



Text Amendment Application

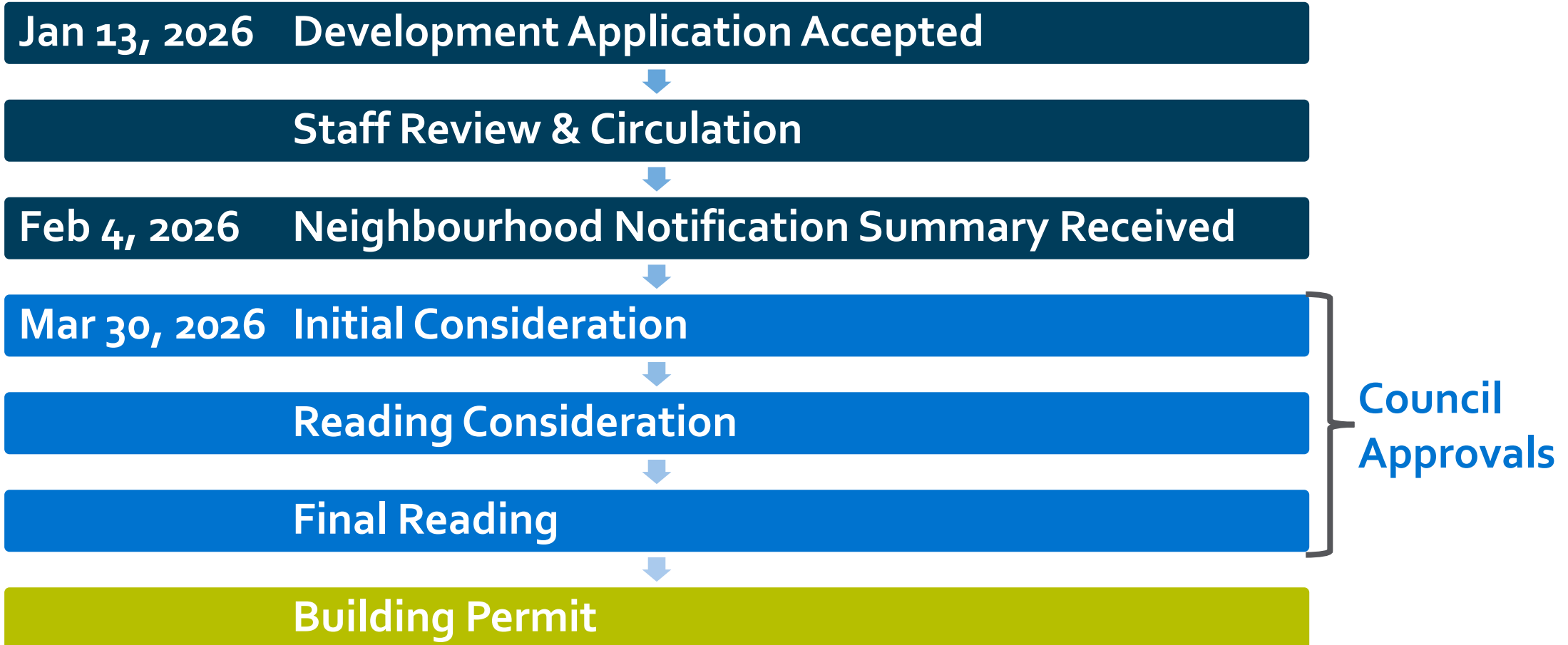
1498 Lombardy Square

TA26-0002

Purpose

