

REPORT TO COUNCIL



Date: June 27, 2017

RIM No. 0930-50

To: City Manager

From: Community Planning Department (AC)

Application: LL17-0011

Owner: City of Kelowna

Address: 551 Recreation Ave

Applicant: Kelowna Curling Club – Jock Tyre

Subject: Liquor License

Existing OCP Designation: PARK

Existing Zone: P1LP – Major Institutional (Liquor Primary)

1.0 Recommendation

THAT Council directs Staff to forward the following recommendation to the Provincial Liquor Control and Licensing Branch (LCLB):

In accordance with Section 53 of the *Liquor Control and Licensing Regulation* and Council Policy #359, BE IT RESOLVED THAT:

1. Council recommends support of an application from Kelowna Curling Club, located at 551 Recreation Ave, Kelowna, BC, legally described as Lot A, District Lot 139, ODYD, Plan 76448, for an application to transition from a 'Liquor Primary Club License' to a 'Liquor Primary License'.
2. That Council's comments on the prescribed considerations are as follows:
 - (a) The potential for noise if the application is approved;
The potential impact for noise is minimal and would be compatible with surrounding land uses.
 - (b) The impact on the community if the application is approved;
The potential for negative impacts is considered to be minimal.

THAT Council's comments on the view of residents are as contained within the minutes of the meeting at which the application was considered by Council. The methods used to gather views of residents were as per Council Policy #359 "Liquor Licensing Policy and Procedures".

2.0 Purpose

To seek Council's support to transition from a 'Liquor Primary Club License' to a 'Liquor Primary License'.

3.0 Community Planning

Staff support the transition in liquor license type. The Kelowna Curling Club operations will be similar and the proposed hours of service are not changing. The change in liquor license type will allow the curling club to serve liquor during off-season events instead of obtaining a special occasion license every event.

Overall, Staff anticipate this liquor license application will have a negligible impact to the surrounding area.

4.0 Proposal

4.1 Background

An application has been forwarded by the licensee to the Provincial Liquor Control and Licensing Branch (LCLB) for their approval. Procedurally, this type of application needs Local Government comments prior to the LCLB making a final decision.

4.2 Project Description

Existing Hours of Sale (Manufacturer License):

	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday	Sunday
Open	11:00 am	11:00 am	11:00 am	11:00 am	11:00 am	11:00 am	11:00 am
Close	1:00 am	1:00 am	1:00 am	1:00 am	1:00 am	1:00 am	11:00 pm

Proposed Hours of Sale (Manufacturer License):

	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday	Sunday
Open	11:00 am	11:00 am	11:00 am	11:00 am	11:00 am	11:00 am	11:00 am
Close	1:00 am	1:00 am	1:00 am	1:00 am	1:00 am	1:00 am	11:00 pm

4.3 Site Context

The subject property is located in the north end industrial area.

Specifically, adjacent land uses are as follows:

Orientation	Zoning	Land Use
North	I ₄ – Central Industrial	Industrial
East	I ₄ – Central Industrial P ₄ – Utilities P ₁ LP – Major Institutional (Liquor Primary)	Industrial Utilities Recreation
South	I ₄ – Central Industrial	Industrial
West	I ₄ – Central Industrial	Industrial

Subject Property Map: 551 Recreation Ave



5.0 Current Development Policies

5.1 Council Policy #359 – Liquor Licensing Policy and Procedures

The following sections of Policy #359 are applicable to this application:

Where appropriate, support alternative entertainment options, and/or establishments which are less focused on alcohol consumption (including event-driven establishments, and Food Primary establishments with the Patron Participation Entertainment Endorsement) to add a mix of entertainment options in Urban Centres. Consider limiting potential community impacts via license terms and conditions (hours, capacity, etc).

6.0 Technical Comments

6.1 Building Department

- No comment.

6.2 Bylaw Services

- Currently there are no outstanding/open files pertaining to the subject property (551 Recreation Ave).

6.3 Fire Department

- KFD is not opposed to the liquor license.

6.4 RCMP

- No concerns.

7.0 **Application Chronology**

Date of Application Received: May 15, 2017

Report Prepared by: Adam Cseke, Planner Specialist
Reviewed by: Terry Barton, Urban Planning Manager
Approved for Inclusion: Ryan Smith, Community Planning Department Manager

Attachments:

Applicant's Rationale
LCLB Application
Drawings