

## PUBLIC HEARING SUBMISSIONS

Zoning Amendment Bylaw No. 154.94 & OCP Amendment Bylaw No. 100.61  
(File No. Z 20-04 Goats Peak (Block C))

| NO.   | Date RECEIVED | TIME RECEIVED | RECEIVED FROM  |
|---|---------------|---------------|--|
| <b>Submissions included with Public Hearing Report to Council</b> |               |               |  |
|   |               |               |  |
| <b>Submissions included with late agenda items to Council</b>     |               |               |  |
| 1.  | May 20, 2021  | 5:27 PM       | Carol Lind-Petersen                                    |
| 2.  | May 20, 2021  | 6:00 PM       | John & Brenda Currie                                   |
| 3.  | May 20, 2021  | 6:16 PM       | Coleen Hogan & Eric Connell                            |
| 4.  | May 20, 2021  | 6:19 PM       | Rod McLeod   |
| 5.  | May 20, 2021  | 9:35 PM       | Marcelle Sprecher                                      |
| 6.  | May 20, 2021  | 9:44 PM       | Larry Hancock  |
| 7.  | May 20, 2021  | 9:55 PM       | Deborah Wagener  |
| 8.  | May 20, 2021  | 10:00 PM      | Les & Judy Liebrecht                                   |
| 9.  | May 20, 2021  | 10:03 PM      | Ernest & Jennine Gulkiewich                            |
| 10.   | May 20, 2021  | 10:15 PM      | Katarina & Stefan Zaremba                              |
| 11.   | May 20, 2021  | 10:11 PM      | Sylvia Woolley   |
| 12.   | May 20, 2021  | 10:19 PM      | Maria Kretschmann                                      |
| 13.   | May 21, 2021  | 6:45 AM       | Darrell Brewer   |
| 14.   | May 21, 2021  | 7:34 AM       | Joan Marven  |
| 15.   | May 21, 2021  | 7:36 AM       | Geoffrey Hatfield                                      |
| 16.   | May 21, 2021  | 7:38 AM       | A Green  |
| 17.   | May 21, 2021  | 8:20 AM       | Clair & Darrell Gunderson                              |
| 18.   | May 21, 2021  | 8:29 AM       | Bev Lainchbury   |
| 19.   | May 21, 2021  | 8:57 AM       | Judge Denis Lordon (Retired) and Kathleen Hogan Lordon |

## PUBLIC HEARING SUBMISSIONS

Zoning Amendment Bylaw No. 154.94 & OCP Amendment Bylaw No. 100.61  
(File No. Z 20-04 Goats Peak (Block C))

|     |              |          |   |
|-----|--------------|----------|---|
| 20. | May 21, 2021 | 9:07 AM  | Doug Harstrom                                     |
| 21. | May 21, 2021 | 9:08 AM  | Lori Woynarksi                                    |
| 22. | May 21, 2021 | 9:08 AM  | The Gellatly Bay Goats Peak Community Association |
| 23. | May 21, 2021 | 9:43 AM  | John Hogbin & Maureen Clark                       |
| 24. | May 21, 2021 | 9:55 AM  | Lyman & Charlene Robinson                         |
| 25. | May 21, 2021 | 11:12 AM | Jacqueline & Lorne Chestnut                       |
| 26. | May 21, 2021 | 11:02 AM | Harry & Barbara Collier                           |
| 27. | May 21, 2021 | 11:47 AM | Marie Sprecher                                    |
| 28. | May 21, 2021 | 12:05 PM | Dave & Judy Hoeght                                |
| 29. | May 21, 2021 | 12:22 PM | Fil & Karen Mauro                                 |
| 30. | May 21, 2021 | 12:23 PM | Ramona & John Palmatier                           |
| 31. | May 21, 2021 | 12:26 PM | Nick & Linda Poznikoff                            |
| 32. | May 21, 2021 | 12:27 PM | Toby & Suzanne Brine                              |
| 33. | May 21, 2021 | 12:56 PM | Dr. John Carmichael                               |
| 34. | May 21, 2021 | 1:23 PM  | Beverley Zelinski                                 |
| 35. | May 21, 2021 | 1:32 PM  | Vera Sawchuk                                      |
| 36. | May 21, 2021 | 1:28 PM  | Delivered letter – Peter Hugh Paulsen             |
| 37. | May 21, 2021 | 2:02 PM  | Maurice & Linda Mireau                            |
| 38. | May 21, 2021 | 2:31 PM  | John Appleby                                      |
| 39. | May 21, 2021 | 3:11 PM  | Peter Pugsley & Lise Demeter                      |
| 40. | May 21, 2021 | 3:48 PM  | Colin & Margaret Miles                            |
| 41. | May 21, 2021 | 11:02 AM | Deanna & Robert Stinson                           |

# 1 May 20, 2021  
@ 5:27 PM

**Meg Jacks**

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**From:** Carol Lind Petersen [REDACTED]  
**Sent:** May 20, 2021 5:27 PM  
**To:** City of West Kelowna Submissions  
**Subject:** Goats Peak Development

Attention: City Clerk  
File - Z20-04

This is a formal request that any future action on the proposed development at be suspended pending the City's confirmation that the following issues will be addressed:

1. that the roadworks required to upgrade Gellatly Road South from Highway 97 to Whitworth Road be completed in advance of any further development being approved along Gellatly Road South. The area has seen increasing vehicular, cyclist and pedestrian traffic over the past 10 years with existing and new developments in Glenrosa neighbourhood, the area parks, new Kerr property development, the lake attraction as well as wine route tourists; not to mention plans for new waterfront developments. The road is currently not maintained, and even if maintained, is not safe.
2. that a proper storm drainage system will be included as a precursor to the development plan. Presently overflow water from the street drains into Power's Creek an important Kokanee spawning channel. It appears that "the temporary detention pond on a flat bench in Block D with an overland overflow ditch to Gellatly Road" (page 34 of the development proposal) is an attempt to circumvent the City's responsibility to install a proper drainage system for storm water now. It is of deep concern that this overflow will drain into homes in our strata and onto other properties below our strata.

