CITY OF KELOWNA

BYLAW NO. 11438 - TA17-0002 – CD2 – Kettle Valley Compreshensive Development

A bylaw to amend the "City of Kelowna Zoning Bylaw No. 8000".

The Municipal Council of the City of Kelowna, in open meeting assembled, enacts as follows:

1. THAT **Schedule B – CD 2 – Kettle Valley Comprehensive Development Zone** be amended by:

   a) Deleting the "Kettle Valley Proposed Regulating Plan" map in its entirety as attached to and forming part of this bylaw as Map A;

   b) Deleting the "Kettle Valley Regulating Plan" map as attached to and forming part of this bylaw as Map B and replacing it with a new "Kettle Valley Regulating Plan" Map as attached to and forming part of this bylaw as Map C;

   c) Deleting the "CD2 – Kettle Valley Comprehensive Residential Development – Map 1 Page 4 of 17"" map in its entirety as attached to and forming part of this bylaw as Map D;

   d) Deleting the "CD2 – Kettle Valley Comprehensive Residential Development – Map 1 Page 5 of 17" map as attached to and forming part of this bylaw as Map E and replacing it with a new "CD2 – Kettle Valley Comprehensive Residential Development – Map 1 Page 5 of 17" as attached and forming part of this bylaw as Map F ;

2. This bylaw shall come into full force and effect and is binding on all persons as and from the date of adoption.

Read a first time by the Municipal Council this 26th day of June, 2017.

Considered at a Public Hearing on the 11th day of July, 2017.

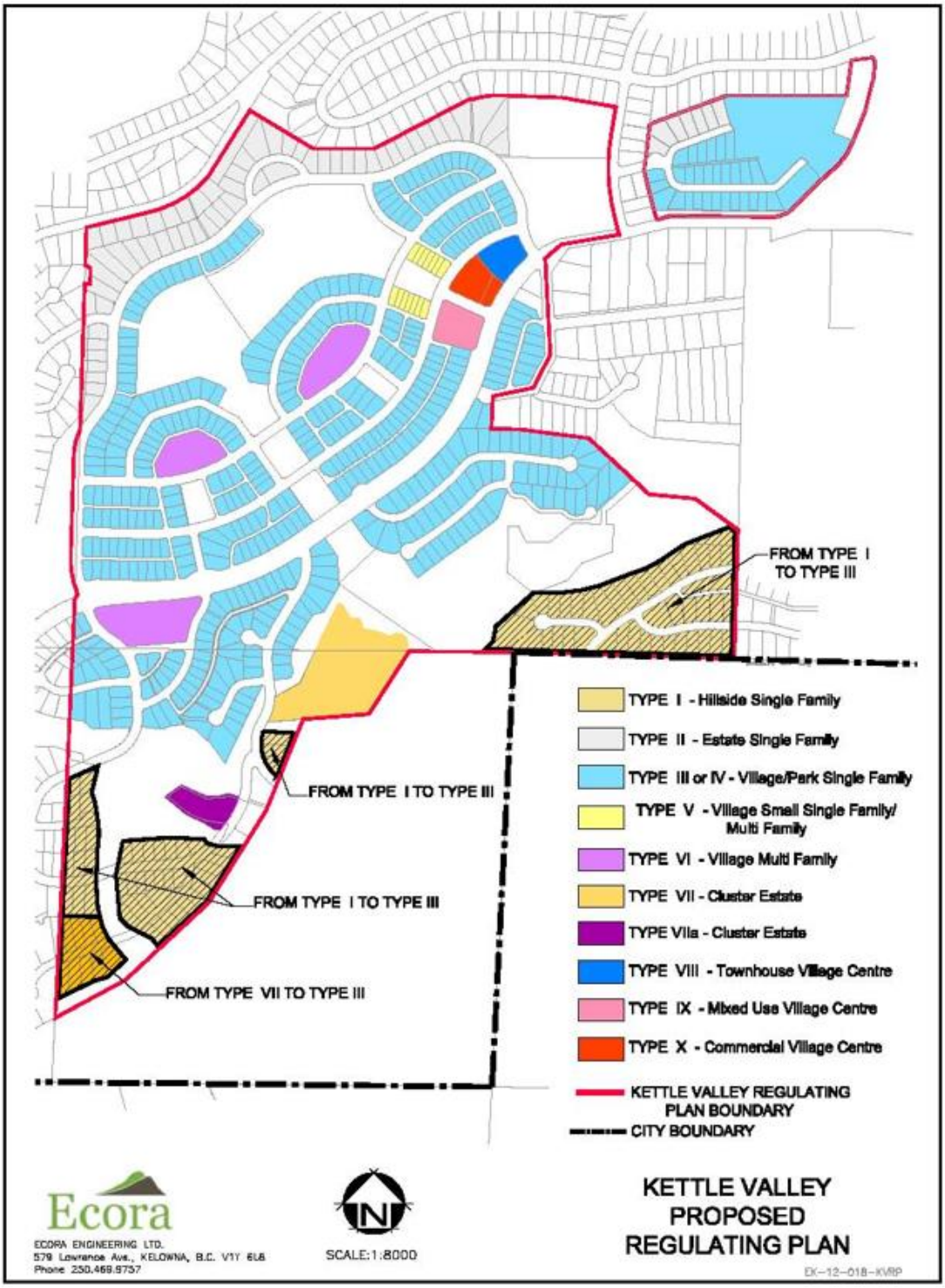
Read a second and third time by the Municipal Council this 11th day of July, 2017.

