



CITY OF WEST KELOWNA
MINUTES OF THE REGULAR MEETING OF COUNCIL

Tuesday, August 27, 2024
COUNCIL CHAMBERS
3731 OLD OKANAGAN HWY, WEST KELOWNA, BC

MEMBERS PRESENT: Mayor Gord Milsom
Councillor Tasha Da Silva (arrived at 6:09 p.m.)
Councillor Rick de Jong
Councillor Stephen Johnston
Councillor Garrett Millsap
Councillor Carol Zanon

MEMBER ABSENT: Councillor Jason Friesen

Staff Present: Ron Bowles, CAO (virtual)
Trevor Seibel, Deputy CAO/Deputy Corporate Officer
Allen Fillion, Director of Engineering/Operations
Warren Everton, Director of Finance/CFO
Sandy Webster, Director of Corporate Initiatives
Jason Brolund, Fire Chief
Chad Gartrell, Deputy Fire Chief
Trevor Bredin, Assistant Fire Chief
Brad Savoury, Director of Legal Services
Brent Magnan, Director of Development Approvals
Lisa Siavashi, Financial Services Manager/Deputy CFO
Chris Oliver, Planning Manager
Brittany Nichols, Long Range Planning Manager
Natalie Gerritsen, Senior Parks Planner

1. CALL THE REGULAR COUNCIL MEETING TO ORDER

The meeting was called to order at 6:07 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 and archived on the City's website.

2. INTRODUCTION OF LATE ITEMS

3. ADOPTION OF AGENDA

It was moved and seconded

Resolution No. C217/24

THAT the agenda be adopted as presented.

CARRIED UNANIMOUSLY

4. ADOPTION OF MINUTES

4.1 Minutes of the Special Council Meeting held Tuesday, July 23, 2024 in the City of West Kelowna Council Chambers

It was moved and seconded

Resolution No. C218/24

THAT the minutes of the Special Council Meeting held Tuesday, July 23, 2024 in the City of West Kelowna Council Chambers be adopted.

CARRIED UNANIMOUSLY

4.2 Minutes of the Regular Council Meeting held Tuesday, July 23, 2024 in the City of West Kelowna Council Chambers

It was moved and seconded

Resolution No. C219/24

THAT the minutes of the Regular Council Meeting held Tuesday, July 23, 2024 in the City of West Kelowna Council Chambers be adopted.

CARRIED UNANIMOUSLY

5. MAYOR AND COUNCILLOR'S REPORTS

Mayor Milsom, on behalf of Council, welcomed Mr. Ron Bowles as the City of West Kelowna's new Chief Administrative Officer and officially appointed him to the role,

effective August 15. Council reflected on the devastating McDougall Creek Wildfire in West Kelowna one year ago. Council invited residents and visitors to enjoy the many great opportunities offered during the late summer and fall shoulder season in West Kelowna and the Greater Westside through its Visit Westside initiative. And, Council also congratulated the Westside Farm Loop on its 10th Anniversary and encouraged residents and visitors to buy local, fresh produce and farm products.

5.1 Regional District of Central Okanagan Highlights from the Thursday, July 25, 2024 Regional Board Meeting

5.2 Regional District of Central Okanagan Highlights from the Thursday, August 22, 2024 Regional Board Meeting

6. DELEGATIONS

7. UNFINISHED BUSINESS

8. DIVISION REPORTS

8.1 CHIEF ADMINISTRATIVE OFFICER

8.1.1 Appointment of Ron Bowles, Chief Administrative Officer

It was moved and seconded

Resolution No. C220/24

THAT Council appoint Ron Bowles as the Chief Administrative Officer as per Section 147 of the *Community Charter* effective August 15, 2024.

CARRIED UNANIMOUSLY

8.1.2 Fire Hall #32 Replacement Project – Project Update #1

It was moved and seconded

Resolution No. C221/24

THAT the report titled “Fire Hall #32 Replacement Project – Project Update #1” from the Deputy CAO, dated August 27, 2024, be received for information.