Yours truly,

Carol Lind-Petersen

259 - 4035 Gellatly Road South  
West Kelowna, BC  
V4T 1R7



#2 May 20, 2021  
@ 6:00 pm

**Meg Jacks**

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**From:** John & Brenda Currie [REDACTED]  
**Sent:** May 20, 2021 6:00 PM  
**To:** City of West Kelowna Submissions  
**Subject:** Goats Peak

Attention: City Clerk  
File - Z 20-04

This is a formal request that any future action on the proposed development at Goat's Peak be suspended pending the City's confirmation that the following issues will be addressed:

1. that the roadworks required to upgrade Gellatly Road South from Highway 97 to Whitworth Road be completed in advance of any further development being approved along Gellatly Road South. The area has seen increasing vehicular, cyclist and pedestrian traffic over the past 10 years with existing and new developments in Glenrosa neighbourhood, the area parks, the new Kerr property development, lake attractions as well as wine route tourists; not to mention plans for the new waterfront developments. The road is currently not maintained, and even if maintained, is not safe.
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Thank you in advance for your consideration and respect for our concerns.

Yours truly,

John & Brenda Currie  
Canyon Ridge  
260 4035 Gellatly Rd S.  
West Kelowna, BC  
V4T 1R7



#3 May 20, 2021  
@ 6:16 PM

**Meg Jacks**

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**From:** Coleen Hogan [REDACTED]  
**Sent:** May 20, 2021 6:16 PM  
**To:** City of West Kelowna Submissions  
**Subject:** Re: Goat's Peak Development

West Kelowna City Council,

My husband and I have been residents of West Kelowna for 22 years and have lived in the Gellatly Bay area for the past 8 years. During this period of time we have seen a substantial increase in growth within our community and subsequent increase in traffic issues, particularly on the waterfront. The absence of a town center in West Kelowna has most definitely increased the activity in this neighborhood, as it is one of the few places within our city to gather.

We have noted that it has taken many years to finally upgrade Gellatly Road and are concerned that Gellatly Road South may be neglected in the future. It is already experiencing a high volume of traffic and will continue to grow as the wine trail expands and residential housing development continues at such a rapid pace. It is our hope that the City of West Kelowna Council will recognize the need to plan ahead and develop better roads and access to Gellatly Road South from Highway 97 to The Cove Resort! It is currently very narrow and also treacherous for walkers/bikers in the area. We would hope that the city would plan ahead in development to this area and provide the same benefits as provided in the Boucherie Road development prior to allowing further growth and expansion of the area.

Respectfully yours,

Eric Connell/Coleen Hogan

2376 George Court

West Kelowna

BC

V4T2K4  
[REDACTED]

#4 May 20, 2021  
@ 6:19 PM

**Meg Jacks**

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**From:** Rod McLeod [REDACTED]  
**Sent:** May 20, 2021 6:19 PM  
**To:** City of West Kelowna Submissions  
**Subject:** Goats Peak Development

This is a formal request that any future action on the proposed development at be suspended pending the City's confirmation that the following issues will be addressed:

1. that the roadworks required to upgrade Gellatly Road South from Highway 97 to Whitworth Road be completed in advance of any further development being approved along Gellatly Road South. The area has seen increasing vehicular, cyclist and pedestrian traffic over the past 10 years with existing and new developments in Glenrosa neighbourhood, the area parks, new Kerr property development, the lake attraction as well as wine route tourists; not to mention plans for new waterfront developments. The road is currently not maintained, and even if maintained, is not safe.

2. that a proper storm drainage system will be included as a precursor to the development plan. Presently overflow water from the street drains into Power's Creek an important Kokanee spawning channel. It appears that "the temporary detention pond on a flat bench in Block D with an overland overflow ditch to Gellatly Road" (page 34 of the development proposal) is an attempt to circumvent the City's responsibility to install a proper drainage system for storm water now. It is of deep concern that this overflow will drain into homes in our strata and onto other properties below our strata.

Yours truly,  
Rod McLeod  
257-4035 Gellatly Rd South  
West Kelowna BC  
V4T1R7



#5

May 20, 2021  
@ 9 35 PM

**Meg Jacks**

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**From:** [REDACTED]  
**Sent:** May 20, 2021 9:35 PM  
**To:** City of West Kelowna Submissions  
**Subject:** Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

**Re: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development**

This is a formal request that any future action on the proposed development at Goat's Peak be suspended pending the City's confirmation that the following issues will be addressed:

1. that the roadworks required to upgrade Gellatly Road South from Highway 97 to Whitworth Road be completed in advance of any further development being approved along Gellatly Road South. The area has seen increasing vehicular, cyclist and pedestrian traffic over the past 10 years with existing and new developments in Glenrosa neighbourhood, the area parks, the new Kerr property development, lake attractions as well as wine route tourists; not to mention plans for the new waterfront developments. The road is currently not maintained, and even if maintained, is not safe.
2. that a proper storm drainage system will be included as a precursor to the development plan. Presently overflow water from the street drains into Power's Creek, an important Kokanee spawning channel. It appears that "the temporary detention pond on a flat bench in Block D with an overland overflow ditch to Gellatly Road" (page 34 of the development proposal) is an attempt to circumvent the City's responsibility to install a proper drainage system for storm water - now. It is of grave concern that this overflow will drain into homes in this strata and onto other properties below our strata.

Thank you in advance for your consideration and respect for our concerns.

