

## **Proposed Temporary Use Renewal Description**

Address: 2720 Workman Place, Naramata

Owner manager: [REDACTED]

Current TUP: E2023-010. Expires Dec 31, 2024

Requested renewal period: May 31 to Oct 15 for 2025, 2026, 2027 (3 years)

We occupy the property Oct to May each year but spend the summers at our cottage on the east coast. Thus the property is vacant for the summer when visitor accommodation demand is highest in Naramata. The proposed temporary use is a 3 bedroom vacation rental (entire house) for the period May 31 to Oct 15 for each of the three years 2025-2027. Maximum number of guests will be limited to 6. There are 3 on-site parking stalls available (one in the garage and two in the driveway as shown on the plot plan attached).

There is high demand for Vacation rentals in the Naramata region and limited availability. There is also limited availability of traditional hotels, motels and B&B.

The applicant has owned and managed vacation rentals for the past 15 years without complaint or problem. During the past two summers of vacation management of 2720 Workman under the existing TUP, there have been no complaints or problems that we are aware of. Some neighbors have expressed support and offered to write a letter of support if requested.

The guests will have strict rules such as:

- No parties, events or gatherings. Only registered guests may enter the house.
- Outside noise is to be kept to a minimum, no music or loud talking
- Primary guest must be 25 years of age or older
- Guests will pay a large deposit and be penalized for breaking these rules.