



## PUBLIC HEARING MINUTES

MINUTES OF THE PUBLIC HEARING  
HELD AT THE CITY OF WEST KELOWNA COUNCIL CHAMBERS,  
2760 CAMERON ROAD, WEST KELOWNA, BC  
TUESDAY, NOVEMBER 24, 2020

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**MEMBERS PRESENT:**

Mayor Gord Milsom  
Councillor Rick de Jong  
Councillor Doug Findlater  
Councillor Jason Friesen  
Councillor Stephen Johnson  
Councillor Carol Zanon  
Councillor Jayson Zilkie

**Staff Present:**

Paul Gipps, CAO  
Mark Koch, Director of Development Services  
Allen Fillion, Director of Engineering and Public Works  
Warren Everton, Director of Finance/CFO  
Michelle Reid, Director of Human Resources  
Jason Brolund, Fire Chief  
Sandy Webster, Director of Corporate Initiatives  
Bob Dargatz, Development and Engineering Manager  
Shelley Schnitzler, Legislative Services Mgr/Corporate Officer  
Rebecca Narinesingh, Corporate Records Coordinator

**1. CALL THE PUBLIC HEARING TO ORDER:**

The Public Hearing was called to order at 6:08 p.m.

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

**2. INTRODUCTION OF LATE ITEMS:**

**2.1 Correspondence received from the following:**

- Brenton Bartel
- Shaun and Kathy Matthews

**3. ADOPTION OF AGENDA:**

It was moved and seconded that the agenda be adopted as amended. The motion carried unanimously.

4. **OPENING STATEMENT:**

The Mayor read the Public Hearing Opening Statement, advising that the Public Hearing has been advertised, is open to the public and webcast live, and outlined the process for the hearing.

5. **PUBLIC HEARING:**

The Mayor explained the process of this public hearing being held pursuant to Division 3, Part 14 of the *Local Government Act* for the purpose of hearing representation from those persons who believe their interests may be affected by Official Community Plan Amendment Bylaw No. 0100.60 and Zoning Amendment Bylaw No. 154.92.

The Mayor noted that information has been available for inspection, which includes any written comments received to date for the applications, and that Notice of the Public Hearing was duly advertised in accordance with the requirements of the *Local Government Act*.

5.1 Z 20-06, Official Community Plan Amendment Bylaw No. 0100.60 and Zoning Amendment Bylaw No. 154.92, Tallus Ridge Drive

The Director of Development Services introduced Official Community Plan Amendment Bylaw No. 0100.60 and Zoning Amendment Bylaw No. 154.92 to amend the Official Community Plan and rezone the property from Low Density Multiple Residential (R3) and Compact Single Detached Residential zone to Low Density Multiple Residential and Parks and Open Space (P1) zone.

The Mayor asked if the owner/agent wished to address Council regarding this application.

The owner/agent was not in attendance.

The Mayor asked a first time if there were any members of the public who wished to address Council regarding this file.

Ian Thompson

- There has been a gradual erosion in the area due to the lack of infrastructure;
- There is a continual parade of traffic, including sirens;
- The road network was never developed to handle the current traffic;
- Traffic wait times can be up to 20 minutes from Shannon Lake Road, to Bartley, and onto the Highway;
- Traffic going the opposite direction toward Westbank and the highway backs up due to the traffic circle and the traffic signal on the highway;
- Adding another 3,000 vehicles will result in a chaotic traffic situation;
- Need another way out of the area in order to accommodate these types of developments;
- Shannon Lake Road was not made to accommodate this volume of traffic;

- Another route out of the area needs to be identified.

The Mayor asked a first time if there were any members of the public who wished to address Council regarding this file. There were no comments from the public.

The Mayor asked a second time if there were any members of the public who wished to address Council regarding this file. There were no comments from the public.

The Mayor asked a third and final time if there were any members of the public who wished to address Council regarding this application. There were no comments from the public.

The Mayor declared the public hearing closed at 6:26 p.m. and Council cannot accept any further information regarding this application.

6. Termination of Public Hearing

The Public Hearing terminated at 6:26 p.m.

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MAYOR

I hereby certify this to be a fair and accurate summary of the nature of the representations made by the public at the Public Hearing with regard to Official Community Plan Amendment Bylaw No. 0100.60 and Zoning Amendment Bylaw No. 154.92, Tallus Ridge Drive, held on November 24, 2020.

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Legislative Services Manager/Corporate Officer