Yours truly,

Marcelle Sprecher  
President, Strata Plan KAS 1001 - Canyon Ridge  
156 - 4035 Gellatly Road South  
West Kelowna, BC  
V4T 1R7



#6

May 20, 2021  
@ 9:44 PM

**Meg Jacks**

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**From:** Larry Hancock [REDACTED]  
**Sent:** May 20, 2021 9:44 PM  
**To:** City of West Kelowna Submissions  
**Subject:** Goats Peak development

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

**Re: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development**

This is a formal request that any future action on the proposed development at Goat's Peak be suspended pending the City's confirmation that the following issues will be addressed:

1. that the roadworks required to upgrade Gellatly Road South from Highway 97 to Whitworth Road be completed in advance of any further development being approved along Gellatly Road South. The area has seen increasing vehicular, cyclist and pedestrian traffic over the past 10 years with existing and new developments in Glenrosa neighbourhood, the area parks, the new Kerr property development, lake attractions as well as wine route tourists; not to mention plans for the new waterfront developments. The road is currently not maintained, and even if maintained, is not safe.
2. that a proper storm drainage system will be included as a precursor to the development plan. Presently overflow water from the street drains into Power's Creek, an important Kokanee spawning channel. It appears that "the temporary detention pond on a flat bench in Block D with an overland overflow ditch to Gellatly Road" (page 34 of the development proposal) is an attempt to circumvent the City's responsibility to install a proper drainage system for storm water - now. It is of grave concern that this overflow will drain into homes in this strata and onto other properties below our strata.

Thank you in advance for your consideration and respect for our concerns.

Yours truly,

Larry Hancock  
283-4035 Gellatly Rd S  
West Kelowna BC.  
V4T-1R7

Sent from my iPad

# 7 May 20, 2021  
@ 9:55pm

City Clerk  
Municipal Hall

V1Z2T6

Re: Notice of Public Hearing( Z-20-04) to be held on May 29, 2021.  
Goats Peak development

This is a formal request that any future action on the proposed development at Goat's Peak be suspended pending the City's confirmation that the following issues will be addressed:

1. that the roadworks required to upgrade Gellatly Road South from Highway 12 to Highway 100 be completed in advance of any further development being approved along Gellatly Road South. The area has seen increasing vehicular, cyclist and pedestrian traffic over the past 10 years with existing and new developments in Glenrosa neighbourhood, the area parks, the new Kerr property development, lake attractions as well as wine route tourists; not to mention plans for the new waterfront developments. The road is currently not maintained, and even if maintained, is not safe.
2. that a proper storm drainage system will be included as a precursor to the development plan. Presently overflow water from the street drains into Power's Creek, an important Kokanee spawning channel. It appears that "the temporary detention pond on a flat bench in Block D with an overland overflow ditch to Gellatly Road" (page 34 of the development proposal) is an attempt to circumvent the City's responsibility to install a proper drainage system for storm water - now. It is of grave concern that this overflow will drain into homes in this strata and onto other properties below our strata.

Thank you in advance for your consideration and respect for our concerns.

Yours truly,

[REDACTED] - CANYON RIDGE

DEBORAH WAGENER  
126-4035 GELLATLY ROAD SOUTH  
WEST KELLOWNA, BC  
V4T 1R7



# 8 May 20, 2021  
@ 10:00 PM

**Meg Jacks**

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**From:** judy liebrecht [REDACTED]  
**Sent:** May 20, 2021 10:00 PM  
**To:** City of West Kelowna Submissions  
**Subject:** Fwd: Public Hearing - Goat's Peak Development - LETTERS TO CITY OF WEST KELOWNA  
- DUE DATE FRIDAY, MAY 21 BY 4:00 PM - URGENT  
**Attachments:** Public Hearing.pdf, ATT00001.htm

Les and Judy Liebrecht #150-4035 Gellatly Road, Canyon Ridge.

Sent from my iPhone

Begin forwarded message:

**From:** [REDACTED]  
**Date:** May 20, 2021 at 9:30:20 PM PDT  
**To:** [REDACTED]  
**Subject:** Fwd: Public Hearing - Goat's Peak Development - LETTERS TO CITY OF  
WEST KELOWNA - DUE DATE FRIDAY, MAY 21 BY 4:00 PM - URGENT  
**Reply-To:** [REDACTED]

Hello Canyon Ridge Owners

Our regrets for the late notice here.

On Tuesday, May 25, the City of West Kelowna will be holding a hearing about the development at Goat's Peak - Development Permit Z 20-04. Please see the attached mailing that was sent to those Owners at Canyon Ridge who live within 100 meters of the new development.

Your strata council sees two very critical issues that should be addressed before any development proceeds. To that end, we have drafted the following letter which you may wish to forward directly by email to the City if you are in agreement with it. The Strata Council will send a letter as well. There is strength in numbers.

Submissions, including your name and address, must be sent by email BY **TOMORROW - FRIDAY, MAY 21 at 4:00 PM**. as follows:

The email address is - [submissions@westkelownacity.ca](mailto:submissions@westkelownacity.ca).

Thank you

Canyon Ridge Strata Council

**SUGGESTED LETTER TO CITY OF West Kelowna**

City Clerk  
Municipal Hall  
2760 Cameron Road



West Kelowna, B.C.  
V1Z2T6

**Re: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development**

This is a formal request that any future action on the proposed development at Goat's Peak be suspended pending the City's confirmation that the following issues will be addressed:

1. that the roadworks required to upgrade Gellatly Road South from Highway 97 to Whitworth Road be completed in advance of any further development being approved along Gellatly Road South. The area has seen increasing vehicular, cyclist and pedestrian traffic over the past 10 years with existing and new developments in Glenrosa neighbourhood, the area parks, the new Kerr property development, lake attractions as well as wine route tourists; not to mention plans for the new waterfront developments. The road is currently not maintained, and even if maintained, is not safe.

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Thank you in advance for your consideration and respect for our concerns.

Yours truly,

INSERT YOUR NAME AND ADDRESS - including Canyon Ridge in your address

#9 May 20, 2021  
@ 10:03 PM

**Meg Jacks**

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**From:** Jeannine Gulkiewich [REDACTED]  
**Sent:** May 20, 2021 10:03 PM  
**To:** City of West Kelowna Submissions  
**Subject:** Public Hearing - Goat's Peak Development

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

**Re: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development**

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Thank you in advance for your consideration and respect for our concerns.

Yours truly,  
Ernest & Jennine Gulkiewich  
162 Canyon Ridge  
4035 Gellatly Rd. South  
West Kelowna BC  
V4T 1R7



# 10 May 20, 2021  
@ 10:15 PM

**Meg Jacks**

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**From:** Katarina Zaremba [REDACTED]  
**Sent:** May 20, 2021 10:15 PM  
**To:** City of West Kelowna Submissions  
**Subject:** Gellatly Rd development proposal

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

**Re: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development**

This is a formal request that any future action on the proposed development at Goat's Peak be suspended pending the City's confirmation that the following issues will be addressed:

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Thank you in advance for your consideration and respect for our concerns.