CARRIED UNANIMOUSLY

8.2 FINANCIAL SERVICES

8.3 DEVELOPMENT SERVICES

8.3.1 P 24-14; Housing Accelerator Fund Round 2

It was moved and seconded

Resolution No. C222/24

THAT Council support the submission of a Housing Accelerator Fund Action Plan that includes the proposed initiatives, generally outlined as follows along with all additional required documentation to the Canada Mortgage and Housing Corporation as the City's application under the second round of the Housing Accelerator Fund Program:

Proposed Housing Accelerator Fund Initiatives:

1. Additional Dwelling Unit Strategy – Gentle Density Infill;
2. Zoning Bylaw Update and Density Bonusing Program;
3. Pre-approved Building Plans and Design Guidelines;
4. Rental Use Zoning and Policy;
5. Incentives Program for Non-market Affordable, Missing Middle, and Priority Housing;
6. Housing & Community Amenity Development Leveraging of City-Owned Land; and,
7. Development Approvals Procedures Streamlining.

CARRIED UNANIMOUSLY

8.3.2 FEX 24-01, Floodplain Exemption Permit, 2479 Whitworth Rd

It was moved and seconded

Resolution No. C223/24

THAT Council approve the Floodplain Exemption (FEX 24-01) to Section 3.28.2(a) of Zoning Bylaw No. 0265 for the addition to a single-family dwelling at 2479 Whitworth Rd with the condition that no mechanical equipment or damageable materials are to be in the crawl space;

AND THAT an indemnity covenant under section 219 of the Land Title Act be registered on title as a condition of issuance.

CARRIED UNANIMOUSLY

8.4 RECREATION AND CULTURE

8.5 ENGINEERING / PUBLIC WORKS / PARKS

8.5.1 Operations Centre Project Update

It was moved and seconded

Resolution No. C224/24

THAT the report titled “Operations Centre Project Update” from the Director of Engineering & Operations, dated August 27, 2024 be received for information.

CARRIED UNANIMOUSLY

8.5.2 Adoption of the Parks Master Plan and the Recreational Trails Master Plan

It was moved and seconded

Resolution No. C225/24

THAT Council adopt the City of West Kelowna Parks Master Plan;

AND THAT Council adopt the City of West Kelowna Recreational Trails Master Plan.

CARRIED UNANIMOUSLY

8.6 CORPORATE INITIATIVES

8.7 FIRE RESCUE SERVICES

8.7.1 WKFR Budget Amendments

It was moved and seconded

Resolution No. C226/24

THAT Council direct staff to amend the 2024 Budget to include \$900,000 for increased costs associated with the capital purchase of a new Quint Fire Apparatus to be funded through MFA Equipment Financing;

AND THAT Council direct staff to amend the 2024 Budget to include \$300,000 for increased costs associated with the capital purchase of a

new Tactical Tender Fire Apparatus to be funded through MFA Equipment Financing;

AND THAT Council direct staff to amend the 2024 Budget to include \$30,000 from the Fire Equipment Reserve for increased costs of tarmac replacement at Fire Station #31;

AND FURTHER THAT Council direct staff to amend the 2024 Budget to include \$300,000 from the Fire Equipment Reserve for increased costs of the Fire Station #33 renovation.

CARRIED UNANIMOUSLY

It was moved and seconded

Resolution No. C227/24

THAT Council direct staff to amend the 2024 Budget to include 2 Flex Fire Fighters and 0.4 FTE Administration staff at 2024 prorated costs of \$133,500 and 2025-ongoing costs of \$275,000.

DEFEATED: Councillors Zanon, Da Silva, Johnston and de Jong opposed

9. CORRESPONDENCE AND INFORMATION ITEMS

10. NOTICE OF MOTION

11. ADJOURNMENT OF THE REGULAR MEETING

The meeting adjourned at 7:56 p.m.

MAYOR

DEPUTY CAO/DEPUTY CORPORATE OFFICER