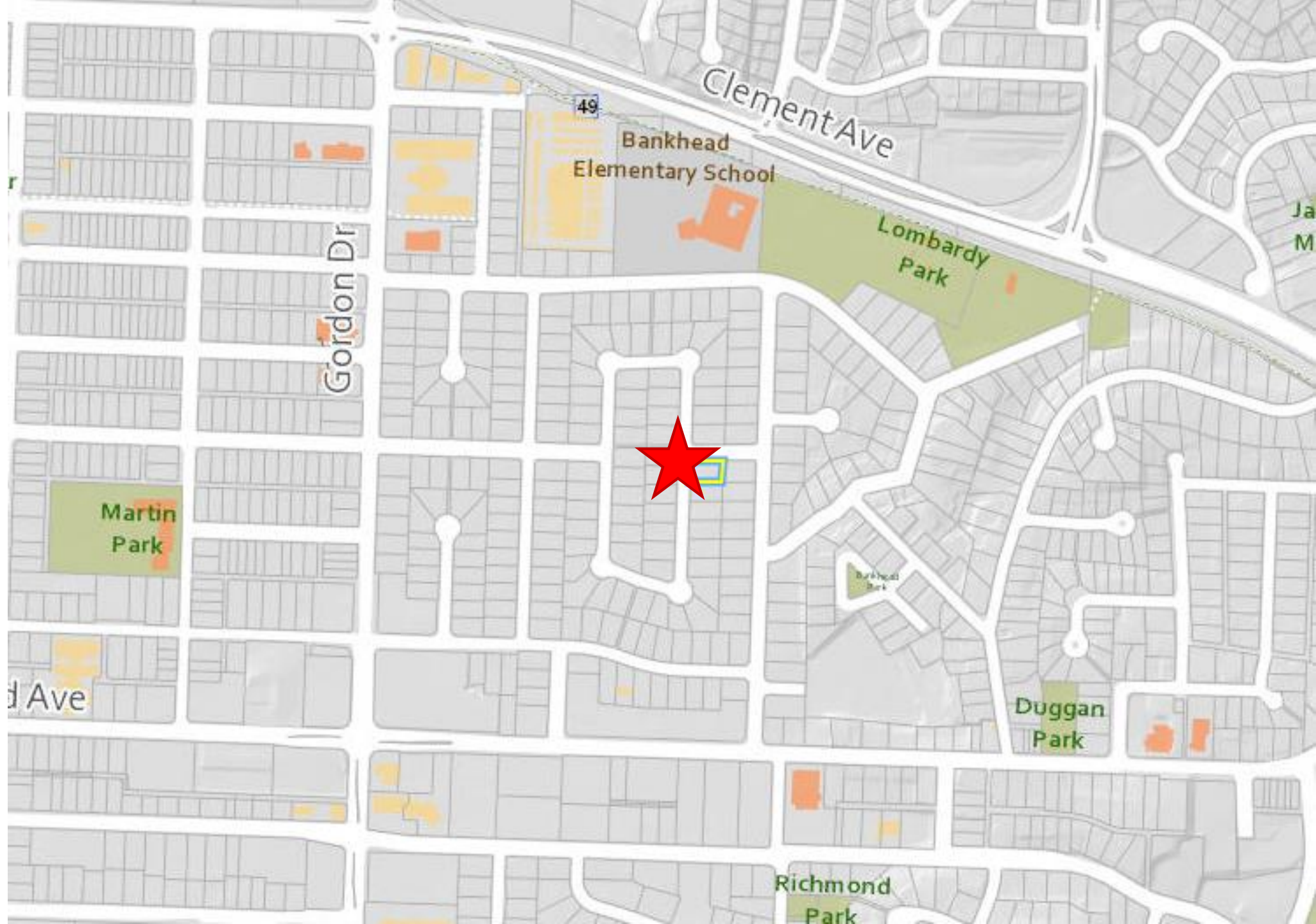
To amend the Zoning Bylaw to allow 'Health Services' as a principal use on the subject property.