Yours truly,  
Katarina & Stefan Zaremba  
Canyon Ridge,  
293, 4035 Gellatly Rd. S.  
West Kelowna, BC,  
V4T 1R7



**Meg Jacks**

#11 May 20, 2021 @ 10:11pm

**From:** Sylvia Woolley [REDACTED]  
**Sent:** May 20, 2021 10:11 PM  
**To:** City of West Kelowna Submissions  
**Subject:** Fwd: Public Hearing - Goat's Peak Development - LETTERS TO CITY OF WEST KELOWNA - DUE DATE FRIDAY, MAY 21 BY 4:00 PM - URGENT  
**Attachments:** Public Hearing.pdf

**Sent:** Thursday, May 20, 2021 9:30:20 PM

**Subject:** Fwd: Public Hearing - Goat's Peak Development - LETTERS TO CITY OF WEST KELOWNA - DUE DATE FRIDAY, MAY 21 BY 4:00 PM - URGENT

Of to those Owners at Canyon Ridge who live within 100 meters of the new development.

Sylvia Woolley  
106-4035 Gellatly Rd S  
West Kelowna

Canyon Ridge

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

**Re: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development**

This is a formal request that any future action on the proposed development at Goat's Peak be suspended pending the City's confirmation that the following issues will be addressed:

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Power's Creek, an important Kokanee spawning channel. It appears that "the temporary detention pond on a flat bench in Block D with an overland overflow ditch to Gellatly Road" (page 34 of the development proposal) is an attempt to circumvent the City's responsibility to install a proper drainage system for storm water - now. It is of grave concern that this overflow will drain into homes in this strata and onto other properties below our strata.

Thank you in advance for your consideration and respect for our concerns.

Yours truly,

INSERT YOUR NAME AND ADDRESS - including Canyon Ridge in your address



# 12 May 20, 2021  
@ 10:19 PM

**Meg Jacks**

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**From:** Mary [REDACTED]  
**Sent:** May 20, 2021 10:19 PM  
**To:** City of West Kelowna Submissions  
**Subject:** Goat's Peak Development - LETTER TO CITY OF WEST KELOWNA  
**Attachments:** Public Hearing.pdf

**Subject: Goat's Peak Development - LETTER TO CITY OF WEST KELOWNA**

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

**Re: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development**

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Thank you in advance for your consideration and respect for our concerns.

Yours truly,

Maria Kretschmann

#255-4035 Gellatly Rd S.



Canyon Ridge

#13 May 21, 2021  
@ 6:45 AM

**Meg Jacks**

---

**From:** Darrell Brewer [REDACTED]  
**Sent:** May 21, 2021 6:45 AM  
**To:** City of West Kelowna Submissions  
**Subject:** RE: Notice of Public Hearing (Z-20-04) to be held May 25, 2021 Goat Peak Development

Municipal Hall,  
2760 Cameron Road,  
West Kelowna, B.C.  
V1Z 2T6

Notice of Public Hearing (Z-20-04) Goat's Peak Development

This is a formal request that any future action on the proposed development at Goat's Peak be suspended pending the City's confirmation that the following issues be addressed:

1. That the roadworks required to upgrade Gellatly Road South from Highway 97 to Whitworth Road be completed in advance of any further development being approved along the Gellatly Rd. South. This area has seen increasing vehicular, cyclist, pedestrian and pedestrian with dogs traffic over the past 10 years. Note: increase in the numbers of people and traffic at the Glen Canyon Park, the new Kerr property development, lake attractions such as the Gellatly Nut Farm, playgrounds, parks and marina with boat launch. Note that on weekends for part of the year, the boat launch overflow parking often extends to Wentworth Road making this road extremely used and dangerous. This road is definitely not safe in its current state.
2. That a proper storm drainage system will be included as a precursor to the development plan. Presently, overflow water drains into Power's Creek, an important Kokane spawning channel. It appears that the 'temporary' detention pond on a flat bench in Block D with an overland overflow ditch to Gellatly Road, is an attempt to circumvent the City's responsibility to install a proper drainage system for storm water. It is of grave concern that this overflow will drain into homes in this strata and on to other properties below.

Thank you in advance for your consideration and respect for our concerns.

Yours truly,  
Darrell Brewer  
Unit 115 4035 Gellatly Rd. S.  
West Kelowna, B.C.  
V4T 1R7  
Canyon Ridge

Sent from my iPad



#14 May 21, 2021  
@ 7:34 AM

**Meg Jacks**

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**From:** Joan Marven [REDACTED]  
**Sent:** May 21, 2021 7:34 AM  
**To:** City of West Kelowna Submissions  
**Subject:** Fwd: Public Hearing - Goat's Peak Development - LETTERS TO CITY OF WEST KELOWNA  
- DUE DATE FRIDAY, MAY 21 BY 4:00 PM - URGENT  
**Attachments:** Public Hearing.pdf

Sent from my iPad.

Begin forwarded

[submissions@westkelownacity.ca](mailto:submissions@westkelownacity.ca).

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

**Re: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development**

This is a formal request that any future action on the proposed development at Goat's Peak be suspended pending the City's confirmation that the following issues will be addressed:

1. that the roadworks required to upgrade Gellatly Road South from Highway 97 to Whitworth Road be completed in advance of any further development being approved along Gellatly Road South. The area has seen increasing vehicular, cyclist and pedestrian traffic over the past 10 years with existing and new developments in Glenrosa neighbourhood, the area parks, the new Kerr property development, lake attractions as well as wine route tourists; not to mention plans for the new waterfront developments. The road is currently not maintained, and even if maintained, is not safe.

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grave concern that this overflow will drain into homes in this strata and onto other properties below our strata.

Thank you in advance for your consideration and respect for our concerns.