Adopted by the Municipal Council of the City of Kelowna this

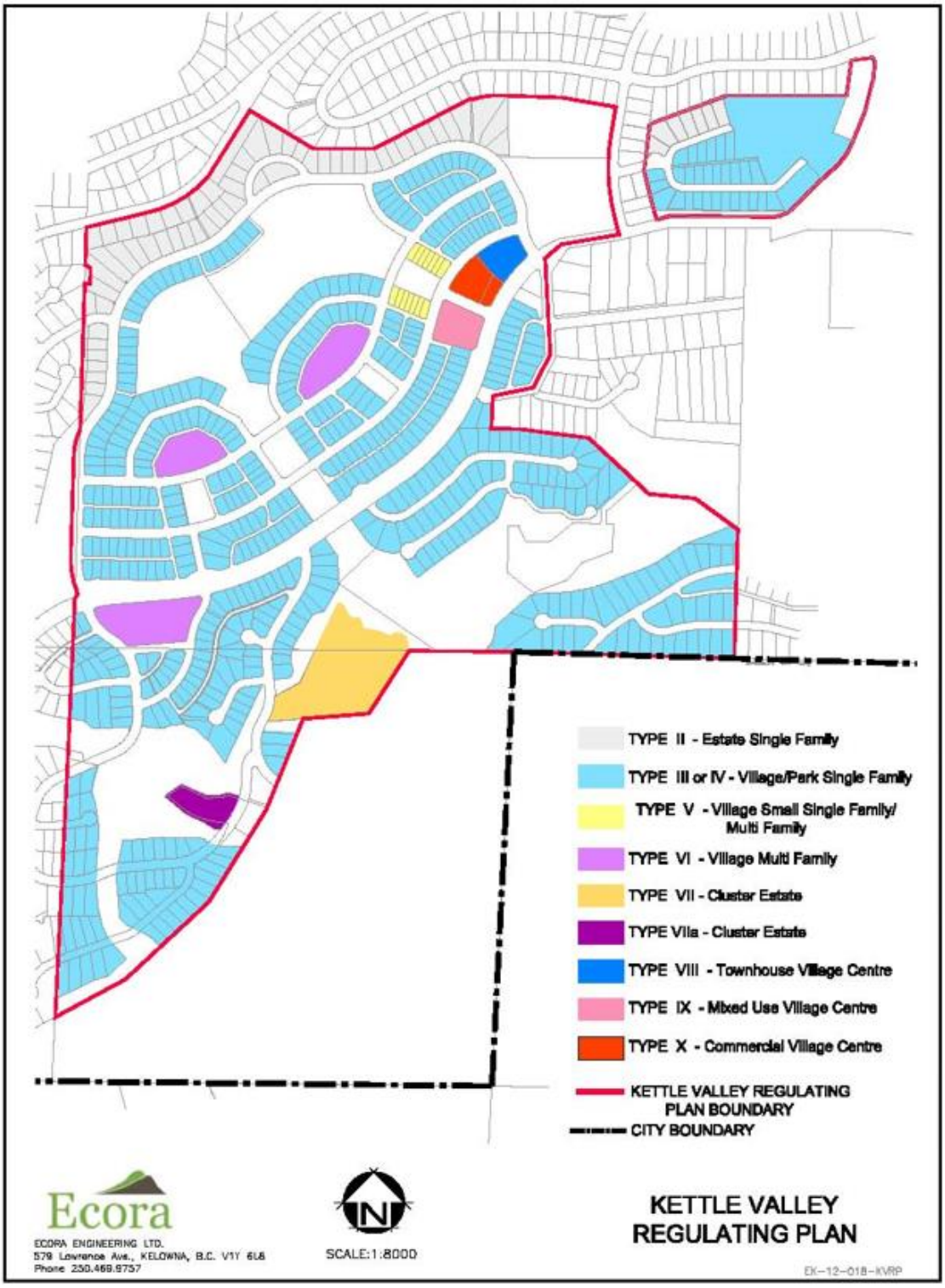
_____
Mayor

_____
City Clerk

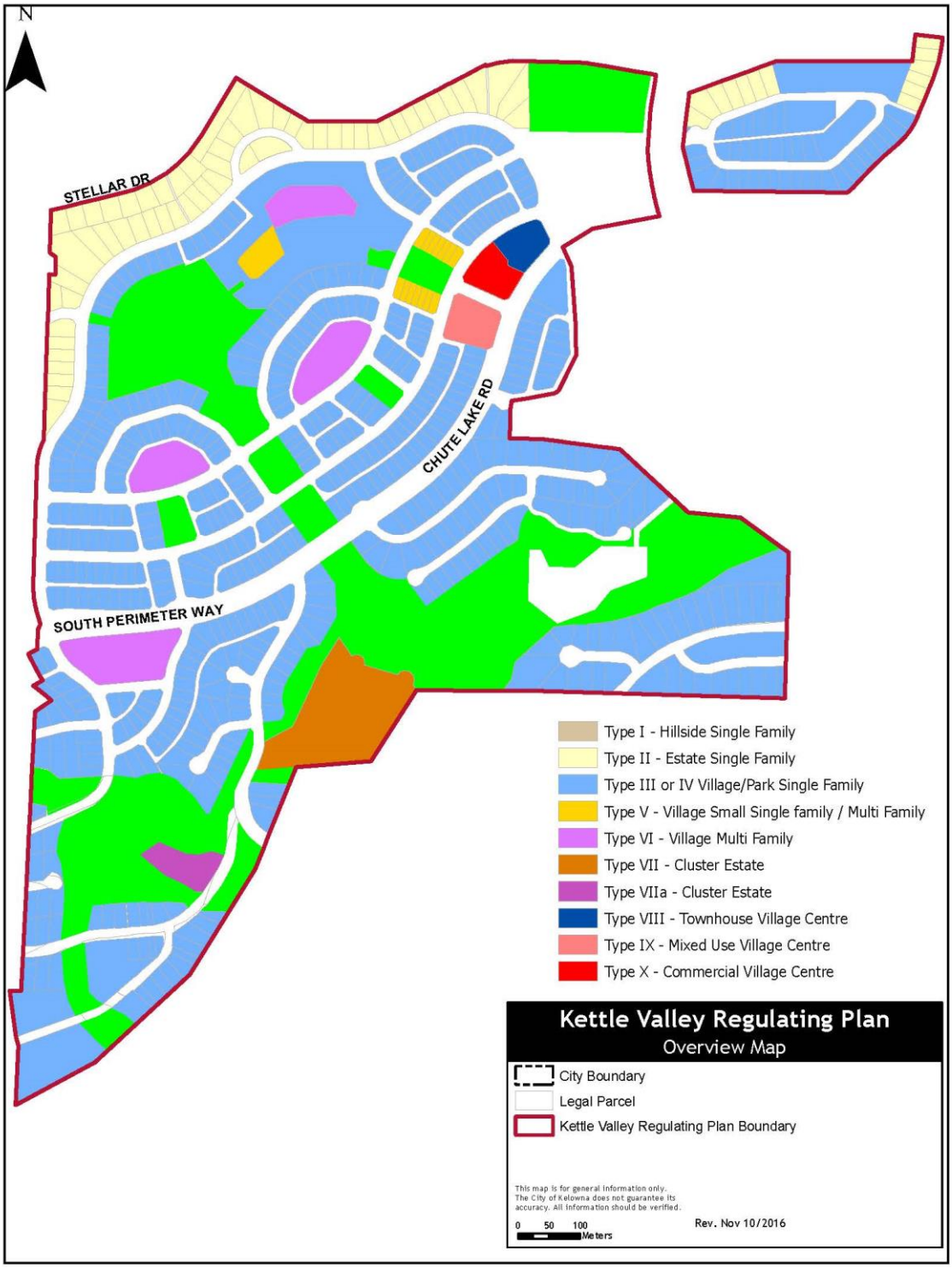
Map A


FROM TYPE I TO TYPE III
FROM TYPE I TO TYPE III
FROM TYPE I TO TYPE III
FROM TYPE VII TO TYPE III
TYPE I - Hillside Single Family
TYPE II - Estate Single Family
TYPE III or IV - Village/Park Single Family
TYPE V - Village Small Single Family/ Multi Family
TYPE VI - Village Multi Family
TYPE VII - Cluster Estate
TYPE VIIa - Cluster Estate
TYPE VIII - Townhouse Village Centre
TYPE IX - Mixed Use Village Centre
TYPE X - Commercial Village Centre
KETTLE VALLEY REGULATING PLAN BOUNDARY
CITY BOUNDARY
Ecora
ECORA ENGINEERING LTD.
578 Lawrence Ave., KELOWNA, B.C. V1Y 6L6
Phone 250.469.9757
N
SCALE:1:8000
KETTLE VALLEY
PROPOSED
REGULATING PLAN
EX-12-018-KVRP

