

#1 - Vacation Rentals (General Public)

SURVEY RESPONSE REPORT

11 January 2023 - 28 February 2023

PROJECT NAME:

Vacation Rental Review

FILTER BY:

In which electoral area are you a resident or property owner?

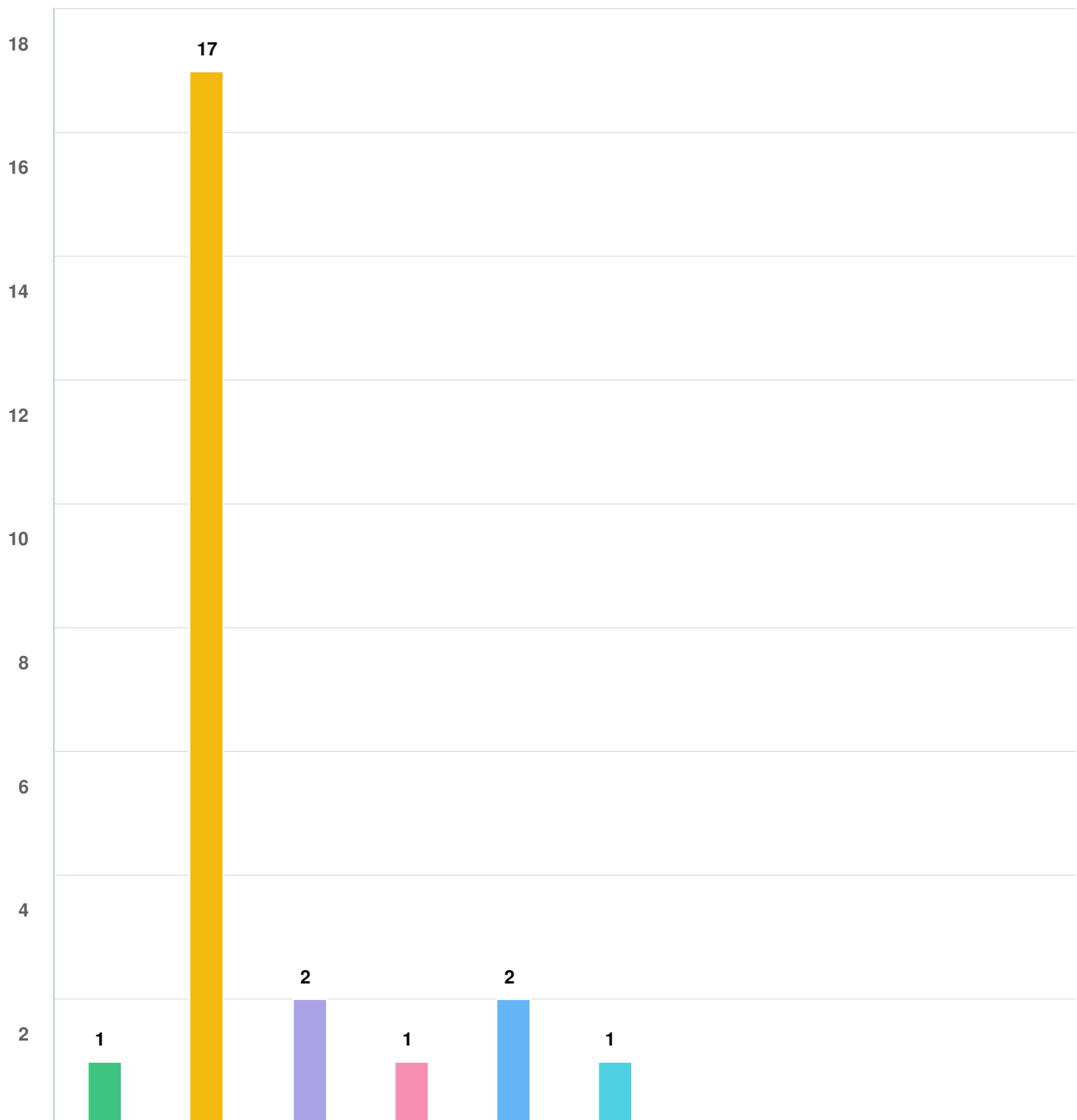
Answered : B

Vacation Rental Survey Results
Electoral Area "B" (Cawston, Lower Similkameen)
January 11, 2023 - February 15, 2023

REGISTRATION QUESTIONS

SURVEY QUESTIONS

Q1 In which electoral area are you a resident or property owner?



Question options

- "A" (Rural Osoyoos) ● "B" (Cawston, Lower Similkameen) ● "C" (Rural Oliver, Gallagher Lake)
- "D" (Skaha East, Okanagan Falls) ● "G" (Rural Keremeos, Hedley, Olalla) ● "I" (Skaha West, Kaleden, Apex)
- "E" (Naramata) ● "F" (Greater West Bench, Okanagan Lake West, Rural Summerland)
- "H" (Rural Princeton, Tulameen, Coalmont, Eastgate, Missezula Lake) ● Other (please specify)

Mandatory Question (17 response(s))
Question type: Checkbox Question
Filtering by: In which electoral area are you a resident or property owner? B

Q2 | If you live in a specific neighbourhood, please name it below (e.g. Naramata, Kaleden, Heritage Hills).

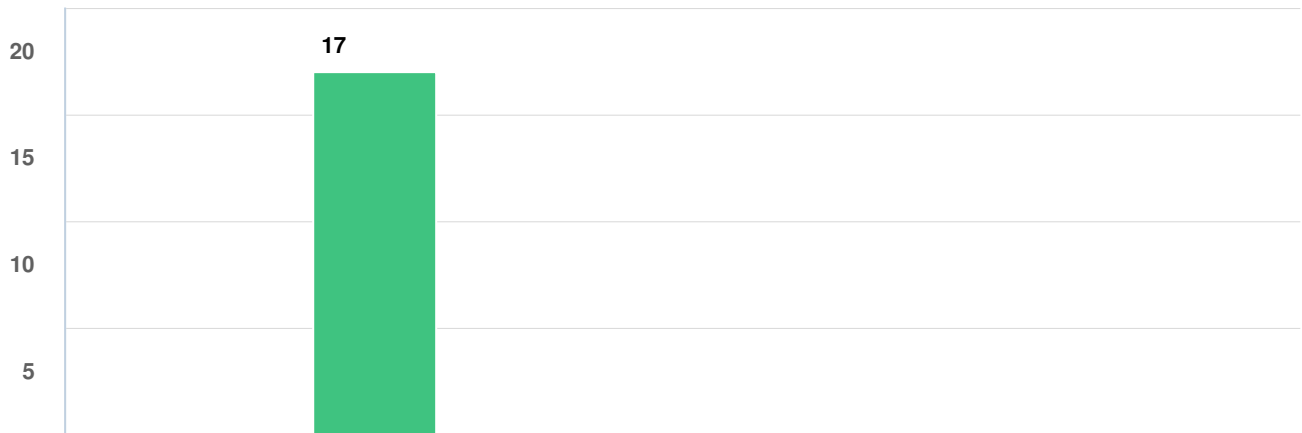
Screen Name Redacted 1/11/2023 04:17 PM	Olalla
Screen Name Redacted 1/19/2023 11:48 AM	Cawston
Screen Name Redacted 1/21/2023 04:33 PM	Oliver off Willowbrook
Screen Name Redacted 1/21/2023 08:08 PM	Keremeos
Screen Name Redacted 1/25/2023 08:58 PM	Cawston
Screen Name Redacted 1/28/2023 01:22 AM	Cawston
Screen Name Redacted 1/30/2023 07:48 PM	Cawston
Screen Name Redacted 1/31/2023 10:11 AM	Hedley
Screen Name Redacted 2/01/2023 11:40 AM	Keremeos
Screen Name Redacted 2/01/2023 12:53 PM	keremeos
Screen Name Redacted 2/02/2023 09:51 AM	Chopaka

Optional question (11 response(s), 6 skipped)

Question type: Single Line Question

Filtering by: In which electoral area are you a resident or property owner? B

Q3 Do you have, or have you had in the past, a Temporary Use Permit (TUP) to operate a vacation rental?



