



**Valley
Environmental**

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Planning Department
Regional District of Okanagan-Similkameen
101 Martin Street, Penticton, BC V2A 5J9

Re: Riparian Assessment / Hardship at 4535 & 4545 Mill Road, Naramata, BC

Valley Environmental (VE) has been retained as a Qualified Environmental Professional (QEP) for the single-family developments at this property to complete a riparian areas protection regulation (RAPR) report. An initial review of the property under the RAPR reveals that any single-family development on the property will be in a hardship including a holding tank.


A hardship indicates that the proposed developments will encroach into the riparian setback. As such, each of the proposed developments will require riparian / native planting compensation (shrubs & trees), as per provincial requirements. This compensation plan will help offset environmental impacts to fish (riparian) habitat. It is the responsibility of the QEP to design an appropriate compensation plan which will be reviewed and authorized by provincial RAPR review staff.

Prior to proceeding with a RAPR Hardship Protocol with the province, the property owner will pursue a variance with the RDOS for the proposed single-family development including the holding tank. The variance may include those for building setbacks as well as those for locating a holding tank.

VE understands that the property owners have hired an engineer to design a septic system with holding tank for each property/development. Furthermore, VE understands that the Interior Health Authority (IHA) has approved both septic systems and holding tanks. IHA is responsible for ensuring environmental (public) health in regards to holding tanks and septic systems.

If you require any additional information or anything requires clarification, do not hesitate to contact us at 250-490-0161 or david.cassidy@shaw.ca.

Regards,



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Senior Environmental Biologist