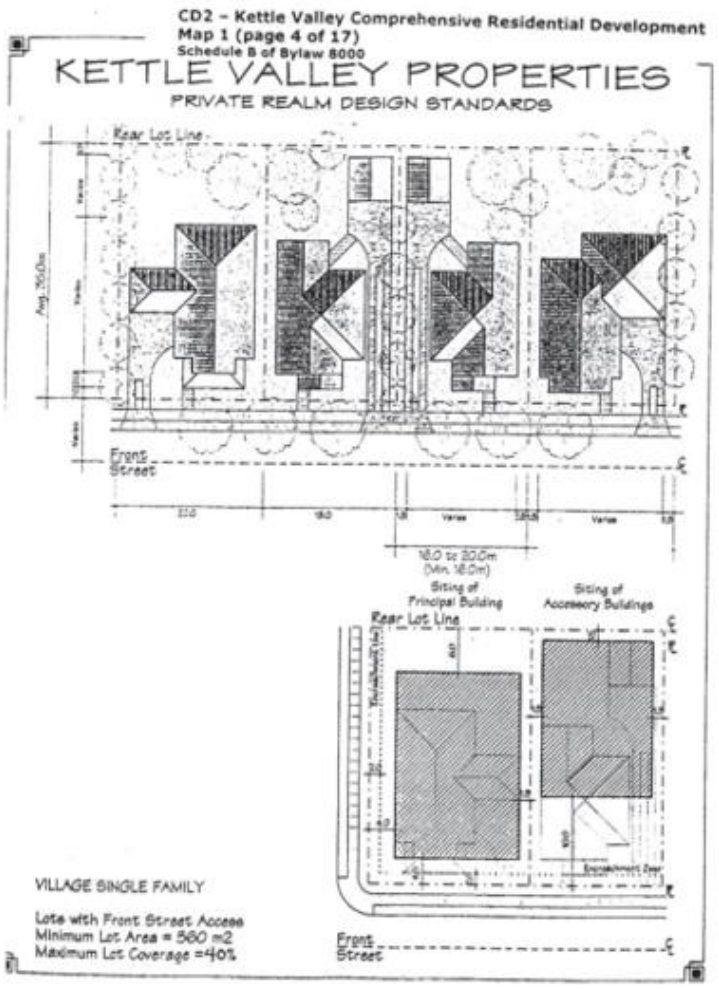
Map B

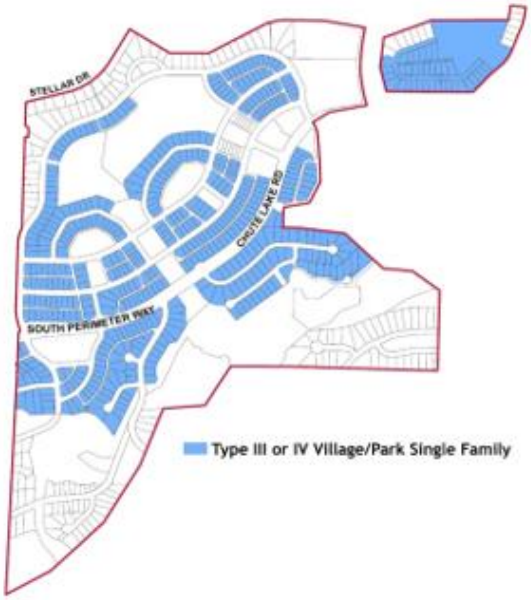

TYPE II - Estate Single Family
TYPE III or IV - Village/Park Single Family
TYPE V - Village Small Single Family/ Multi Family
TYPE VI - Village Multi Family
TYPE VII - Cluster Estate
TYPE VIIa - Cluster Estate
TYPE VIII - Townhouse Village Centre
TYPE IX - Mixed Use Village Centre
TYPE X - Commercial Village Centre
KETTLE VALLEY REGULATING PLAN BOUNDARY
CITY BOUNDARY
Ecora
ECORA ENGINEERING LTD.
579 Lawrence Ave., KELOWNA, B.C. V1Y 6L8
Phone 250.469.9757
N
SCALE:1:8000
KETTLE VALLEY REGULATING PLAN
EK-12-018-KVRP