Question options

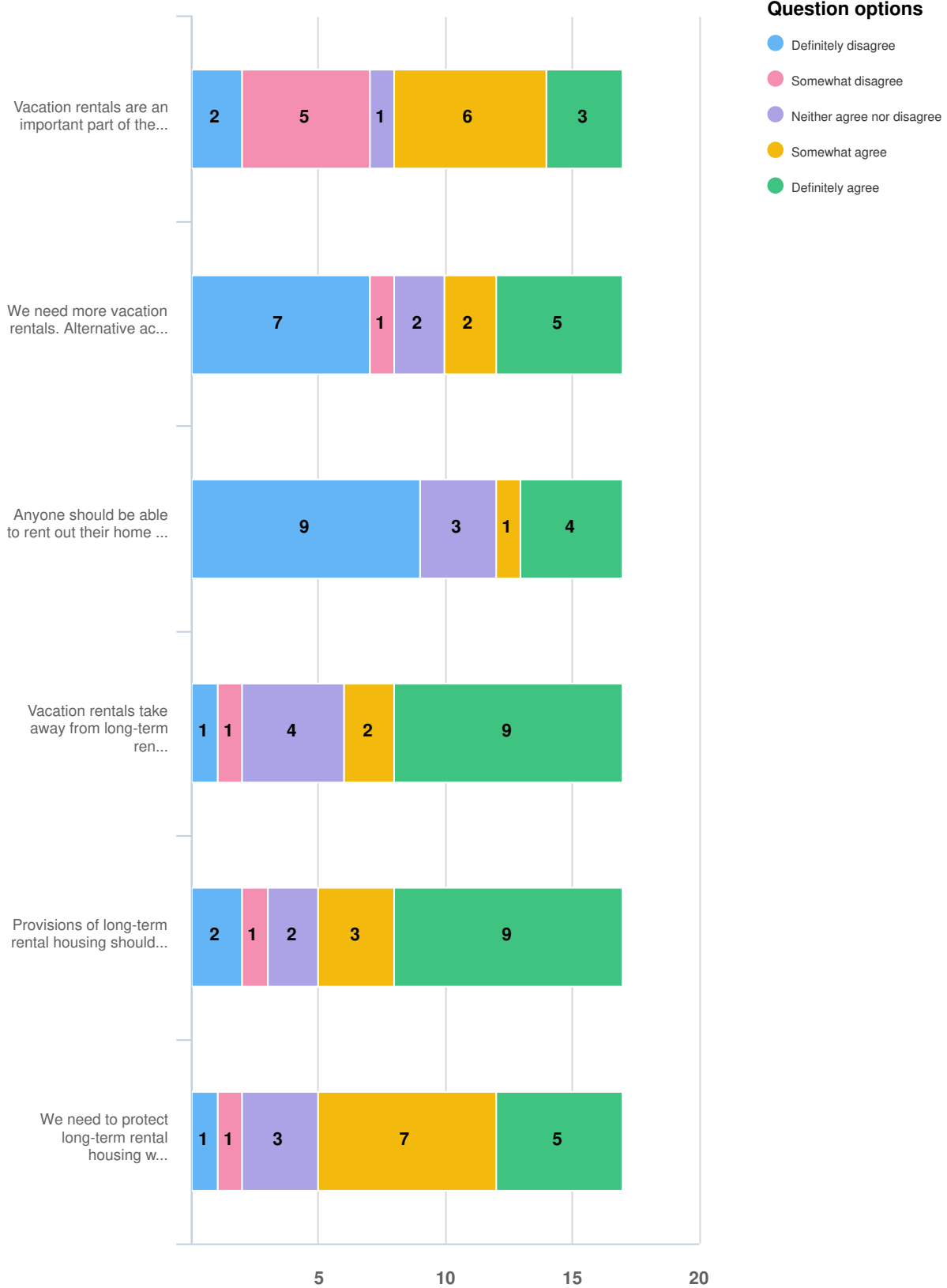
- No (please continue with this survey)
- Yes (please go to Survey #2 of the Regional Connections page or contact the RDOS to receive a paper copy of the survey)

Optional question (17 response(s), 0 skipped)

Question type: Checkbox Question

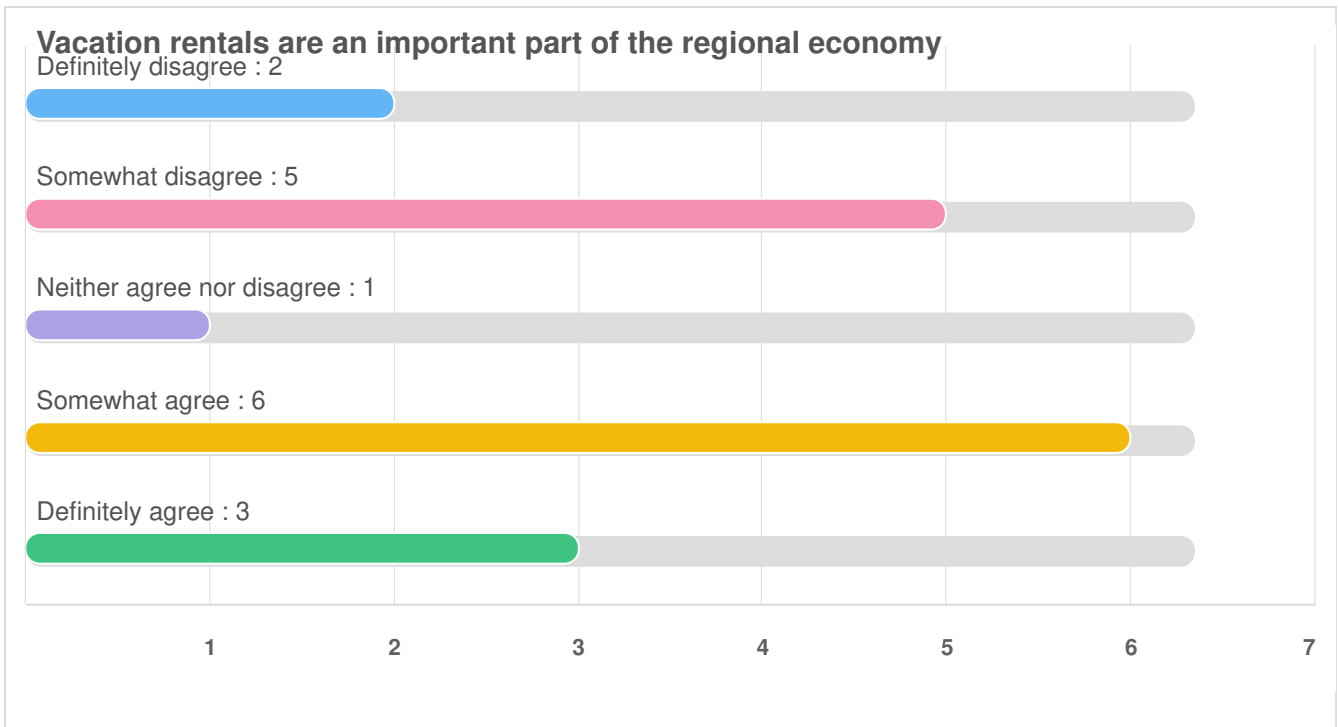
Filtering by: In which electoral area are you a resident or property owner? B

Q4 To help the Regional District understand your perspective on vacation rentals, please indicate your level of agreement with...