Joan Barlow Marven  
4035 Gellatly Road S

West Kelowna  
V4t 1R7



#15 May 21, 2021  
@ 7:36 AM

**Meg Jacks**

---

**From:** Geoffrey Hatfield [REDACTED]  
**Sent:** May 21, 2021 7:36 AM  
**To:** City of West Kelowna Submissions  
**Subject:** Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

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Thank you in advance for your consideration and respect for our concerns.

Yours truly,

Geoffrey Hatfield  
Canyon Ridge  
#156 - 4035 Gellatly Road South  
West Kelowna V4T 1R7

#16 May 21, 2021  
@ 7:38 AM

**Meg Jacks**

---

**From:** [REDACTED]  
**Sent:** May 21, 2021 7:38 AM  
**To:** City of West Kelowna Submissions

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

**Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development**

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Thank you in advance for your consideration and respect for our concerns.

Yours truly,

A Green  
131 4035 Gellatly Rd S (Canyon Ridge)  
Westbank Bc



**Meg Jacks**

# 17 May 21, 2021  
@ 8:20 AM

**From:** Claire Gunderson [REDACTED]  
**Sent:** May 21, 2021 8:20 AM  
**To:** City of West Kelowna Submissions  
**Subject:** Fwd: Public Hearing - Goat's Peak Development - LETTERS TO CITY OF WEST KELOWNA  
- DUE DATE FRIDAY, MAY 21 BY 4:00 PM - URGENT  
**Attachments:** Public Hearing.pdf

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

**Re: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development**

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Thank you in advance for your consideration and respect for our concerns.

Yours truly,

Claire & Darrell Gunderson  
Unit 101- 4035 Gellatly Rd S

Canyon Ridge Subdivision



**Meg Jacks**

---

#18 May 21, 2021  
@ 8:29 AM

**From:** Bev Lainchbury [REDACTED]  
**Sent:** May 21, 2021 8:29 AM  
**To:** City of West Kelowna Submissions  
**Subject:** Goats Peak development

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

**Re: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development**

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Thank you in advance for your consideration and respect for our concerns.

Yours truly,  
B Lainchbury  
#132 4035 Gellatly Road South  
Canyon Ridge



**Meg Jacks**

# 19 May 21, 2021 @ 8:57 AM

**From:** Kathy Lordon [REDACTED]  
**Sent:** May 21, 2021 8:57 AM  
**To:** City of West Kelowna Submissions  
**Subject:** Re: Z 20-04 Public Hearing. Attention: City Clerk

Mayor and Members of Council,

In 2017 my husband and I chose Canyon Ridge Strata here in West Kelowna as our life long dream of a retirement home. We left our life in New Brunswick and moved here.

We choose this location because of the beautiful setting, close to the waterfront, near all amenities and on the wine trail. My husband is a fly fisherman and the idea of the spawning Kokanee at the bottom of Powers Creek was a game changer. Our home had a view of Goats Peak, bordered on Glen Canyon and a partially finished sidewalk leading to the waterfront. The drive or walk to the waterfront is/ was particularly dangerous due to the narrow corner by the entrance to the Glen Canyon Park and the lack of any space on either side of the road. If we walk to the waterfront, we literally are forced to enter the woods or back into the Bylands fence, especially if two cars from opposite directions are encountered at the same time. We stopped walking. We drive our car down to the waterfront now. All year long we encounter a very risky experience at the same corner, this is worsened by the fact that, in addition to no space on either side of the road, the pavement has collapsed on both sides of the corner. It's really scary if we encounter walkers and a car from the opposite direction at the same time.

I understand the City has no plans to fix this situation. This, despite the present dangers and the continued population growth in this area.

Now we look out our front window and our views of Goats Peak are almost completely obliterated by the construction of the new Kerr Properties development. Our homes vibrate from the construction machinery and are basements have cracked from the extreme compaction.

Excess Drainage from Gellatly Road S ends up in Powers Creek, unfiltered and where the Kokanee spawn! We totally get and even support development but please, please don't approve the Goats Peak development without fixing Gellatly Road South, especially between Canyon Ridge and the waterfront. Be aware that we are here in these retirement years to enjoy this place.

The water drainage into Powers Creek is unacceptable and the proposal to use a detention pond on the table above our property at Goats Peak is really worrisome.

Please use the money from these developers to establish proper drainage systems with filtration that goes right to the lake.

Not doing so amounts to possible disastrous and expensive consequences for us all.

We thank you for taking the time to seriously consider and act upon the points we have raised.

Yours very truly,

Judge Denis Lordon (retired) and Kathleen Hogan Lordon, Q.C.  
258-4035 Gellatly Road S  
West Kelowna, BC  
V4T 1R7  
[REDACTED]



**Meg Jacks**

# 20 May 21, 2021  
@ 9:07 AM

**From:** [REDACTED]  
**Sent:** May 21, 2021 9:07 AM  
**To:** City of West Kelowna Submissions  
**Subject:** Re: Notice of Public Hearing (Z-20-04) to be held on May 25, 2021. Goats Peak development

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

**Re: Notice of Public Hearing (Z-20-04) to be held on May 25, 2021. Goats Peak development**

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1. that the roadworks required to upgrade Gellatly Road South from Highway 97 to Whitworth Road be completed in advance of any further development being approved along Gellatly Road South. The area has seen increasing vehicular, cyclist and pedestrian traffic over the past 10 years with existing and new developments in Glenrosa neighbourhood, the area parks, the new Kerr property development, lake attractions as well as wine route tourists; not to mention plans for the new waterfront developments. The road is currently not maintained, and even if maintained, is not safe.
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Thank you in advance for your consideration and respect for our concerns.

Yours truly,

Doug Harstrom  
133 – 4035 Gellatly Rd, S.  
West Kelowna, BC, V4T 1R7  
[REDACTED]

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 Please consider the environment before printing this email.



# 21 May 21, 2021  
@ 9:08 AM

The City of West Kelowna

[Submissions@westkelownacity.ca](mailto:Submissions@westkelownacity.ca)

This is a formal request that any future action on the proposed development at the suspended pending the City's confirmation that the following issues will be addressed.