Map C

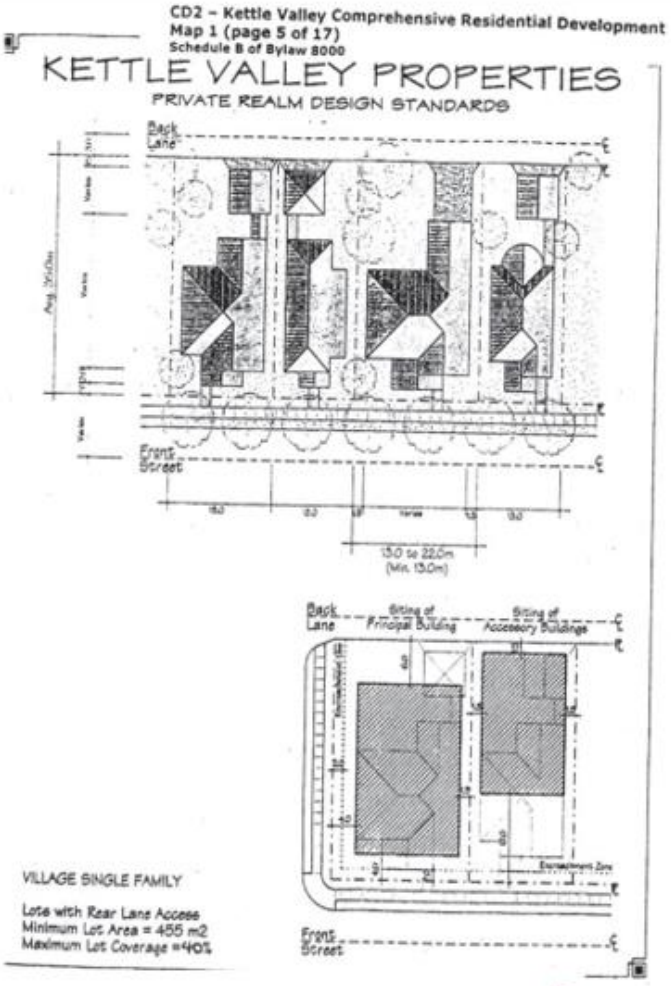

N
STELLAR DR
CHUTE LAKE RD
SOUTH PERIMETER WAY
Type I - Hillside Single Family
Type II - Estate Single Family
Type III or IV Village/Park Single Family
Type V - Village Small Single family / Multi Family
Type VI - Village Multi Family
Type VII - Cluster Estate
Type VIIa - Cluster Estate
Type VIII - Townhouse Village Centre
Type IX - Mixed Use Village Centre
Type X - Commercial Village Centre
Kettle Valley Regulating Plan
Overview Map
City Boundary
Legal Parcel
Kettle Valley Regulating Plan Boundary
This map is for general information only.
The City of Kelowna does not guarantee its
