



Penticton Indian Band
Natural Resources Department
841 Westhills Drive | Penticton, B.C.
V2A 0E8
Referrals@pib.ca | www.pib.ca
Telephone: 250-492-0411
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L-250203

:

X2024.017-ZONE

Short Term Rental Accommodations - Electoral Areas D, F & I.

Regional District of Okanagan Similkameen

4-Feb-2025 14:02 PST

WITHOUT PREJUDICE

Attention: Evelyn Reichert

RE: 40 (forty) day extension

Thank you for the above application that was received on 3-Feb-2025.

This letter is to inform you that due to current levels of internal capacity, we are unable to review your referral in your proposed timeline. With additional time, snpink'tn (Penticton Indian Band) will be able to ensure that an informed review process will occur. We are setting the new timeline to be 40 days from the existing timeline.

syilx (Okanagan Nation) Title includes snpink'tn right to proactively use and manage our resources. In Tsilhqot'in, the Supreme Court of Canada emphasizes the need to seek the consent of the title-holding Aboriginal group, and warns, without consent for a project, the proponent risks having the project cancelled. The obligation to seek free, prior and informed consent is further required by the United Nations Declaration on the Rights of Indigenous People (UNDRIP). UNDRIP requires that Indigenous peoples shall be consulted and cooperated with in good faith in order to obtain their free and informed consent prior to the approval of



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any project affecting their lands or territories and other resources, particularly in connection with the development, utilization or exploitation of mineral, water or other resources.

Please note that not receiving a response regarding a referral from snpink'tn in the pre-application, current or post-application stage does not imply our support for the project.

I appreciate your co-operation.

limlæmt,

Maryssa Bonneau
Referrals Coordinator
snpink'tn (Penticton Indian Band)
Natural Resources
email: mbonneau@pib.ca
office: 250-492-0411
cell: 250-486-3241
address: 841 Westhills Drive
Penticton, British Columbia
Canada V2A 0E8

RESPONSE SUMMARY

AMENDMENT BYLAW NOS. 3099 & 2800.50

- Approval Recommended for Reasons Outlined Below
- Interests Unaffected by Bylaw
- Approval Recommended Subject to Conditions Below
- Approval Not Recommended Due to Reasons Outlined Below

Zoning Amendment Bylaws No 3099 & 2800.50; File: X2024.017-ZONE

Our interests are unaffected by the zoning changes, however:

The Kaleden Irrigation District requests that for billing purposes, we receive a listing semi-annually of the short-term rental and Air BnB licenses issued within Area I, or a copy of each license as they're issued.

Thank-you

Signature: Cheryl E. Halla Signed By: Cheryl E. Halla
Agency: Kaleden Irrigation District Title: Financial/Corporate Administrator
Date: March 3, 2025



March 6, 2025

File: 0280-30

Local Government File: X2024.017-ZONE and X2024.018-Zone

Ben Kent, Planner II
Regional District of Okanagan-Similkameen
Via Email: planning@rdos.bc.ca

Dear Ben Kent:

Re: Short Term Rental Review

Thank you for providing B.C. Ministry of Agriculture and Food (Ministry) staff the opportunity to comment on the draft OCP and Zoning amendments to change how short-term rentals are regulated in Electoral Areas "A", "C", "D", "E", "F" and "I". Ministry staff support the RDOS in regulating short-term rentals in the ALR through bylaws, business licences and short-term rental permits rather than the Temporary Use Permits used previously and have the following comments and suggestions:

- The new bylaws should be consistent with provincial direction on Short Term Vacation Rentals and the *Agricultural Land Commission Act* and Regulations.
- We understand that previously the Temporary Use Permits had to be posted on the premises and for properties within the ALR, contained language notifying guests that they were staying in a farming area and may experience "normal farm practices" as a result. Ministry staff recommend that this be carried forward and used in this new regulatory scheme as well. The business licence or short-term rental permit should be posted on site and we suggest the following language:
 - *Please be advised that you are staying within an active agricultural area that is commonly associated with noise from farm operations, farm odours, chemical spray and dust at various times of the day.*

Please contact Ministry staff if you have any questions regarding the above comments.

Sincerely,



Alison Fox, P.Ag.
Land Use Agrologist
Ministry of Agriculture, Food
and Fisheries
Alison.Fox@gov.bc.ca
(778) 666-0566

Email copy: Lindsay Hainstock, Regional Agrologist, B.C. Ministry of Agriculture and Food,
Lindsay.Hainstock@gov.bc.ca

Claire Buchanan, ALC Regional Planner, ALC.Referrals@gov.bc.ca



**DEVELOPMENT SERVICES
PRELIMINARY BYLAW
COMMUNICATION**

Your File #: X2024.017-ZONE
(3099 & 2800.50)
eDAS File #: 2025-00586
Date: February 6, 2025

Regional District Okanagan Similkameen
101 Martin Street
Penticton, BC V2A 5J9

Attention: Lauri Feindell, Planning Secretary

**Re: Proposed Bylaw 2800.50, 2025 for:
Amendments to the Okanagan Valley Zoning Bylaw in relation to the
regulation and permitting of short-term rental accommodations (e.g.
"vacation rentals" and "bed and breakfast operations").**

Preliminary Approval is granted for the rezoning for one year pursuant to section 52(3)(a) of the *Transportation Act*.

If you have any questions please feel free to call Penticton Development Services at (250) 712-3660.

Yours truly,

Rob Bitte
Development Officer

Local District Address
Penticton Area Office 102 Industrial Place Penticton, BC V2A 7C8 Canada Phone: (250) 712-3660 Fax: (250) 490-2231