CITY OF WEST KELOWNA

BYLAW NO. 0260.04

A BYLAW TO AMEND "DEVELOPMENT APPLICATIONS PROCEDURES BYLAW NO. 0260"

WHEREAS the Council of the City of West Kelowna desires to amend "Development Applications Procedures Bylaw No. 0260, 2018" under the provisions of the *Local Government Act*.

THEREFORE BE IT RESOLVED that the Council of the City of West Kelowna in open meeting assembled, hereby enacts as follows:

1. **Title**

    This Bylaw may be cited as the "DEVELOPMENT APPLICATIONS PROCEDURES AMENDMENT BYLAW NO. 0260.04, 2024."

2. **Amendments**

    The "Development Applications Procedures Bylaw No. 0260" is hereby amended as follows:

    2.1 By deleting Section 5.5, that reads:

    5.5   Development Permit Required prior to Development
    In all Development Permit Areas, a Development Permit must be approved before land is subdivided or development occurs, including but not limited to land clearing, preparation for the construction of services or roads, blasting, and construction of, addition to or alteration of a building or structure, unless otherwise exempted from requiring a Development Permit as specified in the Official Community Plan.

    and replacing it with:

    5.5   Enforcement

    5.5.1 Offence

    5.5.1.1   DP Required Before Development
    In all Development Permit Areas, unless exempt, a Development Permit must be approved before land is subdivided or development occurs, including but not limited to land clearing, preparation for the construction of services or roads, blasting, and construction of, addition to or alteration of a building or structure.

    5.5.1.2   DP Compliance Required During Development
    For all developments which have been issued a Development Permit, development of the site and related impacts of adjacent properties must be carried out in accordance with the conditions stipulated within the applicable Development Permit(s).

2.2   By deleting Section 6.1, Type of Information Requested, that reads:

6.1.   Type of Information Requested
Pursuant to Section 486 of the *Local Government Act* and as per the Official Community Plan, the City may require an applicant to provide reports and impact studies including but not limited to the following:

6.1.1. Environmental Impact Assessment;
6.1.2. Environmental Management Plan;
6.1.3. Biophysical Constraints;
6.1.4. Geotechnical Study;
6.1.5. Transportation and Traffic Impact Study;
6.1.6. Site Access and Servicing (including sensitive habitat and natural hazards, accessibility, energy and water conservation);
6.1.7. Visual Impact Assessment;
6.1.8. Stormwater Management Study;
6.1.9. Wildfire Hazard Assessment;
6.1.10. Biological Assessment;
6.1.11. Functional Servicing Report;
6.1.12. Tree Assessment Study;
6.1.13. Demand for Local Community Service Study; and
6.1.14. Other Studies as deemed necessary.

and replacing it with:

6.1   Type of Information Requested

Pursuant to Section 486 of the *Local Government Act* and as per the Official Community Plan, the City may require an applicant to provide reports and impact studies including but not limited to the following:

6.1.1   Biological Assessment;
6.1.2   Biophysical Constraints;
6.1.3   Demand for Local Community Service Study;
6.1.4   Environmental Impact Assessment;
6.1.5   Environmental Management Plan;
6.1.6   Functional Servicing Report;
6.1.7   Geotechnical Study;
6.1.8   Site Access and Servicing (including sensitive habitat and natural hazards, accessibility, energy and water conservation);
6.1.9   Stormwater Management Study;
6.1.10 Sun/shadow Study
6.1.11 Transportation and Traffic Impact Study;
6.1.12 Tree Assessment Study;
6.1.13 Visual Impact Assessment;
6.1.14 Wildfire Hazard Assessment;
6.1.15 Wind Study; and
6.1.16 Other Studies as deemed necessary.

2.3 **By deleting Section 12 title, that reads:**

12.   Permit Renewals, Extensions and Lapses

and replacing it with:

12.   Renewals, Extensions and Lapses

READ A FIRST, SECOND AND THIRD TIME THIS 10TH DAY OF DECEMBER, 2024
ADOPTED

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M A Y O R

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CORPORATE OFFICER