accuracy. All information should be verified.
0 50 100
Meters
Rev. Nov 10/2016

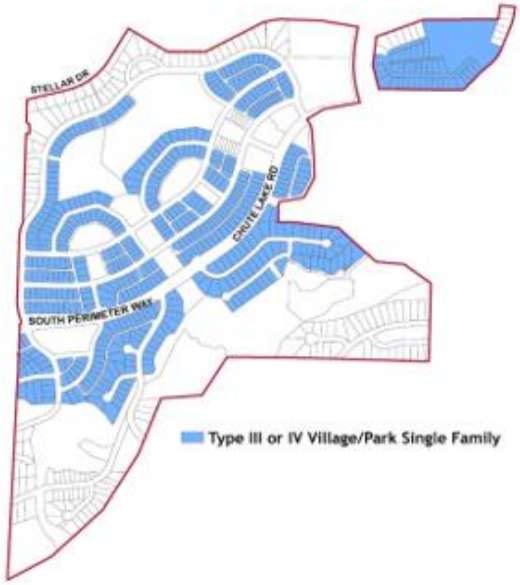
Map D


CD2 – Kettle Valley Comprehensive Residential Development
Map 1 (page 4 of 17)
Schedule B of Bylaw 8000
KETTLE VALLEY PROPERTIES
PRIVATE REALM DESIGN STANDARDS
Rear Lot Line
Front Street
16.0 to 20.0m
(Min. 16.0m)
Siting of Principal Building
Siting of Accessory Buildings
Rear Lot Line
Front Street
VILLAGE SINGLE FAMILY
Lots with Front Street Access
Minimum Lot Area = 560 m2
Maximum Lot Coverage =40%

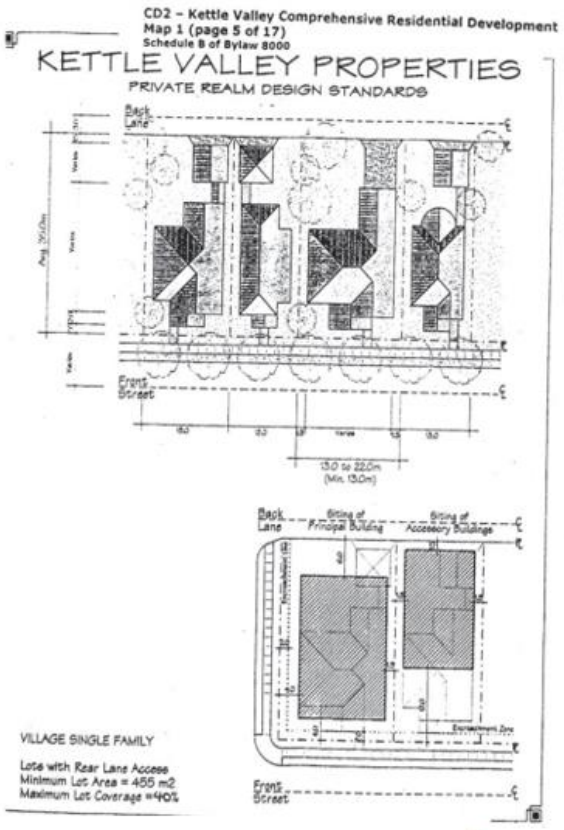

STELLAR DR
CHUTE LAKE RD
SOUTH PERIMETER WAY
Type III or IV Village/Park Single Family

