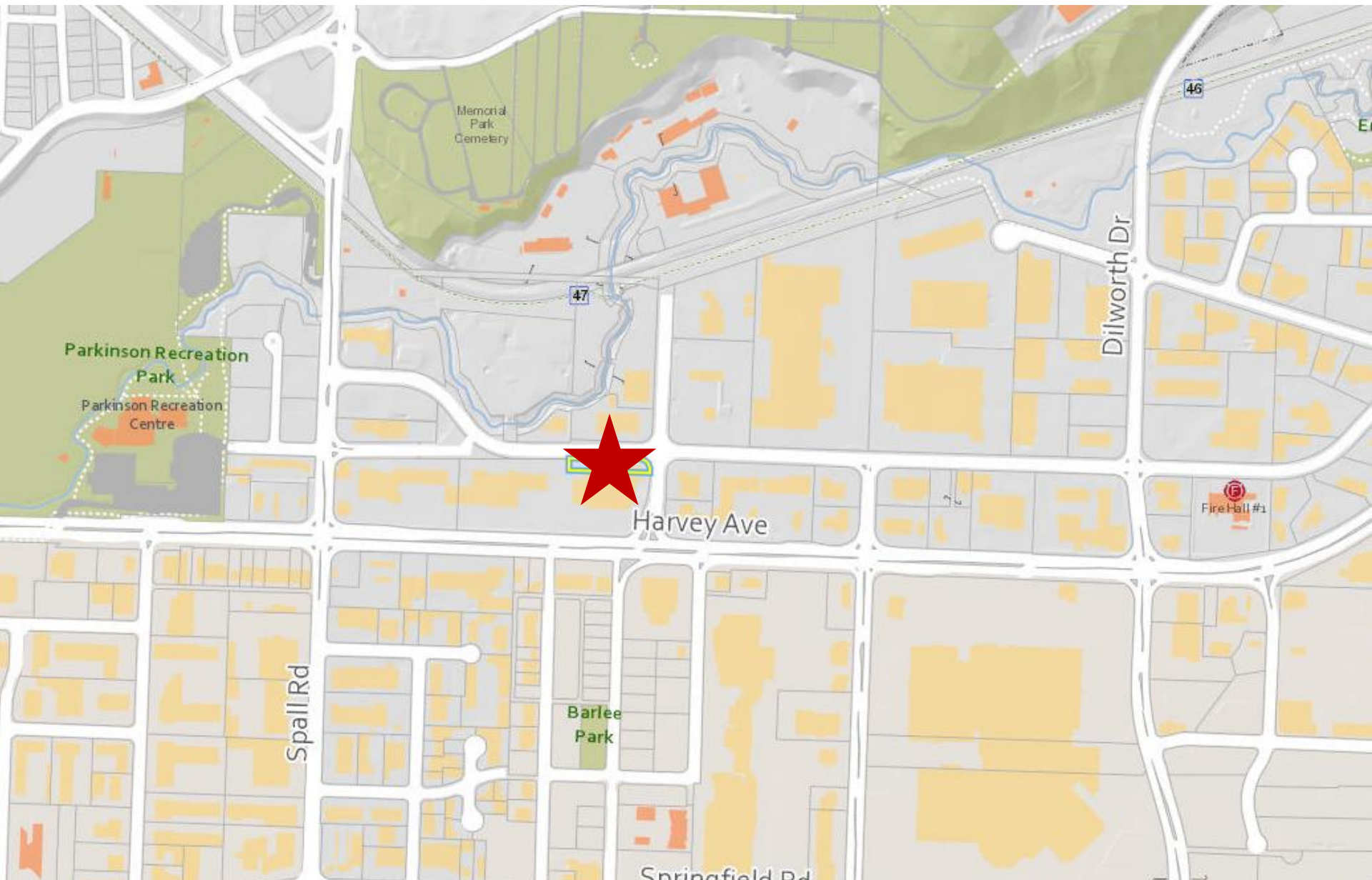


Building Permit

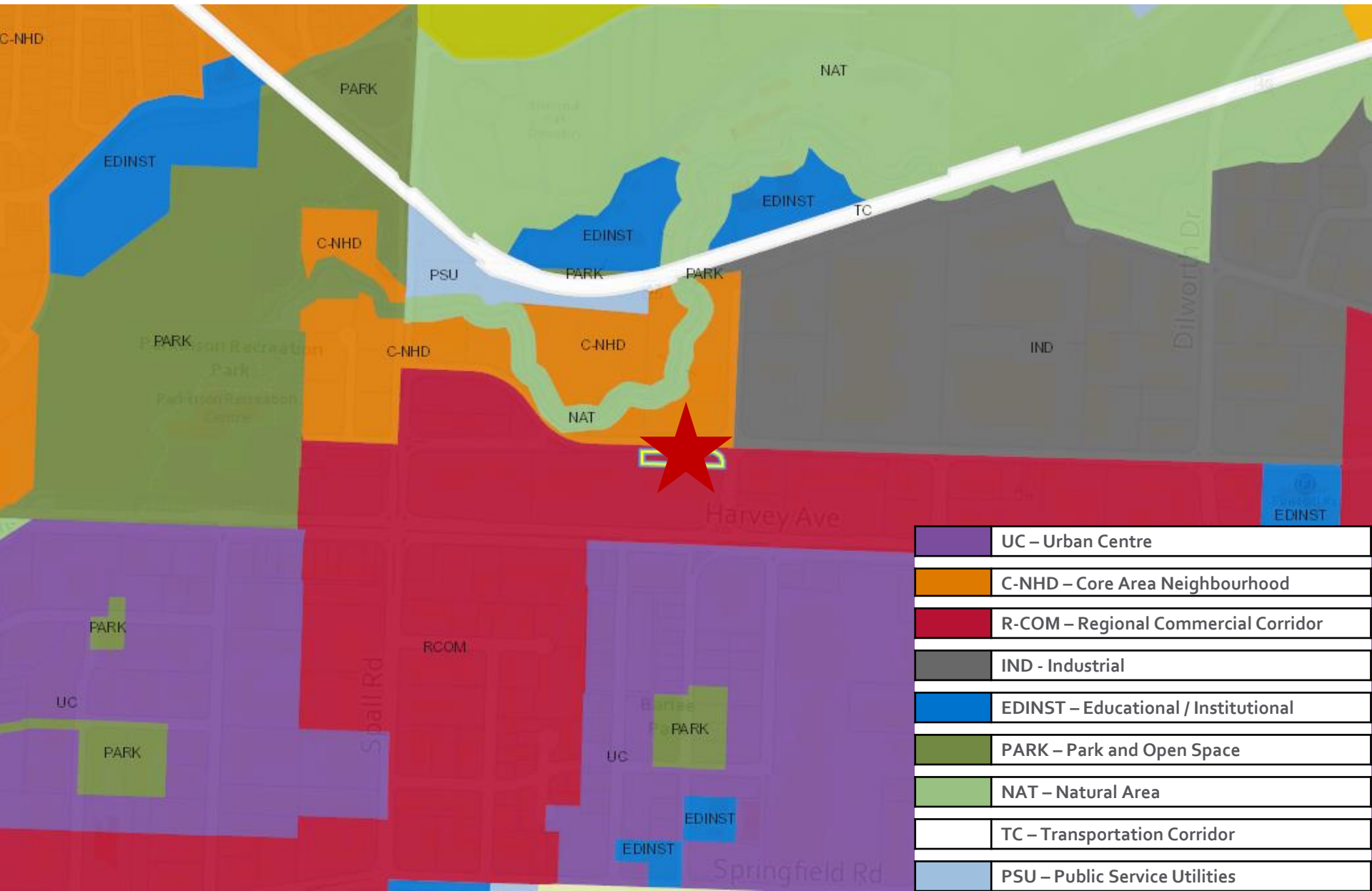









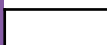

Council Approvals

Context Map

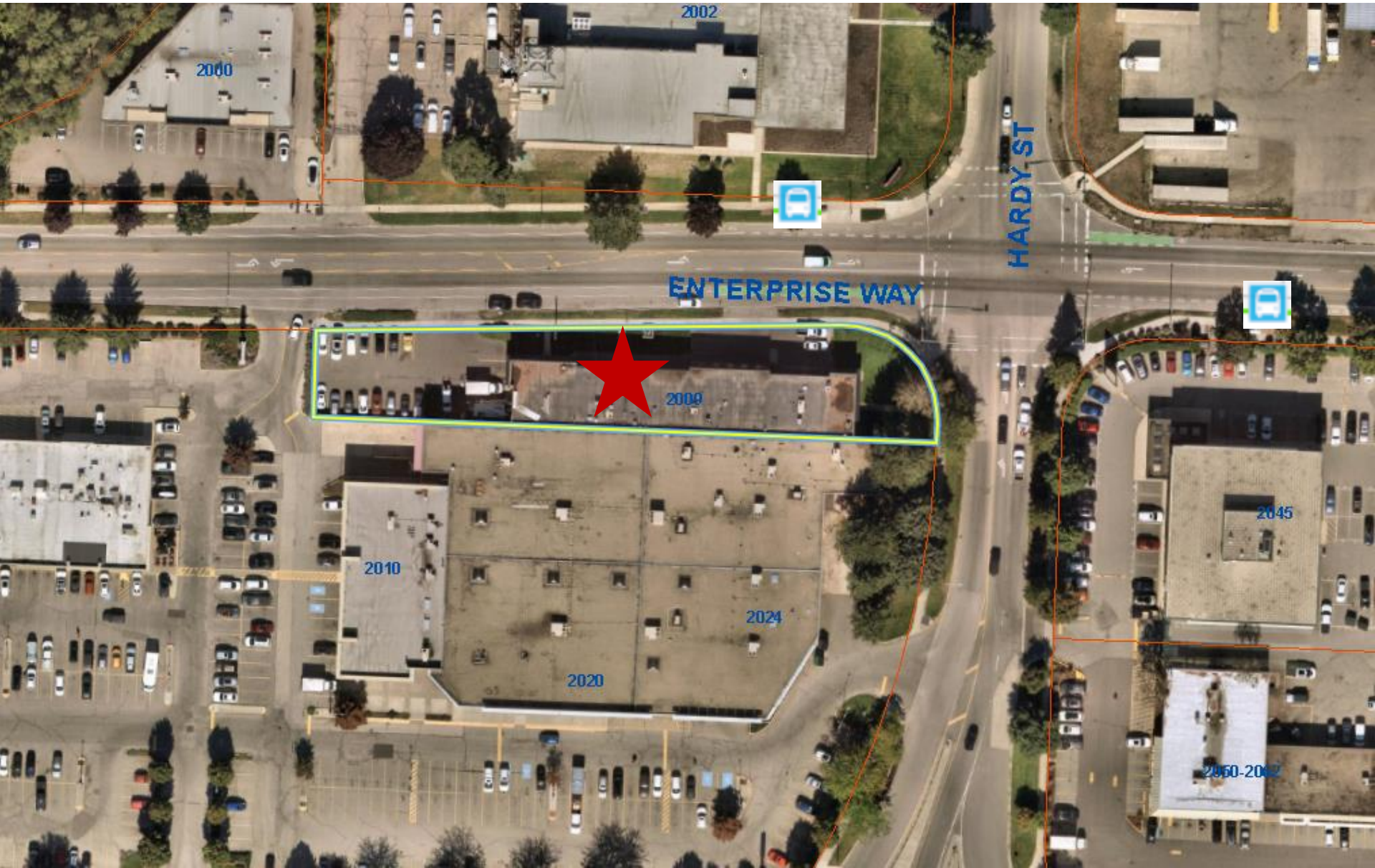


OCP Future Land Use



	UC – Urban Centre
	C-NHD – Core Area Neighbourhood
	R-COM – Regional Commercial Corridor
	IND - Industrial
	EDINST – Educational / Institutional
	PARK – Park and Open Space
	NAT – Natural Area
	TC – Transportation Corridor
	PSU – Public Service Utilities

Subject Property Map



Zoning Bylaw Regulations

- ▶ RETAIL CANNABIS SALES means a development used for the retail sale of cannabis that has been licensed by the Government of British Columbia.
- ▶ Any retail cannabis sales establishment must be set back a minimum distance of 500 m from another retail cannabis sales establishment, measured from closest lot line to closest lot line.
- ▶ Zoned property located within 500 m radius does not currently have a licensed establishment.

Staff Recommendation

- ▶ Staff recommend **support** for the proposed rezoning as it:
 - ▶ Meets Zoning Bylaw regulations
- ▶ Direct Staff to send a recommendation to the LCRB supporting issuance of a cannabis retail store licence.