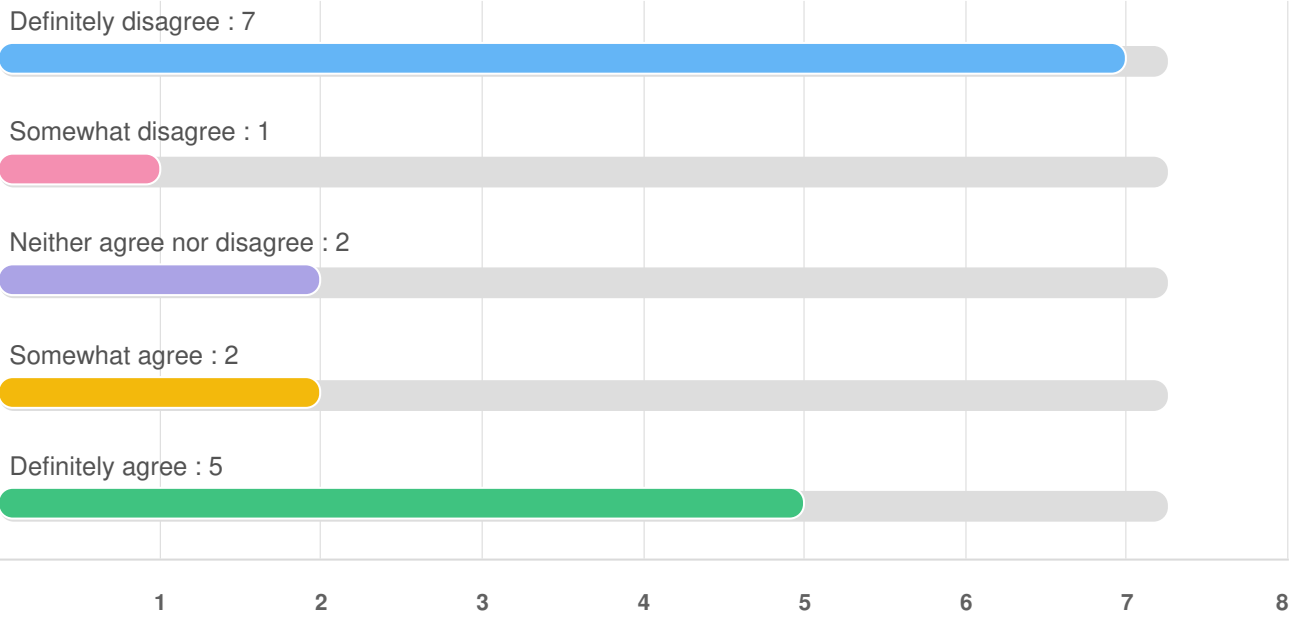


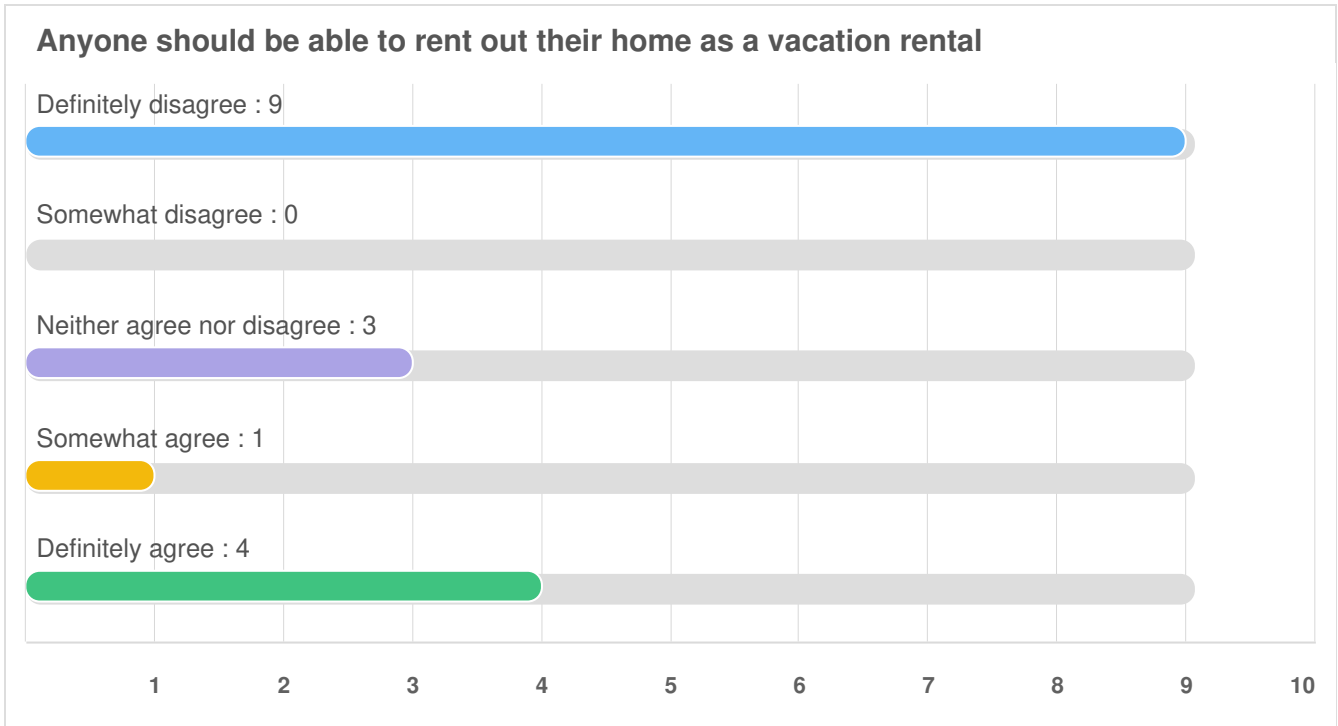
Optional question (17 response(s), 0 skipped)
 Question type: Likert Question
 Filtering by: In which electoral area are you a resident or property owner? B

Q4 | To help the Regional District understand your perspective on vacation rentals, please indicate your level of agreement with...

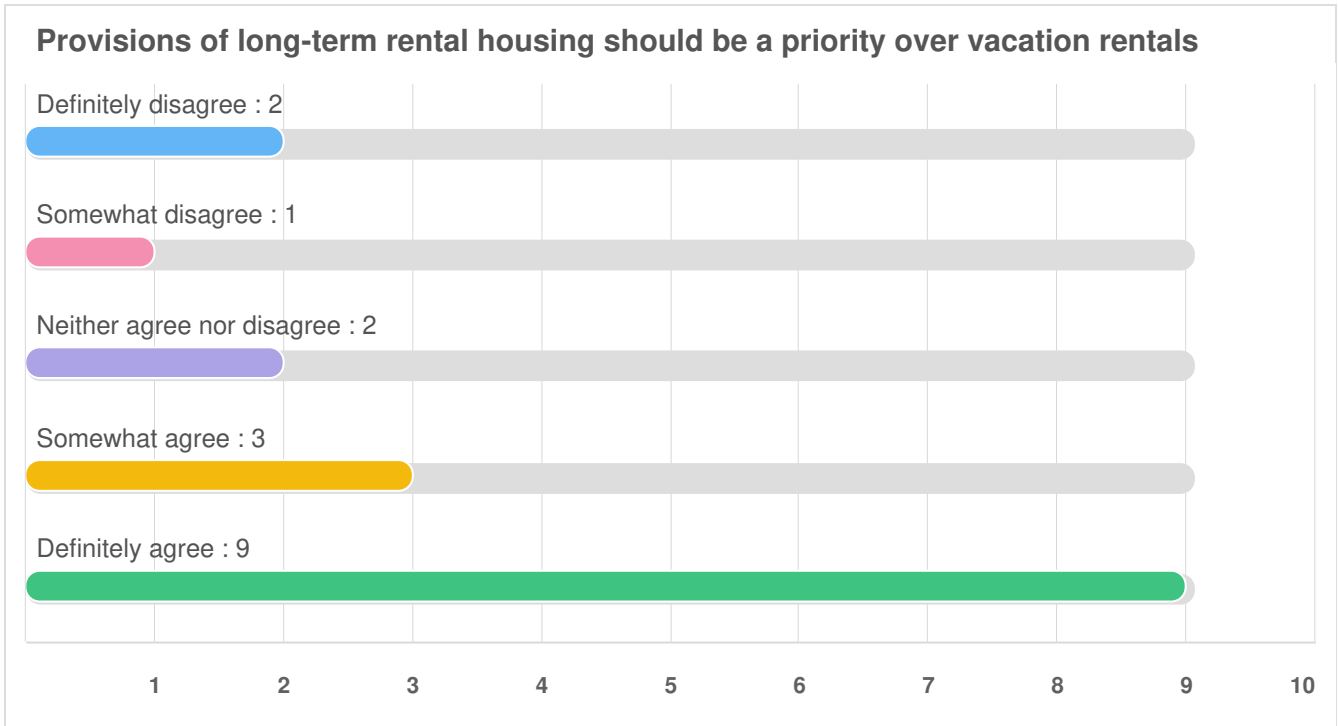


We need more vacation rentals. Alternative accommodations (hotels, motels, and bed & breakfasts) are often lacking