Development Process





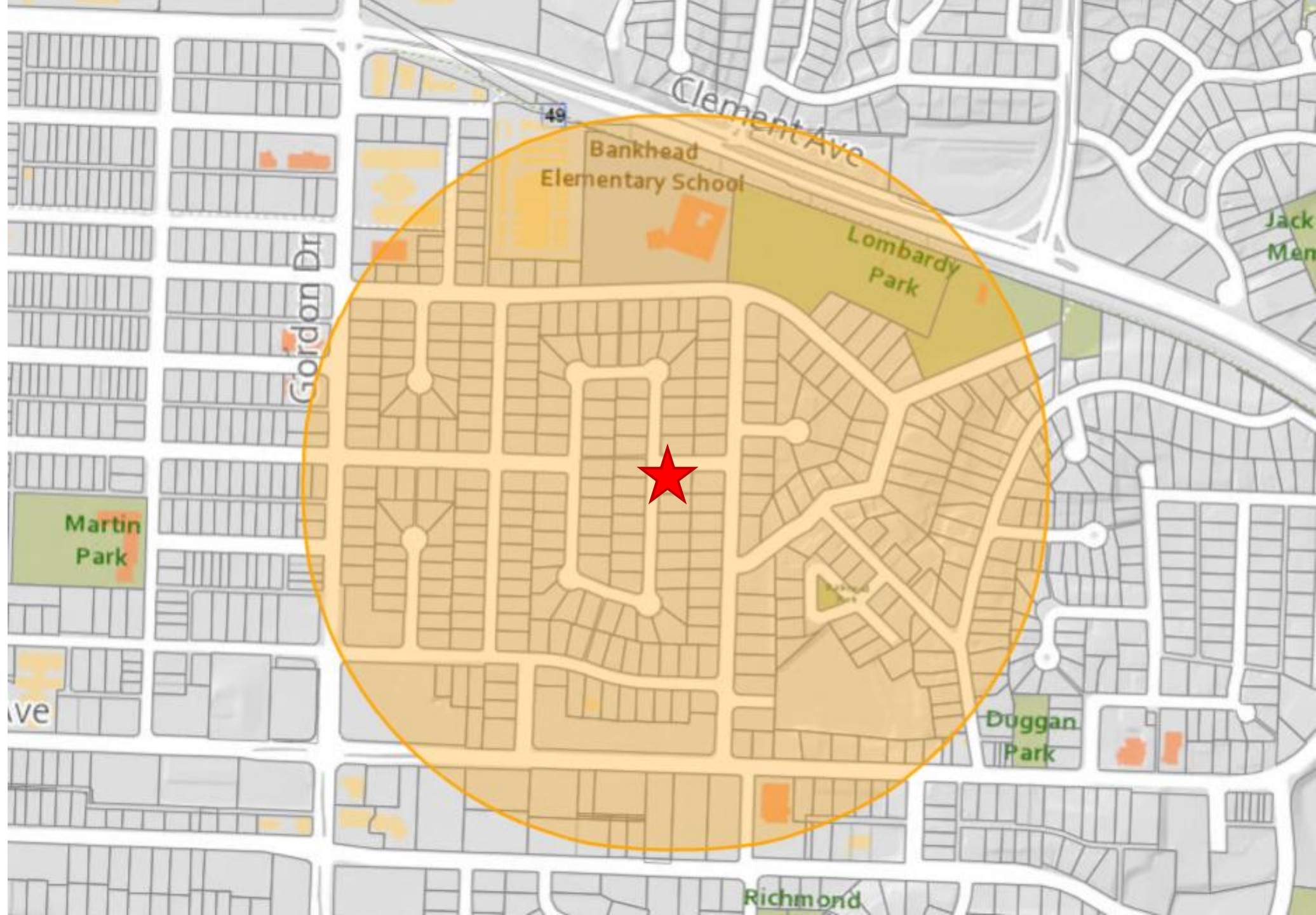
Context Map





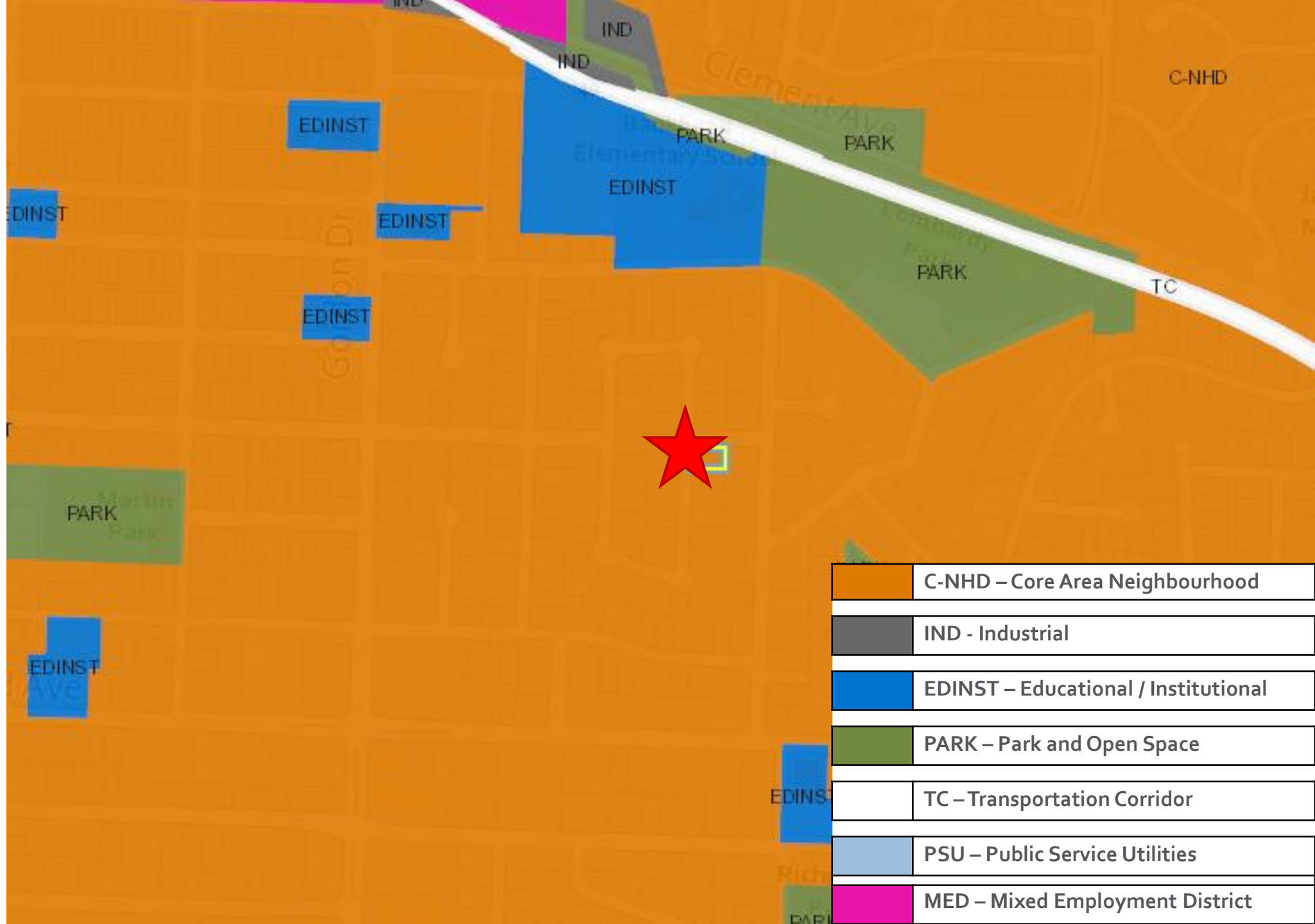
Model City





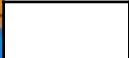


Residential
Units: 1,183
Commercial
Units: 11
Estimated
Population:
2,305
Estimated Jobs:
1,097





Context Map: OCP Future Land Use



	C-NHD – Core Area Neighbourhood
	IND - Industrial
	EDINST – Educational / Institutional
	PARK – Park and Open Space
	TC – Transportation Corridor
	PSU – Public Service Utilities
	MED – Mixed Employment District

