

REGIONAL DISTRICT OF OKANAGAN-SIMILKAMEEN

BYLAW NO. 3046, 2025

A Bylaw to amend the electoral area zoning bylaws

The REGIONAL BOARD of the Regional District of Okanagan-Similkameen in open meeting assembled, ENACTS as follows:

1. This Bylaw may be cited for all purposes as the “Regional District of Okanagan-Similkameen Private Utilities Regulation Zoning Amendment Bylaw No. 3046, 2025.”

2. The “Okanagan Valley Zoning Bylaw No. 2800, 2022,” is amended by:

i) adding a new definition of “community sewer system” under Section 4.0 (Definitions) to read as follows:

“**community sewer system**” means a system of works owned operated and maintained by the *Regional District*, a municipality, an Indigenous governing body or an improvement district and which is established and operated for the collection, treatment and disposal of sanitary sewage and which serves more than one *parcel*, and for certainty excludes such system of works owned and operated by a strata corporation, private sewer utility or business corporation.

ii) adding a new definition of “community water system” under Section 4.0 (Definitions) to read as follows:

“**community water system**” means a water supply system owned, operated and maintained by the *Regional District*, a municipality, an Indigenous governing body or an improvement district, and for certainty excludes a water supply system owned and operated by a strata corporation, private water utility or business corporation.

iii) replacing Section 8.1.3 (Minimum Parcel Size Exceptions for Subdivision) under Section 8.0 (Subdivision Regulations) in its entirety with the following:

.3 If a provision in this Bylaw establishes a minimum parcel size of less than 1.0 ha for a new parcel to be created by subdivision:

- a) that minimum parcel size only applies to a new parcel that will be connected to both community water and community sewer systems; and
 - b) in all other circumstances the minimum parcel size for a new parcel to be created by subdivision is the 1.0 ha or greater minimum parcel size established by this Bylaw for the zone in which the parcel would be located.
3. The “Electoral Area “G” Zoning Bylaw No. 2781, 2017,” is amended by:
- i) adding a new definition of “community sewer system” under Section 4.0 (Definitions) to read as follows:

“**community sewer system**” means a system of works owned operated and maintained by the *Regional District*, a municipality, an Indigenous governing body or an improvement district and which is established and operated for the collection, treatment and disposal of sanitary sewage and which serves more than one *parcel*, and for certainty excludes such system of works owned and operated by a strata corporation, private sewer utility or business corporation.
 - ii) adding a new definition of “community water system” under Section 4.0 (Definitions) to read as follows:

“**community water system**” means a water supply system owned, operated and maintained by the *Regional District*, a municipality, an Indigenous governing body or an improvement district, and for certainty excludes a water supply system owned and operated by a strata corporation, private water utility or business corporation.
4. The “Electoral Area “H” Zoning Bylaw No. 2498, 2012,” is amended by:
- i) adding a new definition of “community sewer system” under Section 4.0 (Definitions) to read as follows:

“**community sewer system**” means a system of works owned operated and maintained by the *Regional District*, a municipality, an Indigenous governing body or an improvement district and which is established and operated for the collection, treatment and disposal of sanitary sewage and which serves more than one *parcel*, and for certainty excludes such system of works owned and operated by a strata corporation, private sewer utility or business corporation.
 - ii) adding a new definition of “community water system” under Section 4.0 (Definitions) to read as follows:

“**community water system**” means a water supply system owned, operated and maintained by the *Regional District*, a municipality, an Indigenous governing body or an improvement district, and for certainty excludes a water supply system

owned and operated by a strata corporation, private water utility or business corporation.

READ A FIRST AND SECOND TIME this 6th day of March, 2025.

PUBLIC HEARING held on this 20th day of March, 2025.

READ A THIRD TIME this ____ day of _____, 2025.

I hereby certify the foregoing to be a true and correct copy of the “Regional District of Okanagan-Similkameen Private Utilities Regulation Zoning Amendment Bylaw No. 3046, 2025”, as read a Third time by the Regional Board on this ____ day of _____, 2025.

Dated at Penticton, BC this ____ day of _____, 2025.

Corporate Officer

Approved pursuant to Section 52(3) of the *Transportation Act* this ____ day of _____, 2025.

For the Minister of Transportation & Infrastructure

ADOPTED this ____ day of _____, 2025.

Board Chair

Corporate Officer