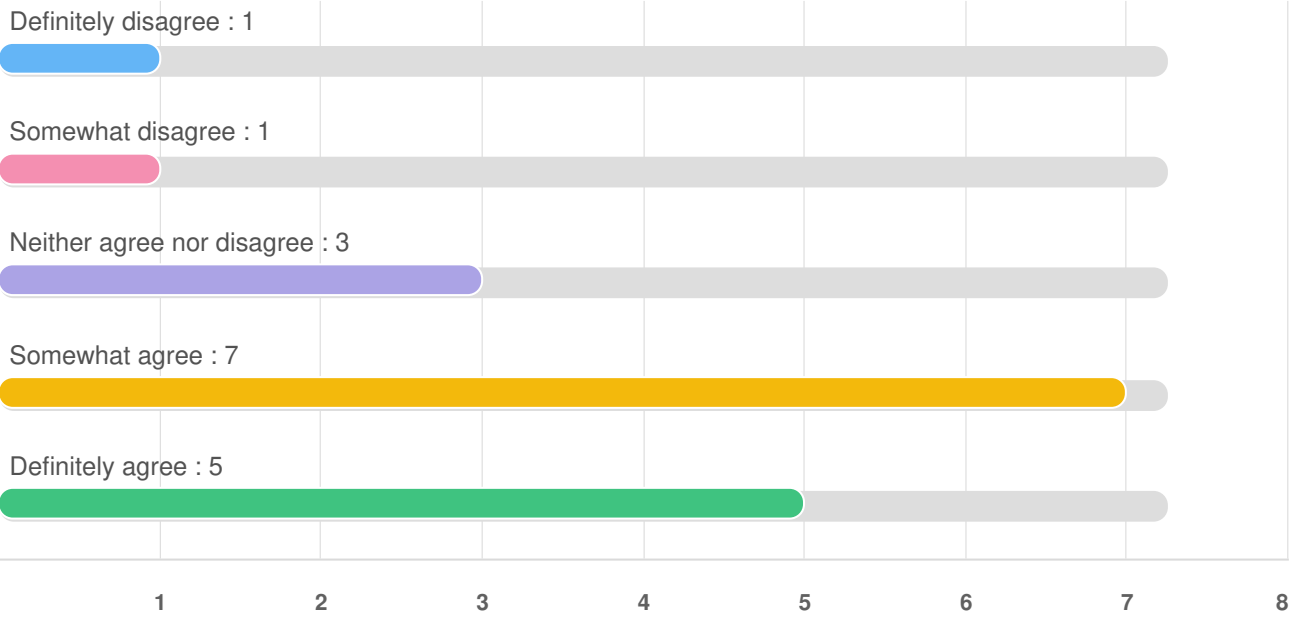








We need to protect long-term rental housing while also permitting some vacation rentals

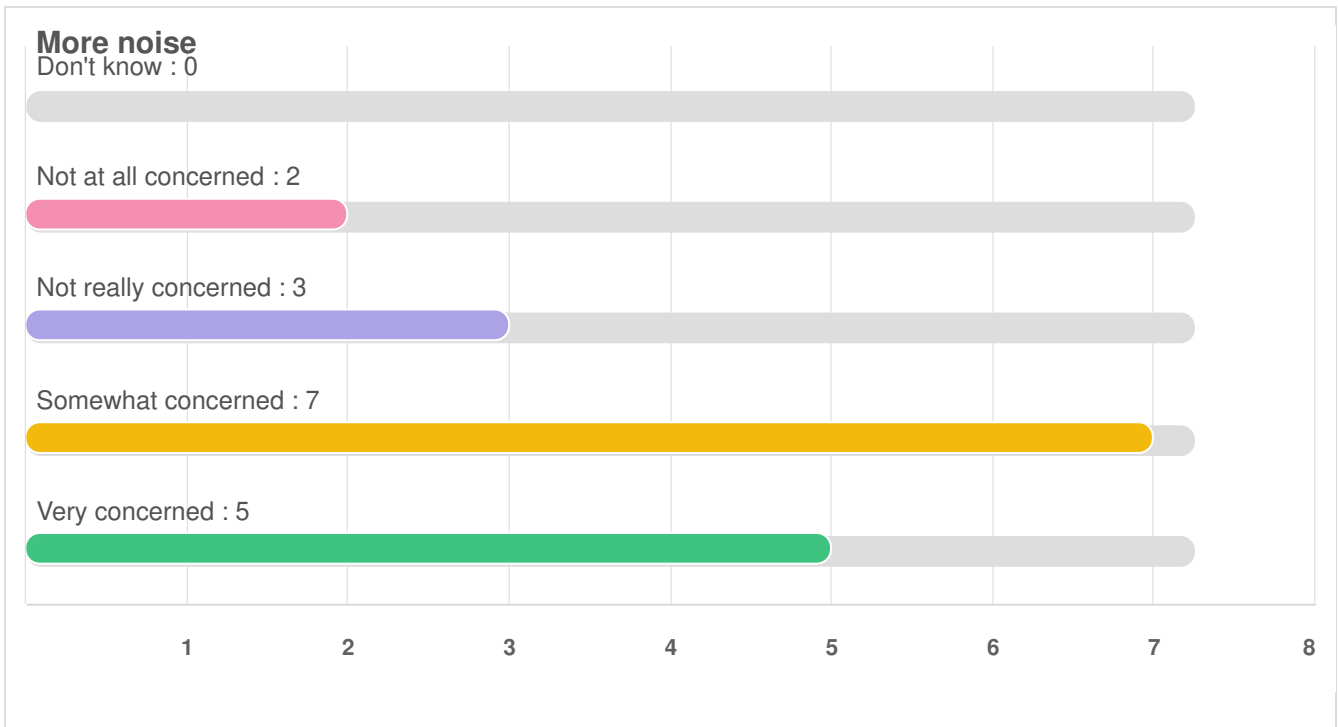


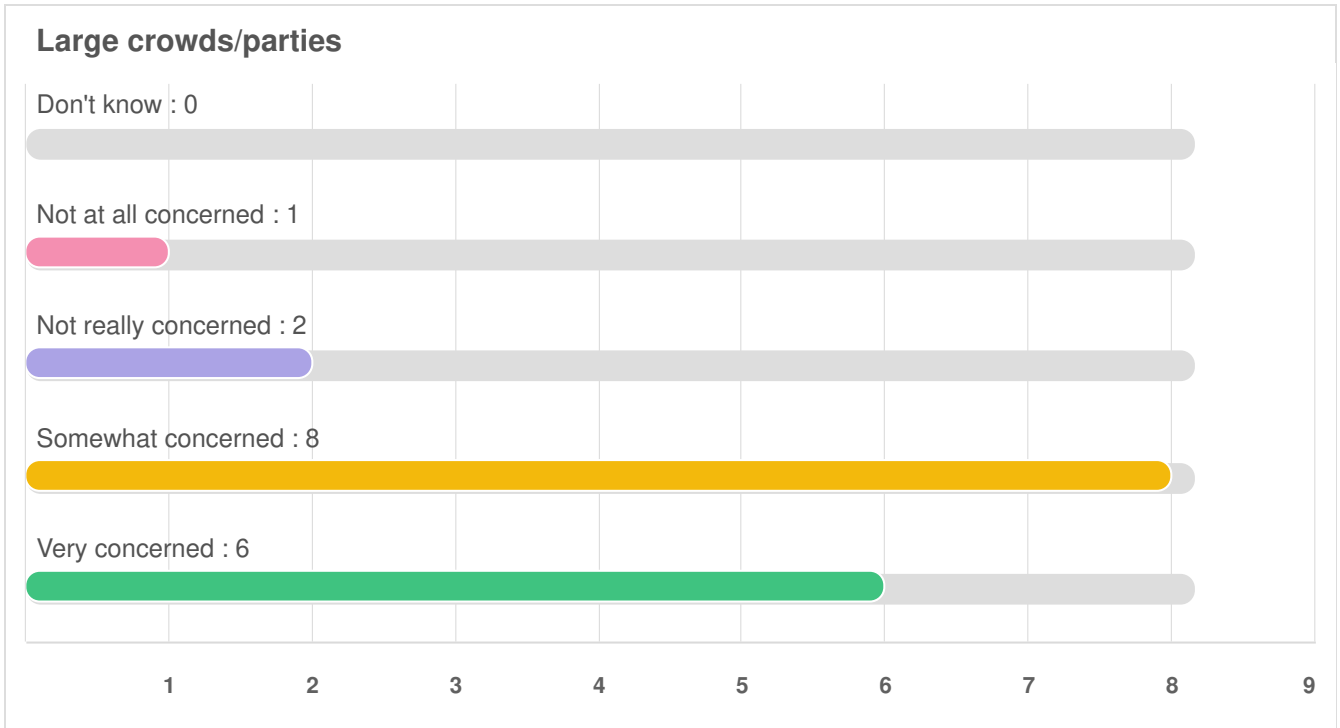
Q5 | Please rate your level of concern with the following potential impacts of vacation rentals in your neighbourhood.