1. That the Roadworks required to upgrade Gellatly Road South from Highway 97 to Whitworth Road be completed in advance of any further development being approved along Gellatly Road South. The area has seen increasing vehicular, cyclist and pedestrian traffic over the past 10 years with existing and new developments in Glenrosa neighbourhood, the area parks, new Kerr property development, the lake attraction as well as wine route tourists, not to mention plans for new waterfront developments. The road is currently not maintained and even if maintained is not safe. People are parking on Gellatly Road south with big trucks with boats attached and if you meet another car you have to come to a complete stop to drive on Gellatly Road South.
2. That a proper storm drainage system will be included as a precursor to the development plan. Presently overflow water from the street drains into Power's Creek an important Kokanee spawning channel. It appears that "the temporary detention pond on a flat bench in Block D with an overland overflow ditch to Gellatly Road" (page 34 of the development proposal) is an attempt to circumvent the City's responsibility to install a proper drainage system for storm water now. It is of deep concern that this overflow will drain into homes in our strata and onto other properties below our strata.
3. We need the City to look at proper bike lanes (Width) to be installed not like what was done on Boucherie Road. You are taking your life into your own hands walking or biking on Gellatly Road South.

Yours truly



Lori Woynarski  
137, 4035 Gellatly Rd. S.  
West Kelowna, BC V4T 1R7



# 22

May 21, 2021

@ 9:08 AM

May 21, 2021

Attention: City Clerk  
via Email (submissions@westkelownacity.ca)

**RE: FILE NUMBER Z 20-04 (NOTICE OF PUBLIC HEARING TO BE HELD ON MAY 25, 2021) GOATS PEAK DEVELOPMENT**

To Whom This May Concern,

Please accept this submission for the above noted public hearing regarding the present and urgent concerns of the Gellatly Bay Goats Peak Community Association (GBGPCA) regarding the proposed Goats Peak Development Proposal.

### **Background**

At the Council Meeting of December 8, 2020, Council gave first and second reading to a development proposal and directed the staff to schedule the matter for public hearing (Item 8.2.1 of Council Minutes). The addendum to Council Minutes (at page 27) contains the Council Report with disclosure of the proposal for this development.

The first phase of Goat's Peak Comprehensive Development Plan (CDP) proposes "to amend the official community plan land use designations and concurrently rezone the subject properties." The plan (and this is the first phase of future proposed development at Goats Peak) is to create approximately 60 family residential lots and 82 single family or duplex lots and, 42 townhouse units in the Goats Peak/Gellatly Bay Area.

### **Membership Concern #1 Trail Preservation**

The proposed development area encompasses portions of historic trails, now in use by the community and formally mapped out and accepted as such originally by the City of West Kelowna and then by the Regional District. This mapping was completed by the Gellatly Bay Trails and Park Society, volunteers who with community partnerships and government assistance have dedicated consideration time and labour to the mapping, maintenance, and preservation of these trails.

The GBGPCA members have indicated a strong interest in the preservation of these trails during the Goats Peak Development. The CDP addended to the minutes of the December 8 Council Meeting indicates at page 33, under the title "Trails and Connectivity", "a change to the previously identified trail plan." It states the revisions are minor and that the updated plan "provides a clear indication for the expectation that the developer provides a variety of connectivity options for existing and future residents." The CDP goes onto say that "While the plan will likely be refined during subsequent development, it is important to highlight that the applicant shares the recognition that these trails are a key amenity to existing and future residents. These works will be secured through a covenant and statutory right of way that ensure the works or a portion of the works occur with subsequent phases of subdivision."



# 23 May 21, 2021  
@ 9:43 AM

**Meg Jacks**

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**From:** JOHN HOGBIN [REDACTED]  
**Sent:** May 21, 2021 9:43 AM  
**To:** City of West Kelowna Submissions  
**Subject:** Public Hearing - Goat's Peak Development  
**Attachments:** Public Hearing.pdf

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

**Re: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021 - Goats Peak Development**

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Thank you in advance for your consideration and respect for our concerns.

Sincerely,

John Hogbin and Maureen Clark  
163-4035 Gellatly Road South  
West Kelowna, B.C.

# 24 May 21, 2021  
@ 9:55 AM

**Meg Jacks**

---

**From:** Lymanrobinson [REDACTED]  
**Sent:** May 21, 2021 9:55 AM  
**To:** City of West Kelowna Submissions  
**Subject:** Public Hearing (Z-20-04) - GOATS PEAK Development

Prior to approving this Development, the following issues need to be addressed:

1. Storm Water Runoff: Based on the information provided by the developer at a Public Information session in the summer of 2014, the plan for storm water runoff was to create a catch basin on the west side of Gellatly Road just north of Heritage Park. This catch basin would only drain into a runoff pipe if the depth of the water in the catch basin exceeded a certain height which, as I recall, was about 6 feet. When it reached that height, the water would then enter a pipe that carried it down to around the Bylands corner. This is unacceptable for at least 2 reasons. First, it would create a prime mosquito breeding area. Secondly, there are children who run around in Heritage Park and there would be a danger of them falling into water in the catch basin.

A requirement should be imposed that storm water be collected in the area of the development and transmitted downhill in an enclosed pipe.

2. The roadway of Gellatly Road South needs several upgrades: Entry to and exit from Heritage Park needs to be made much safer. There are very poor sight lines at that point for any traffic turning left into the park or turning left when exiting the park. It is also very dangerous for pedestrians to cross to or from the Park to the sidewalk located on the east side of Gellatly Road. Again, there are very poor sight lines to see traffic approaching on Gellatly Road South. Part of this danger is caused by the excessive speed of many vehicles on Gellatly Road South at that point. Many travel well in excess of 50 kph.

The lack of any sidewalks around the "Bylands corner" makes pedestrian travel very dangerous. The right angle turn of the roadway at that point makes it impossible for large trucks or vehicle with trailers to make the turn and stay on their own side of the centre line.

Thank you for considering our concerns.

Yours truly,  
Lyman and Charlene Robinson  
#299 - 4035 Gellatly Road South  
West Kelowna, BC.