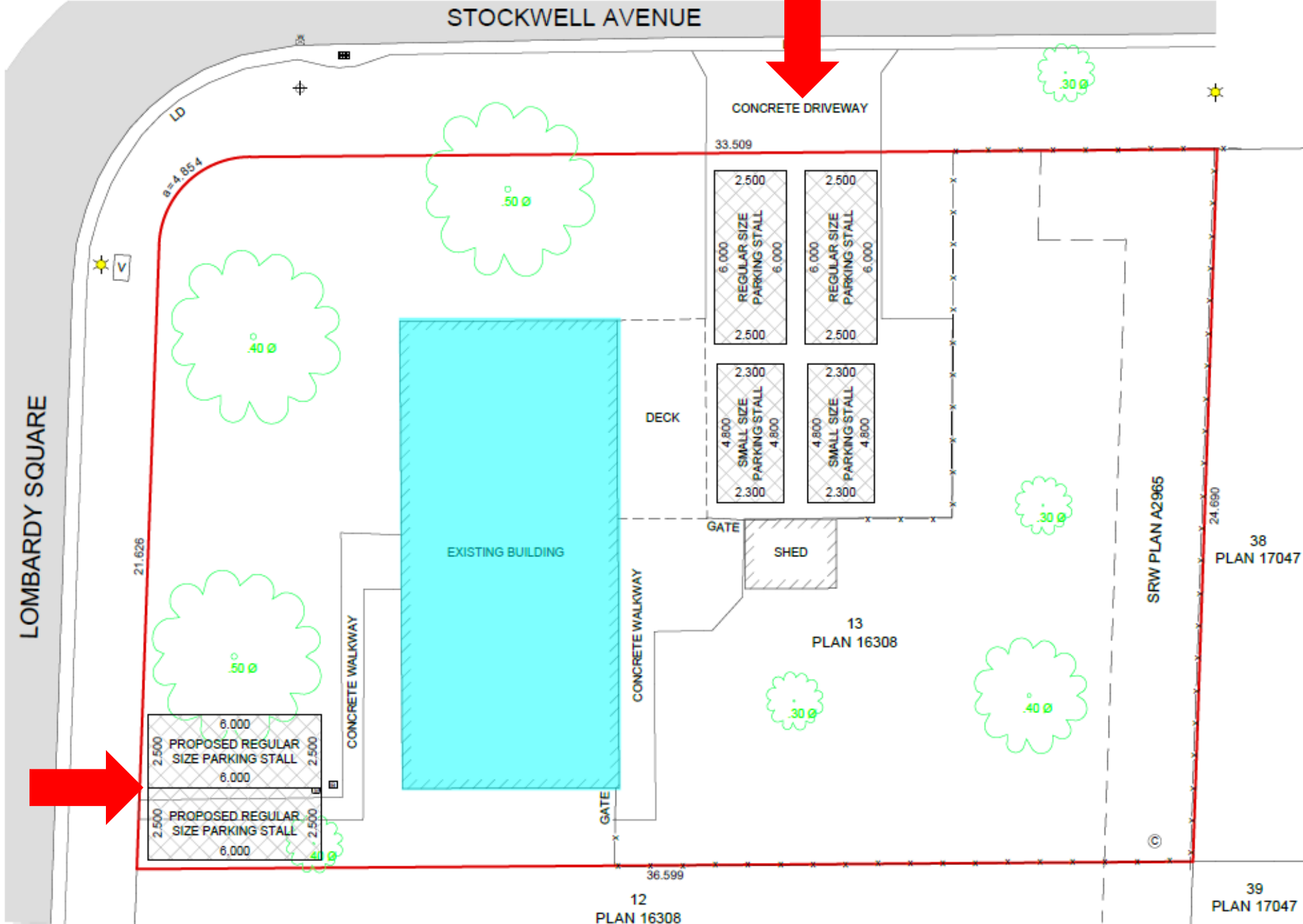
Proposed Use

- This text amendment is a site-specific text amendment to allow the use of 'Health Services' as a Principal Use
- Autism Okanagan is a non-clinical, Kelowna-based charity that currently supports over 1,100 individuals, through social, recreational and life-skills programming
- Proposing to repurpose a majority of the floor area (~190 m²) to Office while maintaining a dwelling unit (~41 m²) in the existing structure for a Caretaker
- Required parking to be accommodated through additional driveway access on Lombardy Square (existing driveway access on Stockwell)

STOCKWELL AVENUE



Site Plan



OCP Objectives & Policies

- 2040 OCP Pillar: Incorporate Equity into City Building
- Support Healthy and Inclusive Neighbourhoods
- C-NHD: Core Area Neighbourhood designation supports small-scale institutional uses integrated within the Community

Staff Recommendation

- Staff recommend support for the proposed rezoning as it is consistent with:
 - OCP Future Land Use C-NHD
 - OCP Objectives
 - Equitable Allocation of Resources
 - Embrace Diversity