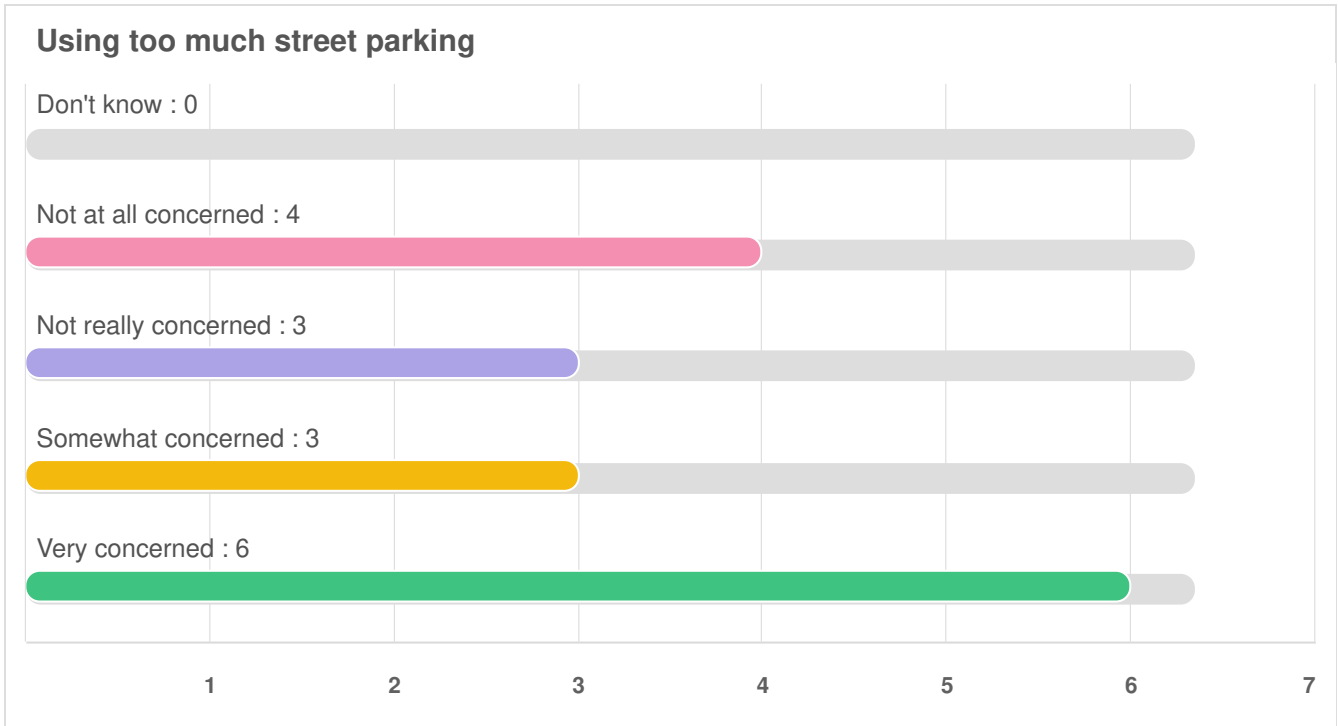


Optional question (17 response(s), 0 skipped)
 Question type: Likert Question
 Filtering by: In which electoral area are you a resident or property owner? B

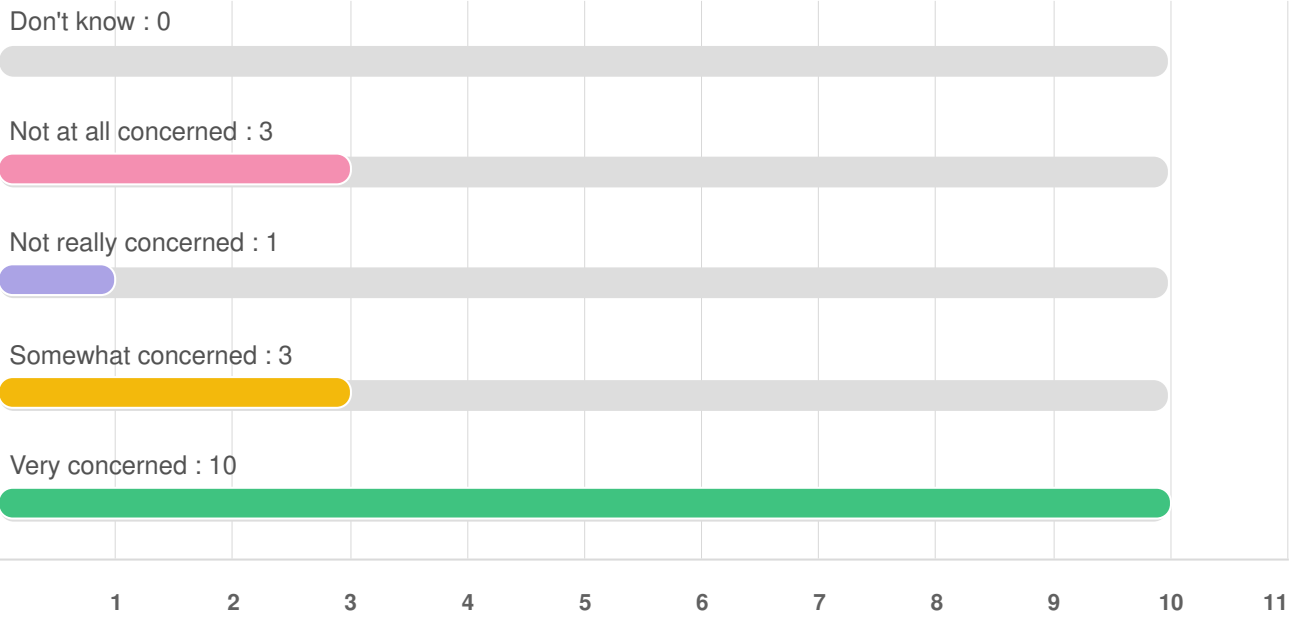
Q5 | Please rate your level of concern with the following potential impacts of vacation rentals in your neighbourhood.