# 25 May 21, 2021  
11:12 AM

**Meg Jacks**

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**From:** [REDACTED]  
**Sent:** May 21, 2021 11:12 AM  
**To:** City of West Kelowna Submissions  
**Subject:** Fwd: Public Hearing - Goat's Peak Development - LETTERS TO CITY OF WEST KELOWNA  
- DUE DATE FRIDAY, MAY 21 BY 4:00 PM - URGENT  
**Attachments:** Public Hearing.pdf

Sent from my iPad

**Date:** May 20, 2021

**Subject: Fwd: Public Hearing - Goat's Peak Development - LETTERS TO CITY OF  
WEST KELOWNA - DUE DATE FRIDAY, MAY 21 BY 4:00 PM - URGENT**

Jacqueline and LOrne Chestnut  
103-4035 Gellatly Rd S  
[REDACTED]

T

C

City Clerk  
Municipal Hall


2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

**Re: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development**

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Thank you in advance for your consideration and respect for our concerns.

jacqueline and LOrne Chestnut  
103-4035 Gellatly Rd S  
canyon Ridge  




2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

# 26  
May 24, 2024  
@ 11:02 AM

**Re: Notice of Public Hearing (Z-20-04) to be held on May 25, 2021. Goats Peak development**

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2. that a proper storm drainage system will be included as a precursor to the development plan.

Thank you in advance for your consideration of our concerns.

Yours truly,

[REDACTED]

Harry and Barbara Collier

Canyon Ridge, 238 – 4035 Gellatly Road South

West Kelowna, BC, V4T 1R7

# 27 May 21, 2021  
@ 11:47 AM

**Meg Jacks**

---

**From:** Marie Sprecher [REDACTED]  
**Sent:** May 21, 2021 11:47 AM  
**To:** City of West Kelowna Submissions  
**Subject:** Re: Notice of Public Hearing( Z 20-04) to be held on May 25, 2021. Goats Peak development

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

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Thank you in advance for your consideration and respect for our concerns.

Yours truly,

Marie Sprecher

135 - 4935 Gellatly Road South

West Kelowna, BC



V4T 1R7

# 28 May 21, 2021  
@ 12:05 PM

May 21, 2021

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

**Re: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development**

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Thank you in advance for your consideration and respect for our concerns.

Yours truly,

Dave and Judy Hoeght  
Canyon Ridge  
289 - 4035 Gellatly Road S.  
West Kelowna, BC, V4T 1R7



#29 May 21, 2021  
@ 12:22 PM

May 21, 2021

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6  
Email: submissions@westkelownacity.ca

**Re: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development**

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Thank you in advance for your consideration and respect for our concerns.

Yours truly,

Fil & Karen Mauro  
#246 4035 Gellatly Road S - Canyon Ridge  
West Kelowna, BC

#30 May 21, 2021  
@ 12:23 PM

Ramona & John Palmatier  
#244, 4035 Gellatly Road South  
West Kelowna, B.C. V4T 1R7

May 21, 2021

Via email: [submissions@westkelownacity.ca](mailto:submissions@westkelownacity.ca)

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

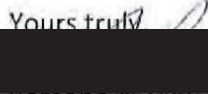
**Re: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak Development**

This is a formal request that any future action on the proposed development at Goat's Peak be suspended pending the City's confirmation that the following issues will be addressed:

1. That the roadworks required to upgrade Gellatly Road South from Highway 97 to Whitworth Road be completed in advance of any further development being approved along Gellatly Road South. The area has seen increasing vehicular, cyclist and pedestrian traffic over the past 10 years with existing and new developments in Glenrosa neighbourhood, the area parks, the new Kerr property development, lake attractions as well as wine route tourists; not to mention plans for the new waterfront developments. The road is currently not maintained, and even if maintained, is not safe.
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Thank you in advance for your consideration and respect for our concerns.

Yours truly,

  
Ramona & John Palmatier  
#244, 4035 Gellatly Road South  
West Kelowna, B.C. V4T 1R7



# 31 May 21, 2021  
@ 12:26 PM

Nick and Linda Poznikoff  
159-4035 Gellatly Rd. S.  
West Kelowna, B.C. V4T 1R7

May 21, 2021

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z 2T6  
Email Address: submissions@westkelownacity.ca

RE: Notice of Public Hearing (Z-20-04) to be held on May 25, 2021. Goats Peak Development

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Thank you in advance to your consideration and respect for our concerns.

Yours truly,



Nick and Linda Poznikoff  
Canyon Ridge  
159 – 4035 Gellatly Road South  
West Kelowna, B.C. V4T 1R7

# 32 May 21, 2021  
@ 12:27 PM

**Meg Jacks**

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**From:** [REDACTED]  
**Sent:** May 21, 2021 12:27 PM  
**To:** City of West Kelowna Submissions  
**Cc:** [REDACTED]  
**Subject:** Fwd: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development

Hello

I have been requested to send this email to you on behalf of Toby and Suzanne Brine - their email address is above.

Marcelle Sprecher

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

**Re: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development**

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Thank you in advance for your consideration and respect for our concerns.

Yours truly,

Toby and Suzanne Brine  
138 -4035 Gellatly Road South  
West Kelowna BC  
V4T 1R7



#33 May 21, 2021  
@ 12:56 PM

**Meg Jacks**

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**From:** Dr. John Carmichael [REDACTED]  
**Sent:** May 21, 2021 12:56 PM  
**To:** City of West Kelowna Submissions  
**Subject:** Gellatly Road South

**BEFORE** giving approval for developments that will result in any increase in traffic volume on Gellatly Road South (between the highway and the Cove) **STOP** and activate whatever brain cells are operational among planning and city council. Currently, that road can not safely accommodate any additional traffic. The road is narrow, has a hair pin curve at the bottom of a hill at the Bylands nursery, and typically is not maintained at all well independent on the season and is a major hazard. Even now it is an accident just waiting to happen. Increasing the traffic flow at this time is simply irresponsible. Wake up!

