

ADMINISTRATIVE REPORT



TO: Board of Directors

FROM: B. Newell, Chief Administrative Officer

DATE: February 20, 2020

RE: Official Community Plan & Zoning Bylaw Amendment – Accessory Dwelling Update Electoral Areas “A”, “C”, “D”, “E”, “F” & “I”

Administrative Recommendation:

THAT Bylaw No. 2785, 2020, Regional District of Okanagan-Similkameen Accessory Dwelling Update Amendment Bylaw be adopted.

Proposed Development:

The purpose of Bylaw No. 2785 is to amend the Okanagan Electoral Area Official Community Plan (OCP) and Zoning Bylaws in order to allow for “accessory dwellings” as a permitted use in certain low density residential zones (i.e. RS1, RS2, etc.) and Small Holdings (SH) zones.

Background:

At its meeting of March 7, 2019, the Planning and Development (P&D) Committee of the Board resolved that the Okanagan Electoral Area OCP Bylaws and Zoning Bylaws be amended to allow accessory dwelling units as a permitted use in the Small Holdings and Low Density Residential zones.

At its meeting of January 9, 2020, the Regional District Board resolved to approve first and second reading of the amendment bylaw and directed that a public hearing occur at the Board meeting of February 6, 2020.

A Public Hearing was subsequently held on February 6, 2020, where approximately nine (9) members of the public attended, followed by Board approval of third reading, as amended, of the amendment bylaw.

Approval from the Ministry of Transportation and Infrastructure (MoTI) due to the amendment applying to land within 800 metres of a controlled area, was obtained on February 10th, 2020.

Alternatives:

1. THAT adoption of Bylaw No. 2785, 2020, Regional District of Okanagan-Similkameen Accessory Dwelling Update Zoning Amendment Bylaw be deferred; or
2. THAT first, second and third reading of Bylaw No. 2785, 2020, Regional District of Okanagan-Similkameen Accessory Dwelling Update Zoning Amendment Bylaw be rescinded and the bylaw abandoned.

Respectfully submitted:

A blue ink signature of C. Garrish, consisting of a stylized 'C' and 'G' followed by a horizontal line.

C. Garrish, Planning Manager

Endorsed By:

A blue ink signature of B. Dollevoet, consisting of a stylized 'B' and 'D' followed by a horizontal line.

B. Dollevoet, G.M. of Development Services