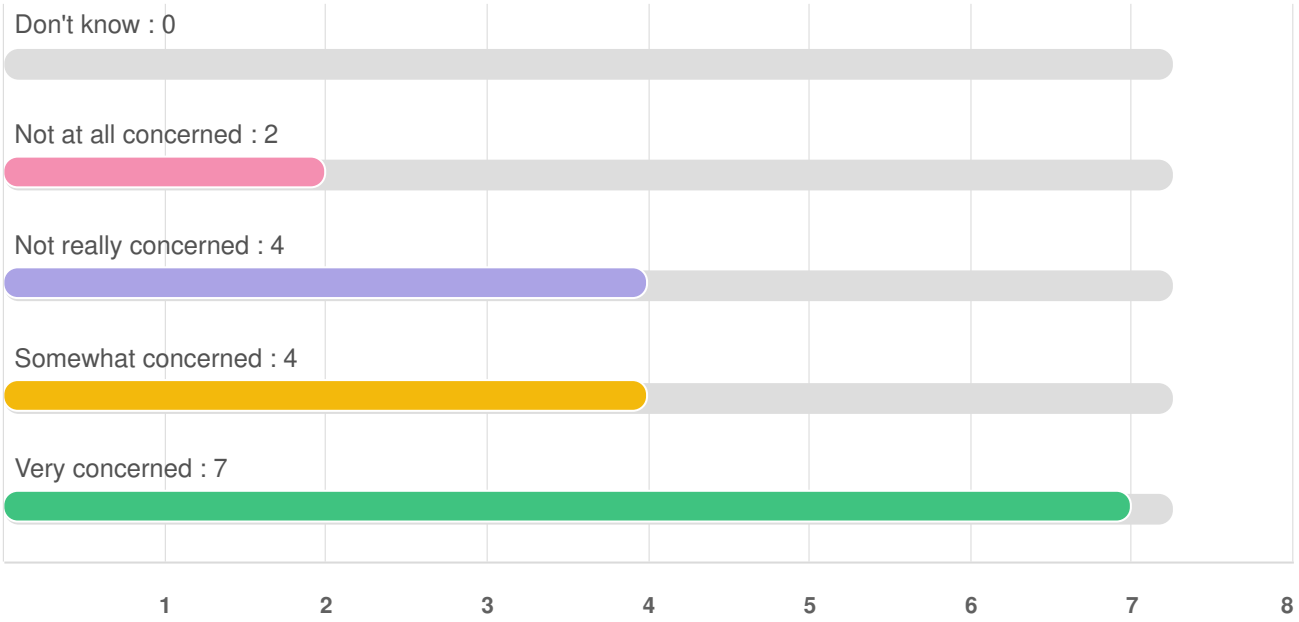


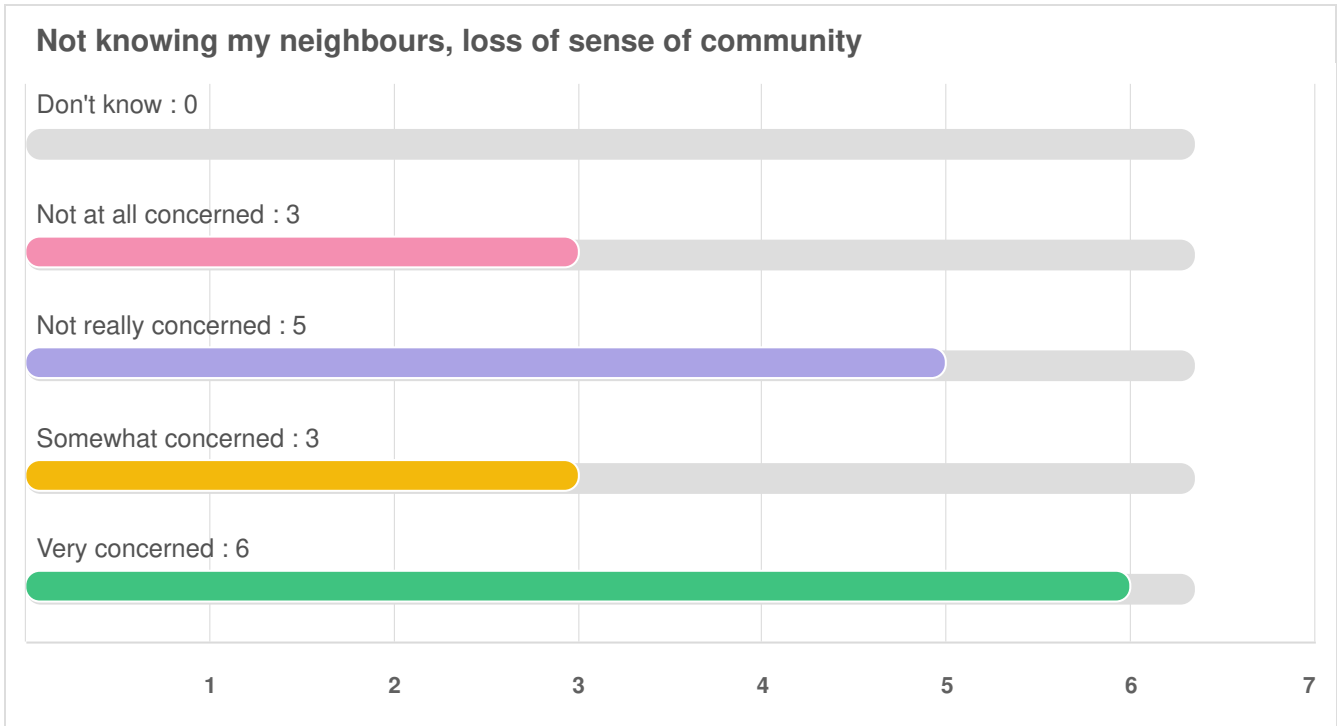


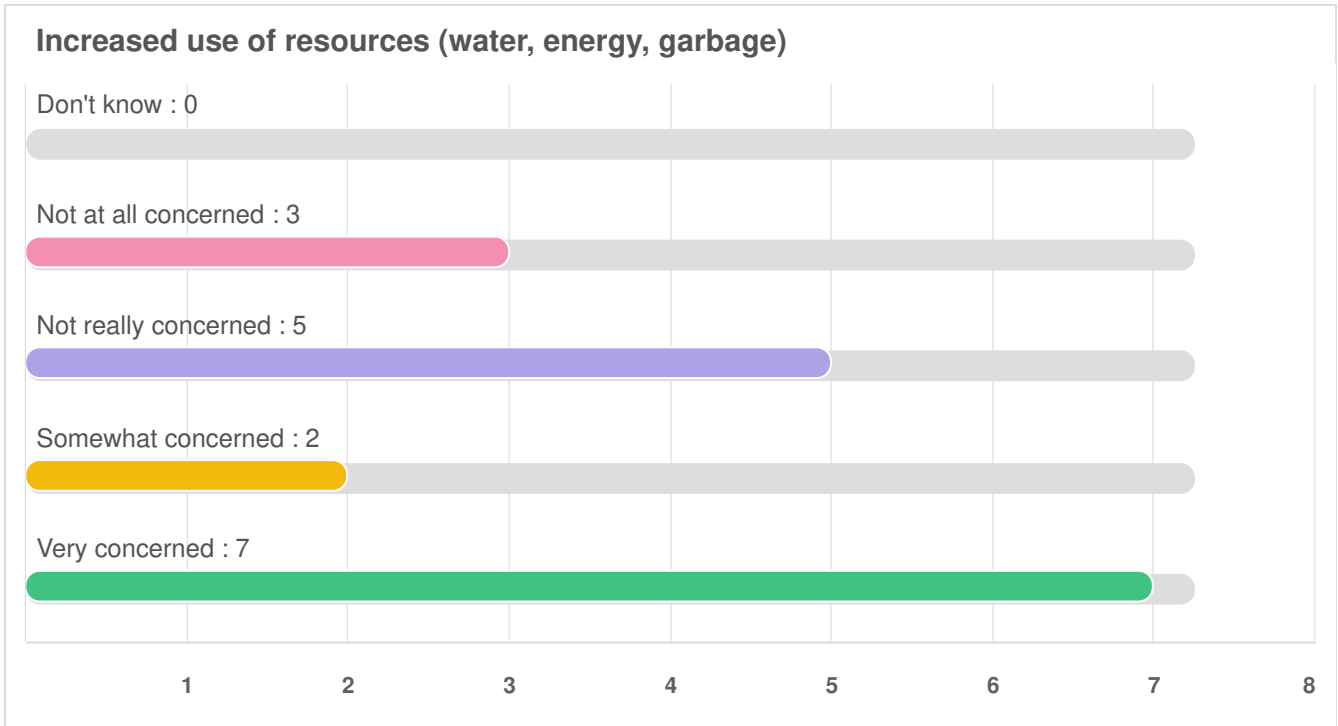
Taking away possible long-term rentals

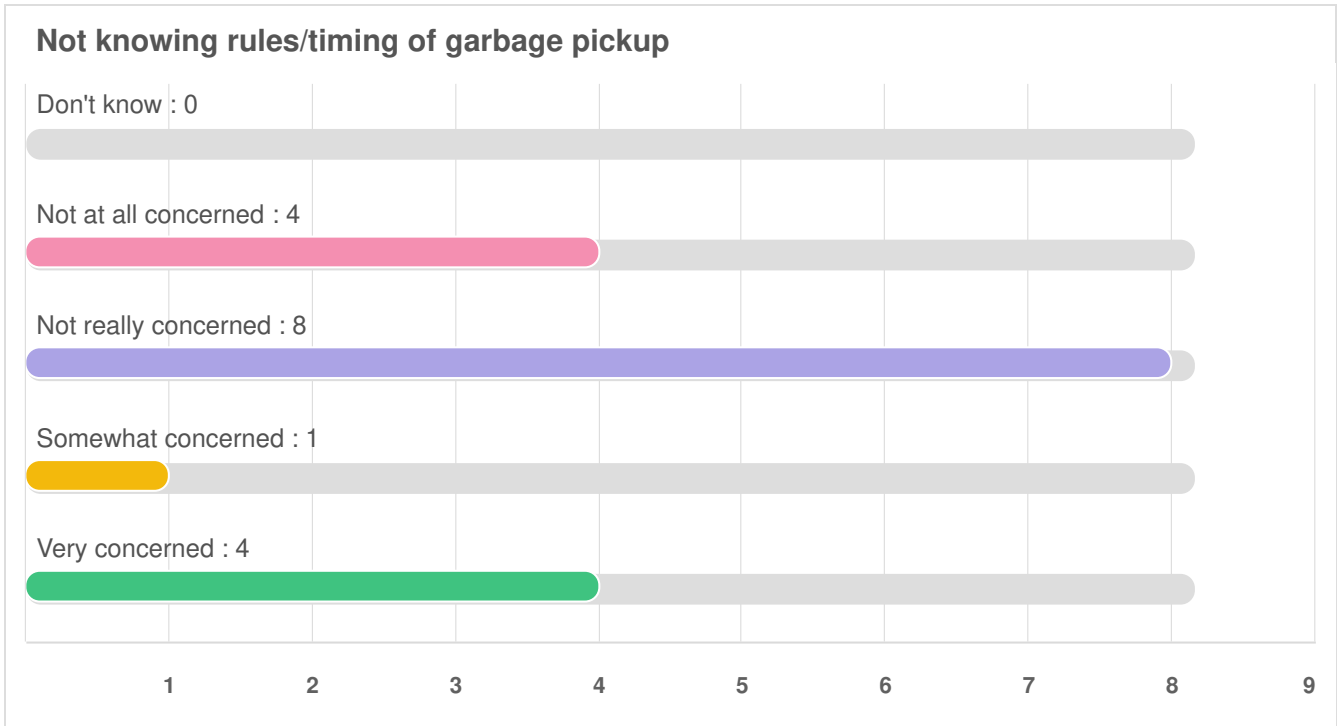


Commercialization of residential neighbourhoods

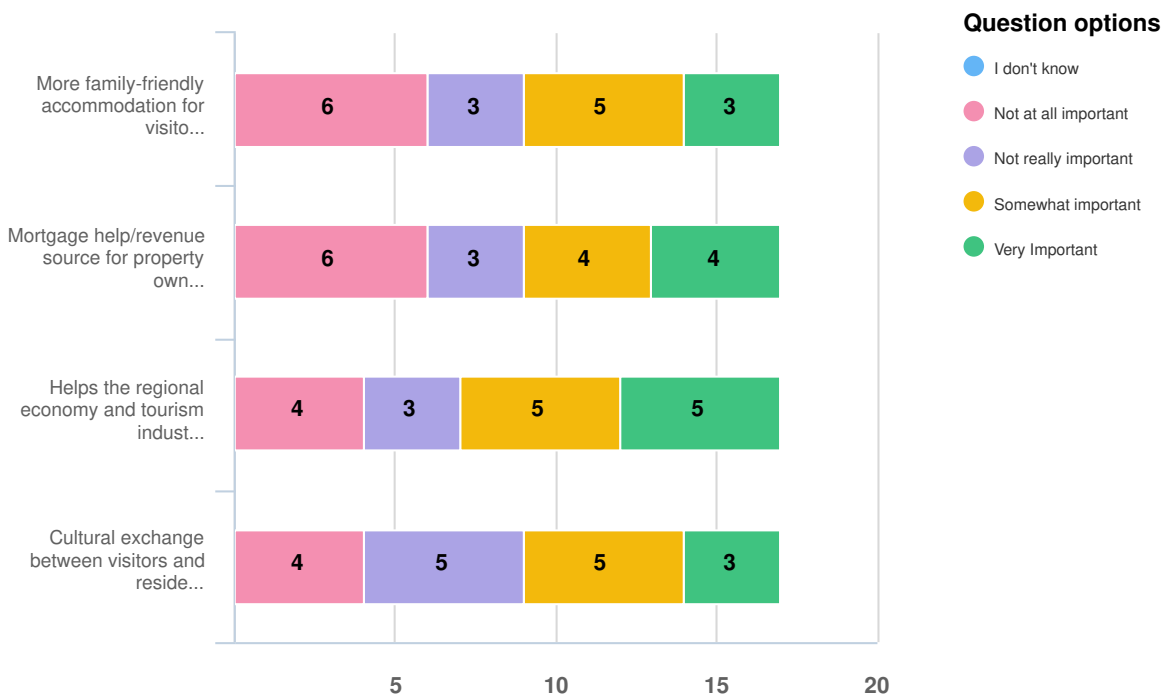








Q6 From your perspective, please rate the importance of the following potential benefits of vacation rentals.



Optional question (17 response(s), 0 skipped)
 Question type: Likert Question
 Filtering by: In which electoral area are you a resident or property owner? B

Q6 | From your perspective, please rate the importance of the following potential benefits of vacation rentals.