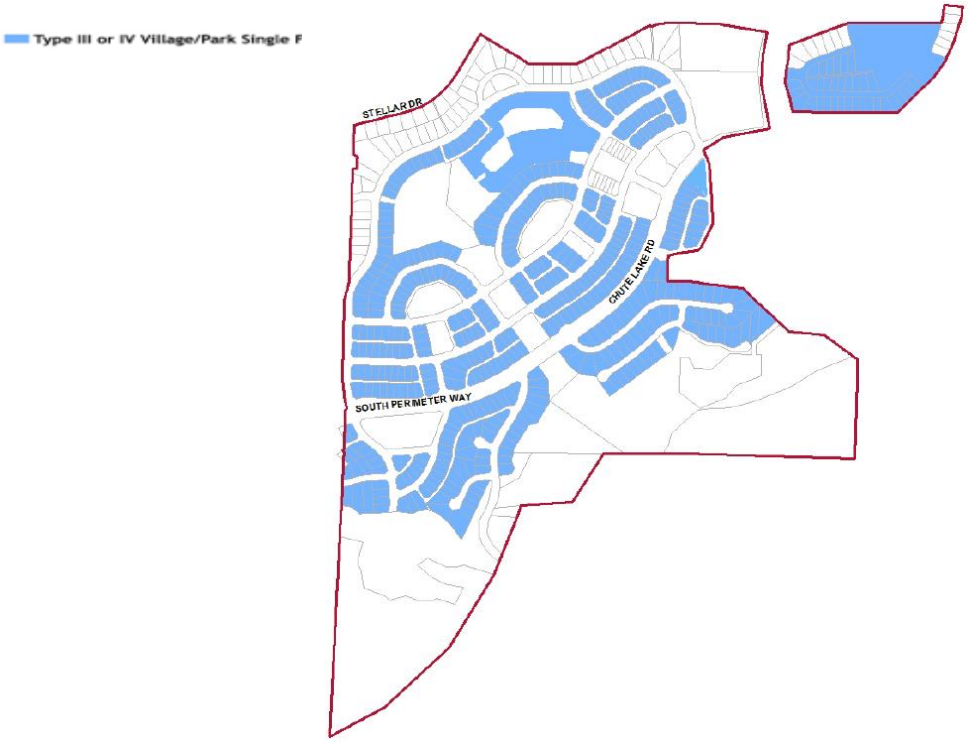
Map E


CD2 – Kettle Valley Comprehensive Residential Development
Map 1 (page 5 of 17)
Schedule B of Bylaw 8000
KETTLE VALLEY PROPERTIES
PRIVATE REALM DESIGN STANDARDS
Back Lane
Front Street
13.0 to 22.0m
(Min. 13.0m)
Siting of Principal Building
Siting of Accessory Buildings
VILLAGE SINGLE FAMILY
Lots with Rear Lane Access
Minimum Lot Area = 455 m2
Maximum Lot Coverage =40%


STELLAR DR
CRUISE LAKE RD
SOUTH PERIMETER WAY
Type III or IV Village/Park Single Family

Map F


CD2 – Kettle Valley Comprehensive Residential Development
Map 1 (page 5 of 17)
Schedule B of Bylaw 8000
KETTLE VALLEY PROPERTIES
PRIVATE REALM DESIGN STANDARDS
Back Lane
Front Street
13.0 to 22.0m
(Min. 13.0m)
Siting of Principal Building
Siting of Accessory Building
VILLAGE SINGLE FAMILY
Lots with Rear Lane Access
Minimum Lot Area = 455 m2
Maximum Lot Coverage =40%


Type III or IV Village/Park Single F
STELLAR DR
CHUTE LAKE RD
SOUTH PERIMETER WAY