

1. Should all sectors have affordable housing and permanent rental stock, or should one or two sectors be designated for rentals and designed for low income no income people?

I would like to see a balanced approach to our complex housing issues, however I believe more can be accomplished if that type of growth is concentrated in 1 or 2 communities. For instance, areas that have a higher concentration of supportive housing share the same services. Affordable rentals for growing families should be around schools and recreation and sports fields.

2. Should all neighborhoods have small complex care housing as has been suggested by research?

Smaller complex care housing works, it is more personal and has a minimal impact in the area. I do think that given the number of resources and personnel required to effectively administer an intense program, Kelowna has some areas that aren't suitable or too costly to operate.

3. One of our members was advised that in March 2023, will be moving from Dilworth Drive to the old CIBC building across from the Petro Canada on the corner of Dougall Road South and Highway 33. This has sparked concerns that community safety will be put further at risk as the population of repeat offenders and transients will increase even further and we have already seen a large increase over the last year. What actions would you take to ensure that residents are informed of matters that affect community safety in the area?

Community safety absolutely needs to be the priority. Recently the approval process was expedited, eliminating some of the opportunity to object to a development and have your concerns heard. Moving The Ministry of Social Development & Social Innovation office to Rutland, will certainly impact the area and residents and businesses should have had a chance to be heard. Any safety concerns should be addressed. I would advocate for public consultation, and a chance to be heard on issues which affect public safety. Councilors and Mayor could refer to the Ridgeway Effect and other sources for more information.

4. Neighborhood Associations previously had access to speak at City Council meetings open to the public on any matters affecting residents living within their boundaries. Recent changes to City policies severely limited the ability of Neighborhood Associations to bring forward their concerns and discuss these at Council meetings. What would you do to ensure that Neighborhood Associations are included in decisions being made at the municipal level?

Kelowna is represented by a growing number of Neighborhood Associations. I would support a motion to give Neighborhood Associations an opportunity to be heard and share the views, often those we will not hear.

5. We constantly hear that 'community safety is everyone's responsibility'. Do you think that this has contributed to a level of vigilantism within the community?

No, I think people have lost confidence in the system. In the last 2 years I have personally seen far more theft than I ever would have expected. I have seen bikes taken apart and spray painted on the side of the road or behind Walmart. The police do not have the resources to handle these less important calls, but how many bikes cost well over \$1000. The city of Kelowna has 183 officers, the city of Calgary has 180..per 100,000 people. Kelowna boasts over 143,000 people, or 130 per 100,000.

6. What would you like to see municipal, provincial, and federal governments do in terms of addressing safety concerns in our community (as well as others)?

From a municipal level: Community policing, community programs that engage and include everyone and volunteer organizations geared at supporting our senior and vulnerable populations. Provincially and federally, there should be more recognition of the state of our streets and the safety concerns. A municipality needs federal and provincial money to meet specific needs of some of our residents.

7. Do you support replacing the current Kelowna Theatre and what priority does this project have to you?

I support replacing it. But where? The official community plan calls for the construction of 5 urban centers in Kelowna. It would seem that each urban center would have its own Community Theatre, "The Official Community Plan (OCP) describes urban centres as vibrant, pedestrian friendly areas with access to amenities and a mix of land uses within close proximity." I think we have to choose between rebuilding the Kelowna Community Theater, which is downtown and lacks parking or follow a plan that creates those vibrant areas throughout the 5 Urban Centers.

8. What is one specific process or decision of the last council that you disagreed with, and what specifically would you have done differently on this file?

I disagreed with the height variance for the UBC building. It sets a precedence for future variances in building heights. City staff agreed that 26 stories was appropriate in the downtown core, based on their research. I would have followed city staff's recommendations that would have considered the opinions of professionals and the OCP.

9. What are your 3 main reasons for running for Mayor or Council?

I am running for safe communities

Responsible growth. As I have said we are leap-frogging ahead and not following the plan.

Affordable housing. We are not building it. We are building market rate housing and rentals.

10. Do you believe that residents associations should play a bigger role development and planning within their areas, should their voices be given more value?

Every opportunity for input makes a balanced contribution to a community.

11. URBA and possibly the Downtown Kelowna Association receive funding from the City and are often called on to speak as stakeholders for an area. Do you feel that Neighborhood/Sector Residents Associations should have a valued voice equal to the business association voice?

I think there should be equal opportunity to speak, present information and contribute to a valued understanding as stakeholders.

12. The residents' associations would not want to be paid for by the city because their voices need to be kept separate and responsive to residents' but do you feel small grants from the City could be allotted to keep the voices of citizens in neighborhoods heard?

I don't know how the city could involve itself to ensure that neighbor groups are financially sustained even though they represent a number of constituents but they should.

13. If elected, how would you work to have resident's associations voices involved at the beginning of planning and development in their areas rather than an after thought when the planning is already well on its way to being completed?

I would support a opportunity to share concerns at the city council level.

14. If elected, would you look at why so many variances are made after the initial development approval where neighbors have some input? Variance which can change the whole character of the initial proposal are approved without further resident/neighbor input. For example: Neptune/Mercury Road was to have a development of townhouses to be owned by purchasers which close neighbors agreed with so didn't present anything to Council. After approval the developer changed this to be a rental development where tenants do not own the property and possibly will not have the same initiative to look after the property.

Yes, I would. I think residents have valid concerns when variances are over-used by developers.

15. If you are elected, how would you address that development permits which include zoning changes are then allowed to sit idle sometimes for years until the property is sold, based on that change to zoning, with a totally different developer/development than what caused a zoning change?

I would be in favor of permits with expiration dates, and plans by developers.

16. If Kelowna does not build for 40,000 people who want to come here by 2040 what do you think those people will do? Move to a different city? Become homeless?

Those people will move to a different city.

17. How would Kelowna be run differently and look if we were not focused on building for the multitude of people who want to move here, and instead built well planned affordable housing and neighborhoods for those who are already here.

Kelowna would have a variety of rentals available for the average working person and growing families built in distance from schools and recreation centers, those stepping-stones to future home ownership. The areas that have already been identified in the OCP for densification are the most likely places to use.

18. What do you think Kelowna would be like if we planned affordable neighborhoods with as much care as we plan our more expensive neighborhoods?

Beyond enjoying safer bike lanes and sidewalks, it would encourage community engagement and pride.

19. Our latest OCO (2040) has increased the heights for many areas, but developers still want to build higher. What do you believe is important for assessing increased building heights? Should residents in an area be given a chance to speak to major variance changes when they are presented to Council?

There are a multitude of factors and in fairness to the deadline, I admit I will not be able to include them all. In consideration of building heights, I would include ecological impact ie water, heat effect, CO2 emissions, impact around existing area, and services like the fire department's ability to control structural fire at 40 stories.

Major variance changes, those exceeding 20% should be subject to public scrutiny.

20. If elected, do you plan to bring more and diverse industry or manufacturing to our area where citizens can learn and progress from a ground level job to a well-paying job through education and work experience? (At this point, many of the people working in the service industry and at ground level jobs may have to work 3 jobs to even survive and there is no real opportunity to advance in those jobs.)

These are important jobs that bring stable money into the economy that is spent here. I support efforts to attract employee friendly businesses with benefits and opportunities for upward mobility.

21. If you witnessed an incident of bullying, intimidation, or discrimination against another Council member, would you be willing to act as witness for that Council member?

Of course.