



**TO:** Regional Board of Directors  
**FROM:** Director Riley Gettens  
**DATE:** September 28, 2021  
**RE:** Public Hearing Report - Amendment Bylaw No. 2461.17, 2021

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**Purpose of Bylaw:**

The proposed amendment to the Electoral Area “F” Zoning Bylaw No. 2461, 2008, is related to a textual amendment to the Site Specific General Commercial (C1s) Zone that applies to the subject property to replace “retail sales, convenience” with “retail store general” as a permitted use in order to operate a thrift store at 2002 West Bench Drive.

**Public Hearing Overview:**

The Public Hearing for Bylaw No. 2461.17, 2021, was convened electronically on Tuesday, September 28, 2021, at 7:00 pm, via the Webex software platform.

Members of the Regional District staff present were:

- Fiona Titley, Planner I
- Nikita Kheterpal, Planner I

There were six (6) member of the public present.

In accordance with Section 466, the time and place of the public hearing was advertised in the September 15 and September 22, 2021, editions of the Penticton Western.

Copies of reports and correspondence received related to Bylaw No. 2461.17, 2021, were available for viewing at the Regional District office during the required posting period.

Pursuant to Section 464, 465 & 468 of the *Local Government Act*, Chair Gettens called the Public Hearing to order at 7:00 p.m. in order to consider the amendment bylaw.

**Summary of Representations:**

There were no written briefs submitted at the public hearing.

**Chair Gettens** called a first time for briefs and comments from the floor and noted that the proposed bylaw, and related information including written comments received to date, was available for review on the Regional District’s webpage.

**F. Titley, Planner I**, outlined the proposed bylaw.

**Chair Gettens** asked if anyone wished to speak to the proposed bylaw.

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**G. McIntaggart, 912 Newton Drive,** asked if the letters that were submitted would be read aloud and if board members were listening in on the meeting.

**Chair Gettens** clarified that the letters would not be read aloud but would be part of the agenda package sent to the Board. The Board members will hear the comments made at the public hearing through a report with she (Director Gettens) would speak to at the Board meeting.

**G. McIntaggart, 912 Newton Drive,** said that she felt that the concerns of the neighbour's had been glossed over at the APC meeting. She stated that as the board members were not present to listen to comments, and she had already submitted a letter, she had no further comments.

**A. Maddolozzo and D. Sutherland, the applicants,** commented that they were present to listen to any feedback.

**Chair Gettens** asked the applicants if they currently live on the subject property, or if they plan to in the future.

**A. Maddolozzo and D. Sutherland, the applicants,** clarified that they do not currently live on the property or in Area F, but they plan to move to the area once they retire. The accessory dwelling on the property will remain a separate rental.

**Chair Gettens** asked a second time if there was anyone who wished to speak further to the proposed bylaw.

**Chair Gettens** asked a third time if there was anyone who wished to speak further to the proposed bylaw and hearing none, declared the public hearing closed at 7:11 p.m.

Recorded by:

*Fiona Titley*

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Fiona Titley  
Planner I

Confirmed:

*R. Gettens*

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R. Gettens  
Director, Electoral Area "F"