



CITY OF WEST KELOWNA
MINUTES OF THE REGULAR MEETING OF COUNCIL

Tuesday, May 28, 2024
COUNCIL CHAMBERS
3731 OLD OKANAGAN HWY, WEST KELOWNA, BC

MEMBERS PRESENT: Mayor Gord Milsom
Councillor Tasha Da Silva
Councillor Rick de Jong
Councillor Jason Friesen
Councillor Stephen Johnston
Councillor Carol Zanon

MEMBER ABSENT: Councillor Garrett Millsap

Staff Present: Allen Fillion, Acting CAO/Director of Engineering/Operations
Trevor Seibel, Deputy CAO/Deputy Corporate Officer
Warren Everton, Director of Finance/CFO
Sandy Webster, Director of Corporate Initiatives
Jason Brolund, Fire Chief
Brad Savoury, Director of Legal Services
Brent Magnan, Director of Development Approvals
Corinne Boback, Legislative Services Manager/Corporate Officer
Lisa Siavashi, Financial Services Manager/Deputy CFO
Chris Oliver, Planning Manager
Rob Hillis, Engineering Manager
Melissa Hunt-Anderson, Community & Social Development Coordinator

1. CALL THE REGULAR COUNCIL MEETING TO ORDER

The meeting was called to order at 6:02 p.m.

It was acknowledged that this meeting was held on the traditional territory of the Syilx/Okanagan Peoples.

This meeting was open to the public. All representations to Council form part of the public record. This meeting was webcast live.

Council welcomed the public to the inaugural meeting in the Council Chambers at new City Hall.

2. INTRODUCTION OF LATE ITEMS

2.1 Submissions for DP 24-09, Development Permit with Variances, 3401 Sundance Drive (Item 8.3.1)

2.2 Submissions for TUP 21-03.01, Temporary Use Permit Extension, Municipal ROW adjacent to 2515 Bartley Road (Item 8.3.3)

3. ADOPTION OF AGENDA

It was moved and seconded

Resolution No. C166/24

THAT the agenda be adopted as amended.

CARRIED UNANIMOUSLY

4. ADOPTION OF MINUTES

4.1 Minutes of the Regular Council Meeting held Tuesday, May 21, 2024 in the City of West Kelowna Council Chambers

It was moved and seconded

Resolution No. C167/24

THAT the minutes of the Regular Council Meeting held Tuesday, May 21, 2024 in the City of West Kelowna Council Chambers be adopted.

CARRIED UNANIMOUSLY

5. MAYOR AND COUNCILLOR'S REPORTS

5.1 Regional District of Central Okanagan Highlights from the Thursday, May 23, 2024 Regional Board Meeting

6. DELEGATIONS

7. UNFINISHED BUSINESS

8. DIVISION REPORTS

8.1 CHIEF ADMINISTRATIVE OFFICER

8.2 FINANCIAL SERVICES

8.3 DEVELOPMENT SERVICES

8.3.1 DP24-09, Development Permit with Variances, 3401 Sundance Drive

It was moved and seconded

Resolution No. C168/24

THAT Council authorize the issuance of a Multiple Family and Intensive Residential, Sensitive Terrestrial Ecosystem, and Hillside Development Permit (DP 24-09) for a townhouse development located at 3401 Sundance Drive;

AND THAT Council authorize variances to the City of West Kelowna Zoning Bylaw No. 0265 in accordance with the attached permit that the:

- Minimum front parcel boundary setback be reduced from 6.0m to 4.0m;
- Minimum interior side parcel boundary setback be reduced from 4.5m to 3.0m;
- Minimum rear parcel boundary setback be reduced from 7.5m to 6.0m;
- Minimum drive aisle width be reduced from 7.0m to 6.0m over the access lane;
- Minimum required truck or van loading spaces be reduced from 4.0 to 3.0;
- Maximum retaining wall height be increased from 2.5m to 4.5m; and
- Maximum building height for units 55-58 be increased from 12m to 13.3m;

AND THAT the issuance of the Development Permit be withheld pending receipt of a Landscape Security in the amount of \$428,588.125;

AND FURTHER THAT if the Development Permit has not been issued within one year from the date of approval, the Permit with variances shall be deemed to have been refused and the file closed.

CARRIED UNANIMOUSLY

8.3.2 2024 Long Range Planning Work Plan & Additional Project Scoping

It was moved and seconded

Resolution No. C169/24

THAT Council direct staff to prioritize completion of the Rental Protection and Tenant Relocation Assistance Policies given potential impacts to residents vulnerable to redevelopment.

CARRIED UNANIMOUSLY

The meeting recessed at 7:17 p.m.

The meeting reconvened at 7:28 p.m.

It was moved and seconded

Resolution No. C170/24

THAT staff prioritize all legislative changes, the Rental Protection Policy, Transit Planning, Addressing Bylaw and the RC3 Short Term Rental review, before all other remaining projects that are not currently underway.

CARRIED UNANIMOUSLY

8.3.3 TUP 21-03.01; Temporary Use Permit Extension; Municipal ROW adjacent to 2515 Bartley Rd

It was moved and seconded

Resolution No. C171/24

THAT Council authorize a 3-year extension of a Temporary Use Permit commencing July 13, 2024, to July 13, 2027 for the purpose of operating a temporary shelter and associated supportive services subject to the conditions outlined in the attached permit.

CARRIED UNANIMOUSLY

8.4 RECREATION AND CULTURE

8.5 ENGINEERING / PUBLIC WORKS / PARKS

8.6 CORPORATE INITIATIVES

8.7 FIRE RESCUE SERVICES

9. CORRESPONDENCE AND INFORMATION ITEMS

10. NOTICE OF MOTION

11. ADJOURNMENT OF THE REGULAR MEETING

The meeting adjourned at 7:50 p.m.

MAYOR

LEGISLATIVE SERVICES MANAGER/CORPORATE OFFICER