

**Tim Donegan**

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**From:**  
**Sent:** February 9, 2023 8:54 AM  
**To:** Tim Donegan

Proposed Temporary Use:

We are requesting a temporary use permit to use our property at 413 Hody Dr, Okanagan Falls in its entirety as a vacation rental.

We purchased the property in 2022 with plans to retire there within the next five years. In addition, we have elderly parents and other chronically ill family members that require regular support in the area as we balance our time between our working location of Maple Ridge, BC and our retirement location here on Hody Dr.

Allowing us to temporarily use the property as a vacation rental will allow us to maintain and improve the property with funds from the rental revenue and will provide additional revenue opportunities to the fantastic local businesses as compared to the house being empty between our visits.

Because we plan to retire there, being a good and responsible neighbour is of the utmost importance to us. As a result of this we have:

- Talked to the immediate neighbours about our plans and the steps we are taking to ensure their privacy and peace is maintained.
- Hired a local property manager based out of Penticton who will be responsible for screening tenants and resolving issues in a timely manner. This was important to use as she and her team will be able to get to the property within minutes if there is an issue. In addition, it supports her local property management business and helps to bring revenue into the local economy.
- Established no party rules with the property manager and installed outdoor noise sensors to detect any late night noise outside of those rules, that might be disturbing to neighbours.
- Ensured privacy fencing around the backyard of the property to minimize any impact to the direct neighbour.
- Ensured adequate parking is available via 2 indoor garage spaces and an additional 3-4 spaces in the driveway so that the street and culdesac are not impeded.
- Installed remote security technology and home automation which notifies us of any issue with fire, carbon monoxide, heating and cooling issues, flooding or unauthorized access.

We appreciate you taking the time to review our application. As committed neighbours, we are happy to entertain any steps that the RDOS deems necessary to ensure the safe and quiet operation of our vacation rental and we look forward to earning your support.