



City of Kelowna Regular Council Meeting Minutes

Date: Monday, January 30, 2017
 Location: Council Chamber
 City Hall, 1435 Water Street

Members Present: Mayor Colin Basran, Councillors Maxine DeHart, Ryan Donn, Gail Given, Tracy Gray, Brad Sieben, Mohini Singh* and Luke Stack*

Members Absent: Councillor Charlie Hodge

Staff Present: City Manager, Ron Mattiussi; City Clerk, Stephen Fleming, Community Planning Department Manager, Ryan Smith*; Urban Planning Manager, Terry Barton*; Social Development Manager, Sue Wheeler*; Long Range Policy Planning Manager, James Moore*; Planner Specialist, Ross Soward*; Utility Planning Manager, Andrew Reeder*; and Legislative Coordinator (Confidential), Arlene McClelland

(* Denotes partial attendance)

1. Call to Order

Mayor Basran called the meeting to order at 1:33 p.m.

Mayor Basran advised that the meeting is open to the public and all representations to Council form part of the public record. A live audio and video feed is being broadcast and recorded by CastaNet and a delayed broadcast is shown on Shaw Cable.

2. Confirmation of Minutes

Moved By Councillor DeHart/Seconded By Councillor Given

R074/17/01/30 THAT the Minutes of the Regular Meetings of Monday, January 23 2017 and the Budget Meeting of Thursday, December 15, 2016 be confirmed as circulated.

Carried

3. Development Application Reports & Related Bylaws

3.1 1730 & 1740 Ethel St, Z16-0081 - 1080493 BC Ltd

Staff:

- Displayed a PowerPoint Presentation summarizing the application.

Moved By Councillor Given/Seconded By Councillor Donn

R075/17/01/30 THAT Rezoning Application No. Z16-0081 to amend the City of Kelowna Zoning Bylaw No. 8000 by changing the zoning classification of Lot 2 District Lot 138 ODYD Plan 1942 and Lot 3 District Lot 138 ODYD Plan 1942, located at 1730 Ethel Street and 1740 Ethel Street, Kelowna, BC from the RU6 – Two Dwelling Housing zone to the RM5 – Medium Density Multiple Housing zone, be considered by Council;

AND THAT the Rezoning Bylaw be forwarded to a Public Hearing for further consideration;

AND THAT final adoption of the Rezoning Bylaw be considered subsequent to the outstanding conditions of approval as set out in Schedule "A" attached to the Report from the Community Planning Department dated December 22, 2016;

AND THAT final adoption of the Rezoning Bylaw be considered subsequent to the registration on the subject property of a Section 219 Tree Protection Covenant to ensure the ongoing preservation of the Registered Heritage Tree located on site;

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

AND THAT final adoption of the Rezoning Bylaw be considered in conjunction with Council's consideration of a Development Permit and Development Variance permit for the subject properties.

Carried

3.2 1730 & 1740 Ethel St, BL11353 (Z16-0081) - 1080493 BC Ltd.

Moved By Councillor Gray/Seconded By Councillor Donn

R076/17/01/30 THAT Bylaw No. 11353 be read a first time.

Carried

3.3 815, 823-825, 829 & 831 Leon Ave and 814 & 822 Harvey Ave, Z15-0027 - 1409493 Alberta Inc.

Staff:

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

Moved By Councillor Sieben/Seconded By Councillor Stack

R077/17/01/30 THAT Rezoning Application No. Z15-0027 to amend the City of Kelowna Zoning Bylaw No. 8000 by changing the zoning classification from the RU6 – Two Dwelling Housing Zone to the RM5 – Medium Density Multiple Housing Zone, be considered by Council on the following parcels:

Lot A District Lot 138 ODYD Plan 4974 Except Plan 36604, located at 814 Harvey Ave
 Lot 1 District Lot 138 ODYD Plan 8961 Except Plan 36604, located 822 Harvey Ave
 Lot B District Lot 138 ODYD Plan 4974, located at 815 Leon Ave
 Lot 1 District Lot 138 ODYD Plan 9710, located at 823-825 Leon Ave
 Lot 2 District Lot 138 ODYD Plan 9710, located at 829 Leon Ave
 Lot A District Lot 137 ODYD Plan 11329, located at 831 Leon Ave
 The lane that exists between 797 and 863 Leon Ave;

AND THAT the Rezoning Bylaw be forwarded to a Public Hearing for further consideration;

AND THAT Council considers the public processes to be appropriate consultation for the purpose of Council Policy No. 367, as outlined in the Report from the Community Planning Department dated February 6, 2017;

AND THAT final adoption of the Rezoning Bylaw be considered subsequent to the following:

1. To the outstanding conditions identified in Attachment "A" associated with the report from the Community Planning Department dated February 6, 2017;
2. The lane between 797 Leon Ave and 863 Leon Ave is closed and sold to the applicant;
3. The land and all subject properties are consolidated into one parcel;

AND FURTHER THAT final adoption of the Rezoning Bylaw be considered in conjunction with Council's consideration of a Development permit for the subject properties.

Carried

3.4 815, 823-825, 829 & 831 Leon Ave and 814 & 822 Harvey Ave, BL11354 (Z15-0027)

Moved By Councillor Donn/Seconded By Councillor Gray

R078/17/01/30 THAT Bylaw No. 11354 be read a first time

Carried

3.5 1945 Bennett Rd, LUC16-0002 - Edward & Linda De Cazalet

Councillor Singh declared a conflict of interest as she lives on Bennet Road and departed the meeting at 1:53 p.m.

Staff:

- Displayed a PowerPoint Presentation summarizing the application.

