
Analysis:

In considering this proposal, Administration believes that there are a number of items that speak to the merits of the application including the size of the property, its relative remoteness and a commitment by the applicant's to maintain the development as a rustic, recreational retreat for owners of the parcel (i.e. by limiting services - no running water).

Conversely, the absence of basic services (i.e. water, sewer and dedicated road access) should normally speak against an increase in residential dwelling units – even if only for seasonal purposes – on a parcel. It is also noted that the Regional District has had mixed experiences with these types of developments remaining seasonal in nature (i.e. Kennedy Lake & Headwaters lease lots).

Alternatives:


- .1 THAT first and second reading of Bylaw No. 2498.11, 2017, Electoral Area "H" Zoning Amendment Bylaw be rescinded and the amendment be denied.

Respectfully submitted



E. Riechert, Planner

Endorsed by:



C. Garrish, Planning Supervisor

Endorsed by:



B. Dollevoet, Dev. Services Manager

Attachments: No. 1 – Applicant's Site Plan

No. 2 – Site Photographs

Attachment No. 1 – Applicant’s Site Plan



Attachment No. 2 – Site Photos



Attachment No. 2 – Site Photos (continued)

