

Regional District Okanagan-Similkameen

101 Martin Street,

Penticton, BC, V2A 5J9

Attn. Planning Department

Reference to Electoral Area D Zoning Bylaw Amendment No. 2455.43, 2020

January 2, 2021

To: Board of Directors, RDOS

Thank you for the opportunity to respond to the proposed bylaw amendment no. 2455.43,2020 regarding the development of a 30 unit residential building in Okanagan Falls.

While we generally support the project, we strongly oppose the reduction of required parking spaces from the zoned regulation 1.75 spaces per dwelling to 1.0 parking spaces per dwelling.

Among the few multi-family buildings in Okanagan Falls and the many in Penticton, one finds a great deal of on-street parking of vehicles related to these buildings even though each unit has been provided with its own parking. Multi-family buildings on Cedar Street in Okanagan Falls and multi-family buildings along South Main Street, Fairway Ave, and Oakville Ave. in Penticton and the resulting congestion illustrate our point.

There is still much future development to come in the Okanagan Falls Town Centre site, each project having its own parking requirements. To reduce the parking requirements for this project as well as possibly that of future developments will put a great deal of pressure on surrounding streets and neighbourhoods. As an unincorporated Area, Okanagan Falls has no jurisdiction over its streets, nor can it count on the Department of Highways to alleviate road problems that may arise especially problems related to the congestion from on-street parking.

The Community of Okanagan Falls has been working hard with the RDOS to develop an economic development plan that will make Okanagan Falls a beautiful and vibrant community for citizens and visitors alike. As Okanagan Falls residents for the last 19 years, we have also worked hard alongside many other citizens to make Okanagan Falls a community we can be proud of. We believe that a decision at this time to relax what have been well-designed and tested parking zoning standards will create problems that will negatively impact Okanagan Falls long into the future.

Respectfully submitted,

George R. (Bob) Daly and Sheila L. Daly

Okanagan Falls BC, V0H 1R5

## JoAnn Peachey

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**From:**  
**Sent:** January 4, 2021 5:47 PM  
**To:** JoAnn Peachey  
**Subject:** Notice of Public Hearing Amendment Bylaw No 2455.43, 2020

I wish to comment on the proposed reduction of the required number of parking spaces proposed by this bylaw. I have seen the congested streets of Penticton with the introduction of duplex and fourplex housing. The off-site parking available for this development is highway 97 or 8<sup>th</sup> Ave. Since this is one of the first developments for this street I would not want to see the same congestion as has occurred in Penticton happen here. I believe this proposal is short-sighted and should not occur.

Respectfully,  
G. Edward Lynch

Okanagan Falls  
VOH 1R4  
Telephone