

RESPONSE SUMMARY

TEMPORARY USE PERMIT NO. C2022.008-TUP

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

Please see attached letter from Interior Health regarding reasons for not recommending approval.

Signature:  _____

Signed By: Tanya Osborne

Agency: Interior Health

Title: Community Health Facilitator

Date: May 12, 2022



Interior Health

May 12, 2022

Danielle DeVries, Planner 1

Regional District of Okanagan-Similkameen

101 Martin Street

Penticton, BC, V2A-5J9

Sent via email: planning@rdos.bc.ca

Danielle DeVries,

RE: File C2022.008-TUP: 5607 Cactus Street: Lot 2, Plan KAP68288, District Lot 2450S, SDYD

Thank you for the opportunity to provide comments on this application. It is our understanding that the applicant is seeking a Temporary Use Permit (TUP) to allow for the operation of a short-term vacation rental on the above mentioned property, which is serviced by community water and onsite wastewater. This referral has been reviewed from a Healthy Community Development perspective. We recommend not approving this TUP. Instead, we recommend the Regional District support housing, which contributes to achieving the Identified needs of the community.

Housing Need:

It is important to balance long-term housing needs with support for visitors and economic opportunity. Housing is a key determinant of health. It has a significant influence on our physical and mental health, social well-being, and indirectly influences many other determinants of health such as income, early childhood development, educational opportunities and access to health services. As noted in the RDOS 2020 Housing Needs Assessment, there is a shortage of long-term rental availability. While a vacation rental can contribute to the property owner's income and support tourism through accommodation for the travelling public, this housing unit would better contribute to the needs of the community as long-term rental. As such, we recommend not approving this temporary use permit.

Sewerage Servicing:

Long-term sustainability and self-sufficiency of parcels serviced by onsite wastewater is very important. Attached is the sewerage system record in our files for the subject property. This record does not include a residential suite in the design. Therefore, we recommend *not approving* this application until at least an Authorized Person under the *Sewerage System*

We recognize and acknowledge that we are collectively gathered on the traditional, ancestral, and unceded territories of the seven Interior Region First Nations, where we live, learn, collaborate, and work together. This region is also home to 15 Chartered Métis Communities. It is with humility that we continue to strengthen our relationships with First Nation, Métis, and Inuit peoples across the Interior.



Interior Health

Regulation confirms the septic system is able to handle the additional wastewater generated by the suite. Further, this parcel is relatively small. A parcel size of 0.2 hectares (0.5 acres) is often used as a guideline for minimum parcel size for one single-family home on a parcel serviced by community water and onsite sewerage. The subject parcel is 0.25 hectares (0.62 acres) with principal and accessory dwellings. As such, we also recommend the Temporary Use Permit only be approved if an Authorized Person confirms that a back-up area for a future septic field is present. Further, if only one suitable location is identified then we suggest this land be protected with a restrictive covenant.

In summary, we recommend this Temporary Use Permit not be approved. Instead, we encourage this housing unit contribute to the long-term housing needs of the community. Further, we recommend an Authorized Person confirm the sewerage system meets standard practice and is functioning well, and the subject parcel has the capacity to be self-sufficient in terms of wastewater servicing well into the future. Interior Health is committed to improving the health and wellness of all by working collaboratively with local governments and community partners to create policies and environments that support good health.

Sincerely,

A handwritten signature in black ink, appearing to read 'T. Osborne'.

Tanya Osborne, BAHS
Community Health Facilitator
Healthy Communities Healthy Families

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