**Dr. John A. Carmichael**

**313-4035 Gellatly Road South  
West Kelowna BC V4T 1R7**



**Meg Jacks**

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**From:** b.zelinski [REDACTED]  
**Sent:** May 21, 2021 1:23 PM  
**To:** City of West Kelowna Submissions  
**Subject:** Goat's Peak Development

#34

may 21, 2021  
@ 1:23 pm

As a homeowner in Canyon Ridge, 4035 Gellatly Rd S, I am in favour

Sent from my iPhone



#34

**Meg Jacks**

---

**From:** b.zelinski [REDACTED]  
**Sent:** May 21, 2021 1:31 PM  
**To:** City of West Kelowna Submissions  
**Subject:** Goat's Peak Development

I am in favour of the 2 suggested upgrades to Gellatly Rd S before the Goat's Peak Development proceeds.  
Beverley Zelinski 275-4035 Gellatly Rd S, Canyon Ridge. [REDACTED]

Sent from my iPhone

**Meg Jacks**

# 35 May 21,  
2021

**From:** [REDACTED]  
**Sent:** May 21, 2021 1:32 PM  
**To:** City of West Kelowna Submissions  
**Subject:** Public hearing (Z-20-04)

@ 1:32 PM

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

**Re: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development**

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Thank you in advance for your consideration and respect for our concerns.

Yours truly,

Vera Sawchuk  
104-4035 Gellatly Road S  
Canyon Ridge  
West Kelowna , BC  
V4T 1R7





#36 may 21, 2021  
@ 1:28 pm

Peter Hugh Paulsen

**Public Hearing - Goat's Peak Development - LETTERS TO CITY OF WEST KELOWNA  
- DUE DATE FRIDAY, MAY 21 BY 4:00 PM - URGENT**

1 message

Thu, May 20, 2021 at 9:32 PM

Reply-To: [REDACTED]

To: [REDACTED]

Hello Canyon Ridge Owners

Our regrets for the late notice here.

On Tuesday, May 25, the City of West Kelowna will be holding a hearing about the development at Goat's Peak - Development Permit Z 20-04. Please see the attached mailing that was sent to those Owners at Canyon Ridge who live within 100 meters of the new development.

Your strata council sees two very critical issues that should be addressed before any development proceeds. To that end, we have drafted the following letter which you may wish to forward directly by email to the City if you are in agreement with it. The Strata Council will send a letter as well. There is strength in numbers.

Submissions, including your name and address, must be sent by email BY **TOMORROW - FRIDAY, MAY 21 at 4:00 PM.** as follows:

The email address is - [submissions@westkelownacity.ca](mailto:submissions@westkelownacity.ca).

Thank you

Canyon Ridge Strata Council

**SUGGESTED LETTER TO CITY OF West Kelowna**

City Clerk  
Municipal Hall  
[2760 Cameron Road](#)  
[West Kelowna, B.C.](#)  
[V1Z2T6](#)

**Re: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development**

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Thank you in advance for your consideration and respect for our concerns.

Yours truly,


INSERT YOUR NAME AND ADDRESS - including Canyon Ridge in your address

Peter H. Poulsen



Caprice Desjardins



 Public Hearing.pdf  
1660K



# 37 May 21 2021  
@ 2:02 PM

**Meg Jacks**

---

**From:** Linda Mireau [REDACTED]  
**Sent:** May 21, 2021 2:02 PM  
**To:** City of West Kelowna Submissions  
**Subject:** Attention City Clerk File Z20-04

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

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Yours truly,

Maurice and Linda Mireau

Unit 240 - 4035 Gellatly Rd. S.  
West Kelowna, BC V4T 1R7  
Canyon Ridge

# 38 May 21, 2021  
@ 2:31 PM

**Meg Jacks**

---

**From:** John Appleby [REDACTED]  
**Sent:** May 21, 2021 2:31 PM  
**To:** City of West Kelowna Submissions  
**Subject:** Fwd: Public Hearing - Goat's Peak Development - LETTERS TO CITY OF WEST KELOWNA  
- DUE DATE FRIDAY, MAY 21 BY 4:00 PM - URGENT  
**Attachments:** Public Hearing.pdf  
**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

**Re: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development**

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Thank you in advance for your consideration and respect for our concerns.

Yours truly,



John & Gail Appleby  
#284-4035 Gellatly Rd. S.  
Canyon Ridge

**Meg Jacks**

# 39  
May 21, 2021 @ 3:11 PM

**From:** [REDACTED]  
**Sent:** May 21, 2021 3:11 PM  
**To:** City of West Kelowna Submissions  
**Cc:** [REDACTED]  
**Subject:** Fwd: Notice of Public Hearing( Z-20-04) to be held on May 25, 2021. Goats Peak development

Hello

I have been requested to send this email to you on behalf of Peter Pugsley and Lise Demeter - their email address is above.

Marcelle Sprecher

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

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Thank you in advance for your consideration and respect for our concerns.

Yours truly,

Peter Pugsley and Lise Demeter  
239-4035 Gellatly Road South



West Kelowna BC  
V4T 1R7

# 40 May 21, 2021  
@ 3:48 PM

**Meg Jacks**

---

**From:** Colin and Marg Miles [REDACTED]  
**Sent:** May 21, 2021 3:48 PM  
**To:** City of West Kelowna Submissions  
**Subject:** Notice of Public Hearing (Z-20-04) to be held May 25, 2021 - Goats Peak Development

City Clerk  
Municipal Hall  
2760 Cameron Road  
West Kelowna, B.C.  
V1Z2T6

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Thank you in advance for your consideration and respect for our concerns.

Yours truly,

Colin & Margaret Miles  
#300, 4035 Gellatly Road S  
West Kelowna, B.C. V4T 1R7  
[REDACTED]



#41 May 21, 2021  
@ 11:02 AM

**Meg Jacks**

---

**From:** Deanna Stinson [REDACTED]  
**Sent:** May 21, 2021 11:02 AM  
**To:** City of West Kelowna Submissions  
**Subject:** Public Hearing - Goats Peak

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

Deanna & Robert Stinson #152 4035 Gellatly Road West Kelowna BC V4T 1R7