



## DEVELOPMENT SERVICES COUNCIL REPORT

To: Mayor and Council

Date: January 14, 2025

From: Ron Bowles, Chief Administrative Officer

File No: P 22-08

Subject: **Zoning Bylaw No. 320 (Consequential Amendments Bylaws - Adoption)**

Report Prepared By: Carla Eaton, Senior Planner

---

### RECOMMENDATION

**THAT** Council adopt the “City of West Kelowna Fees and Charges Amendment Bylaw No. 0028.82, 2024”;

**AND THAT** Council adopt the “City of West Kelowna Bylaw Notice Enforcement Amendment Bylaw No. 0093.56, 2024”;

**AND THAT** Council adopt the “City of West Kelowna Ticket Information Utilization Amendment Bylaw No. 0095.54, 2024”;

**AND THAT** Council adopt the “Development Applications Procedures Amendment Bylaw No. 0260.04, 2024”;

**AND FURTHER THAT** Council adopt the “Affordable and Special Needs Housing Reserve Fund Bylaw No. 0325, 2024”.

### BACKGROUND

Four bylaw amendments and one new bylaw were proposed as consequential amendments to the new Zoning Bylaw No. 320 and were given first, second, and third reading on December 10, 2024. The proposed bylaw amendments and new bylaw are intended to ensure consistency between the City’s regulatory bylaws with the new Zoning Bylaw No. 0320, related vision in the City’s new Official Community Plan, and provincial regulatory requirements. Minor corrections, errors, and omissions have been included to address mathematical errors and legislative references.

Pending adoption of Zoning Bylaw No. 320, which is scheduled for consideration of adoption on this January 14, 2024, agenda, the consequential amendments bylaws are proposed to be considered for adoption (*Attachments 1 – 5*).

## LEGISLATIVE REQUIREMENTS

As per *Community Charter*, Section 137, Council has the power to adopt a bylaw under the Act, including the power to amend or repeal such a bylaw. A bylaw may be given up to 3 readings at one meeting of council and there must be at least one day between the third reading and the adoption of a bylaw.

As per *Community Charter*, Section 188, Council may by bylaw establish a reserve fund for a specified purpose and direct that money be placed to the credit of the reserve fund.

## FINANCIAL IMPLICATIONS

There are no known financial implications with the proposed amendments, except to ensure that ticketable offences are current with the new zoning regulations and reflect Provincial maximums, and to ensure that development cost charge fees are being charged at the correct rates. A separate report will be presented to Council at a future date to address the management of the new reserve fund and to establish specific fund policy under the direction of Council.

## COUNCIL REPORT / RESOLUTION HISTORY

Date	Report Topic / Resolution	Resolution No.
Dec 10, 2024	<p><b>THAT</b> Council give first, second, and third reading to the “City of West Kelowna Fees and Charges Amendment Bylaw No. 0028.82, 2024”;</p> <p><b>AND THAT</b> Council give first, second, and third reading to the “City of West Kelowna Bylaw Notice Enforcement Amendment Bylaw No. 0093.56, 2024”;</p> <p><b>AND THAT</b> Council give first, second, and third reading to the “City of West Kelowna Ticket Information Utilization Amendment Bylaw No. 0095.54, 2024”;</p> <p><b>AND THAT</b> Council give first, second, and third reading to the “Development Applications Procedures Amendment Bylaw No. 0260.04, 2024”;</p> <p><b>AND THAT</b> Council give first, second, and third reading to the “Affordable and Special Needs Housing Reserve Fund Bylaw No. 0325, 2024”;</p>	<b>C303/24</b>

**AND FURTHER THAT** Council direct staff to bring forward policy for Council consideration regarding the management of the new housing reserve fund.

## **CONCLUSION**

The proposed bylaw amendments and new bylaw are intended to ensure consistency between the City's regulatory bylaws with the new Zoning Bylaw No. 0320, related vision in the City's new Official Community Plan, and provincial regulatory requirements, as well as addressing minor corrections, errors and omissions. As such, it is recommended that Council consider adoption of the one new bylaw and four proposed amendment bylaws.

## **REVIEWED BY**

Brittany Nichols, Manager of Long Range Planning

Brent Magnan, Director of Community Development

Trevor Seibel, Deputy CAO

## **APPROVED FOR THE AGENDA BY**

Ron Bowles, Chief Administrative Officer

Powerpoint: Yes  No

## **Attachments:**

1. Fees and Charges Amendment Bylaw No. 0028.82, 2024
2. Bylaw Notice Enforcement Amendment Bylaw No. 0093.56, 2024
3. Ticket Information Utilization Amendment Bylaw No. 0095.54, 2024
4. Development Applications Procedures Amendment Bylaw No. 0260.04, 2024
5. Affordable and Special Needs Housing Reserve Fund Bylaw No. 0325, 2024