Moved By Councillor Donn/Seconded By Councillor Given

R079/17/01/30 THAT Application No. LUC16-0002 to discharge LUC76-1088 & LUC78-1024 from Lot 46 Section 17 Township 23 ODYD Plan 31701, located at 1945 Bennett Road, Kelowna, BC, be considered by Council;

AND THAT the Land Use Contract Discharge be forwarded to a Public Hearing for further consideration.

Carried

3.6 1945 Bennett Rd, BL11356 (LUC16-0002) - Edward & Linda De Cazalet

Moved By Councillor Donn/Seconded By Councillor Given

R080/17/01/30 THAT Bylaw No. 11356 be read a first time

Carried

Councillor Singh returned to the meeting at 1:57 p.m.

3.7 3510 Spectrum Court, DP16-0300 - K & L Holdings Co. Ltd

Staff:

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

Moved By Councillor Gray/Seconded By Councillor Given

Ro81/17/01/30 THAT Council authorizes the issuance of Development Permit No. DP16-0300 for Lot 17 Section 14 Township 23 ODYD Plan KAP82802 located at 3510 Spectrum Ct, 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 form of a "Letter of Credit" in the amount of 125% of the estimated value of the landscaping, as determined by a Registered Landscape Architect;

AND THAT Council's consideration of this Development Permit be considered subsequent to the outstanding conditions of approval as set out in Schedule "A" attached to the Report from the Community Planning Department dated January 23, 2017;

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 permits to be issued;

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

Carried

4. Non-Development Reports & Related Bylaws

4.1 Homeless-Serving Systems Framework Update

Staff:

- Displayed a PowerPoint Presentation summarizing the framework for the development of a long-term strategy to address homelessness and community initiatives and responded to questions from Council.

Moved By Councillor DeHart/Seconded By Councillor Sieben

Ro82/17/01/30 THAT Council receive, for information, the report from the Social Development Manager, dated January 30, 2017, regarding an overview of the framework for the development of a long-term strategy to address homelessness and provide an update on current initiatives being implemented to address homelessness.

Carried

4.2 Rental Housing Grant Recommendation for 2017

Councillor Stack declared a conflict of interest as his employer, the Society of Hope, is one of the applicants for a rental housing grant and departed the meeting at 2:46 p.m.

Staff:

- Displayed a PowerPoint Presentation summarizing the 2017 rental housing grant recommendations and responded to questions from Council.

Moved By Councillor Donn/Seconded By Councillor Singh

Ro83/17/01/30 THAT Council receives the report from the Planner Specialist, dated January 23, 2017 regarding the rental housing grant recommendations for 2017;

AND THAT Council approves the 2017 Rental Housing Grants as identified in the report from the Planner Specialist, dated January 23, 2017, in accordance with the Housing Opportunities Reserve Fund Bylaw No. 8593.

Carried

Councillor Stack returned to the meeting at 3:01 p.m.

Mayor Basran advised that Item 4.4 would be heard prior to Item 4.3.

4.4 Sewer Service Contribution Agreement - Ecotex

Staff:

- Provided an overview of the Sewer Service Contribution agreement and responded to questions from Council.

Moved By Councillor DeHart/Seconded By Councillor Stack

Ro84/17/01/30 THAT Council receives, for information, the Report from the Utilities Planning Manager dated January 16, 2017 with respect to the Sewer Service Contribution Agreement – Ecotex;

AND THAT Council approves the expenditure of \$299,013 from the Sewer Connection Area 32 reserve for the purposes of entering into the Sewer Service Contribution Agreement with Ecotex Healthcare Linen service;

AND THAT the 2017 Financial Plan be amended accordingly;

AND THAT Council authorizes the City to enter into a Sewer Service Contribution Agreement with Ecotex Healthcare Linen service in the form attached to the Report of the Utilities Planning Manager dated January 16, 2017 with respect to the Sewer Service Contribution Agreement – Ecotex;

AND FURTHER THAT the Mayor and City Clerk be authorized to execute all documents necessary to complete this transaction.

Carried

4.3 Quarterly Report Update – Q4 2016

City Manager:

- Displayed a PowerPoint Presentation summarizing the City's Quarterly Report and responded to questions from Council.

Moved By Councillor Stack/Seconded By Councillor Given

Ro85/17/01/30 THAT Council receives, for information, the Quarterly report update from the City Manager, dated Jan. 25, 2017.

Carried

5. Mayor and Councillor Items

Councillor Given:

- Represented the Mayor at the Chinese New Year / Spring Lantern Festival at the Parkinson Recreation Centre which was a great event.

Councillor Donn:

- Raised concerns with pedestrian safety while in cross walks and encouraged drivers to be more patient.

Councillor Gray:

- Acknowledged the Mayor, Council colleagues, and city staff for their ongoing professionalism, in particular in the past week, in light of the variety of viewpoints expressed by the public.
- Will be representing Council at the Kelowna Fire Department Awards Ceremony on Friday, February 3rd.

Councillor DeHart:

- Spoke to her attendance, along with Councillors Given and Stack, at the Salvation Army Breakfast event last Friday.
- Spoke to her attendance at the UDI Luncheon last Friday where the guest speaker spoke to viewpoints on BC and Kelowna housing markets.

Councillor Singh:

- Will be attending, along with Councillor DeHart and Mayor Basran, the Knights of Columbus Brotherhood Banquet at the Centennial Hall on February 1st.

Mayor Basran:

- Offered thoughts and prayers to those impacted by the Mosque shooting in Quebec.
- In light of the recent Executive Order in the United States we stand with the Prime Minister and our Premier in stating that Canada, BC and Kelowna are open to helping those impacted by the closing of the US Borders, should the need arise. Kelowna is an open and inclusive city to all.
- Congratulated Councillor Stack and the Society of Hope for the recent Tommie Award wins.

6. Termination

This meeting was declared terminated at 3:30 p.m.

Mayor

/acm

City Clerk