More family-friendly accommodation for visitors

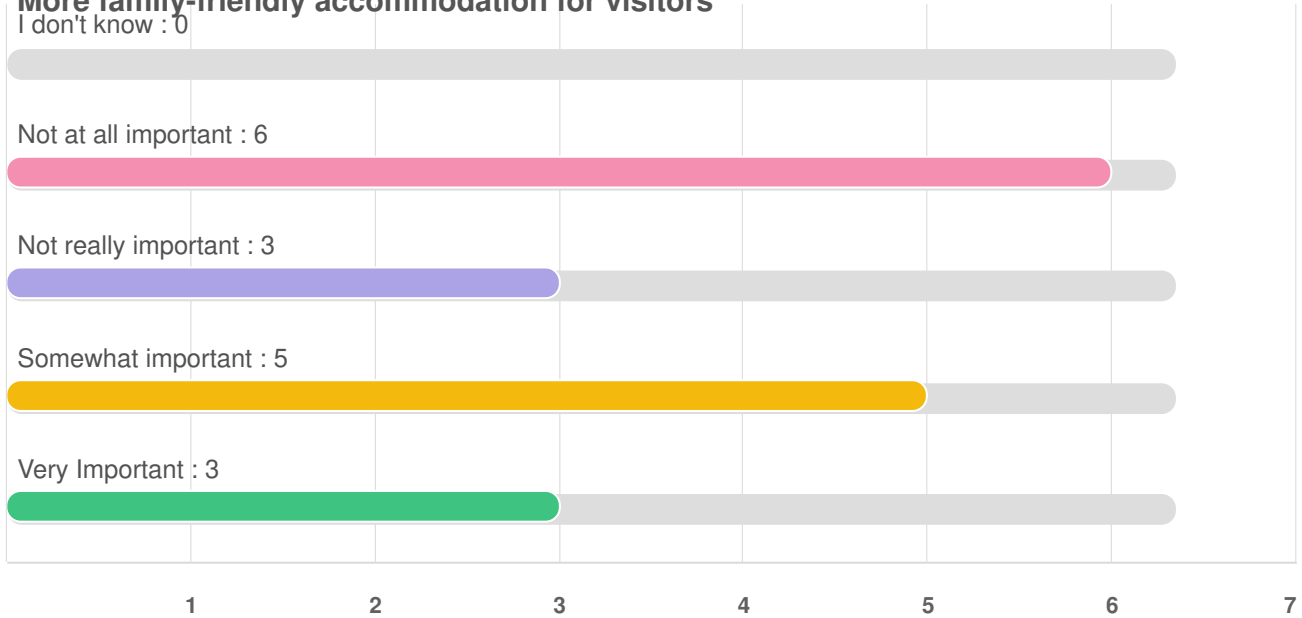
I don't know : 0

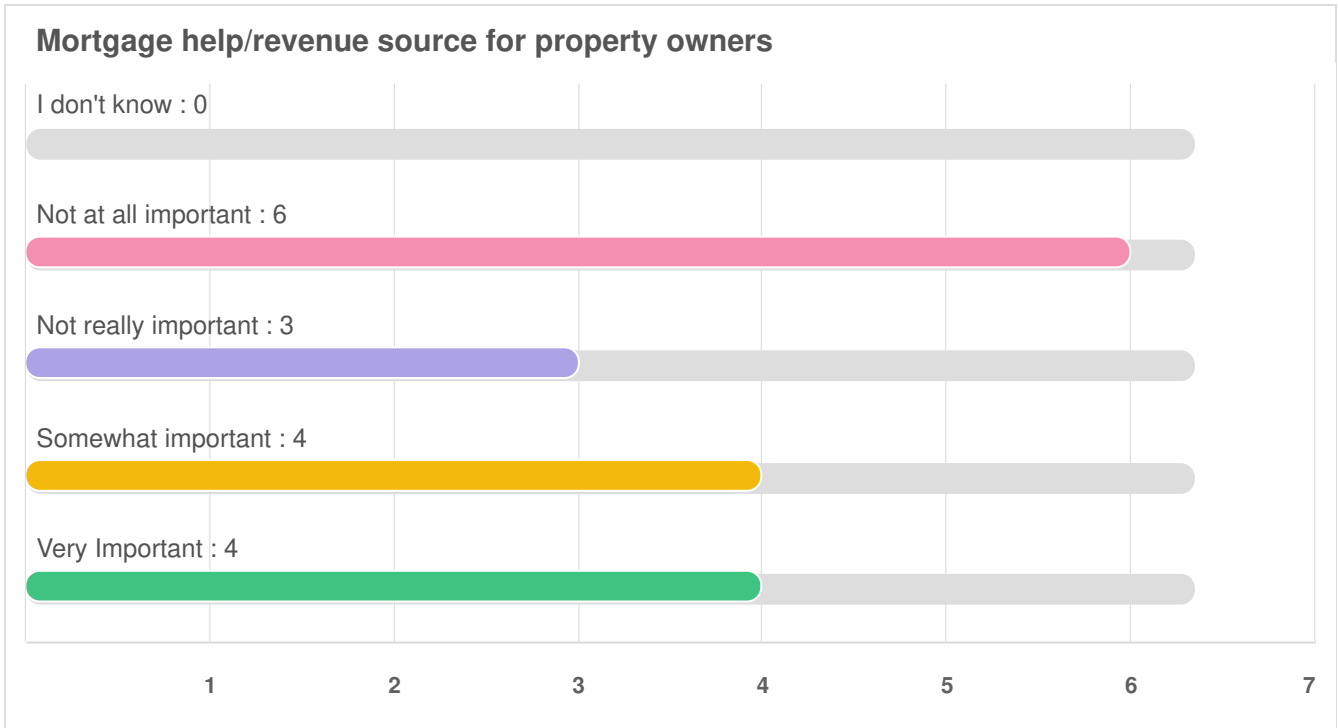
Not at all important : 6

Not really important : 3

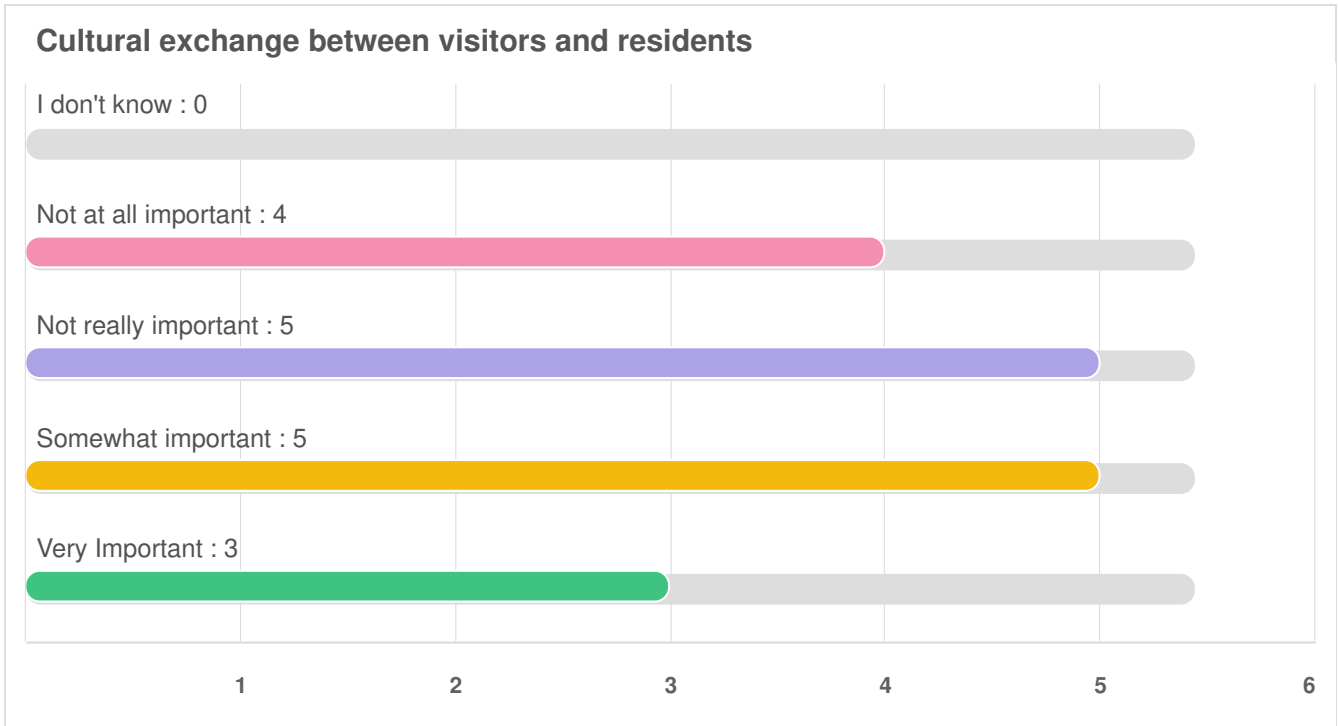
Somewhat important : 5

Very Important : 3

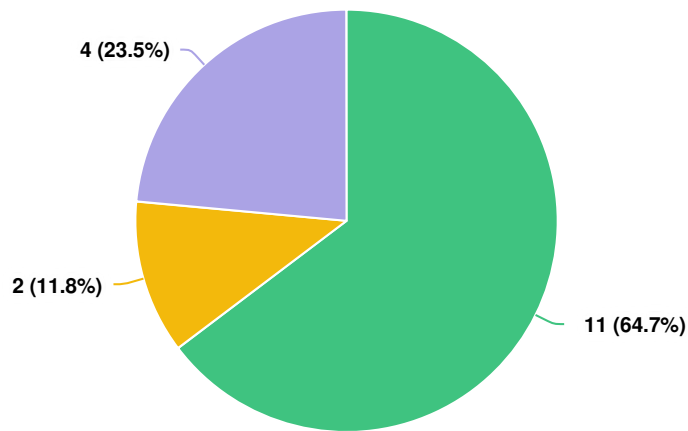








Q7 | Do you live adjacent to, or near (within 100 metres), of a known vacation rental?



Question options

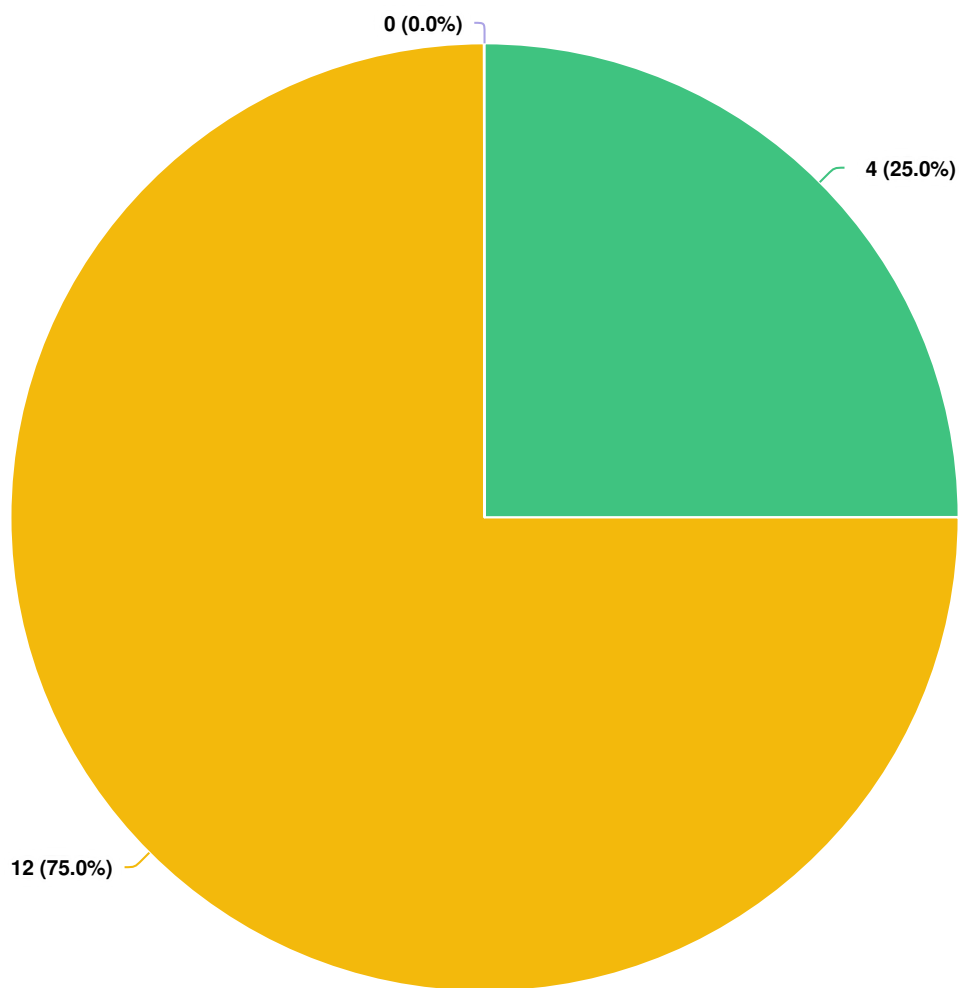
- Don't know
- No
- Yes

Optional question (17 response(s), 0 skipped)

Question type: Dropdown Question

Filtering by: In which electoral area are you a resident or property owner? B

Q8 | To your knowledge, does the vacation rental near you have a Temporary Use Permit to operate from the Regional District? Note: you would have received a letter from the RDOS notifying you of a proposed vacation rental TUP if you live within 100 metr...



Question options

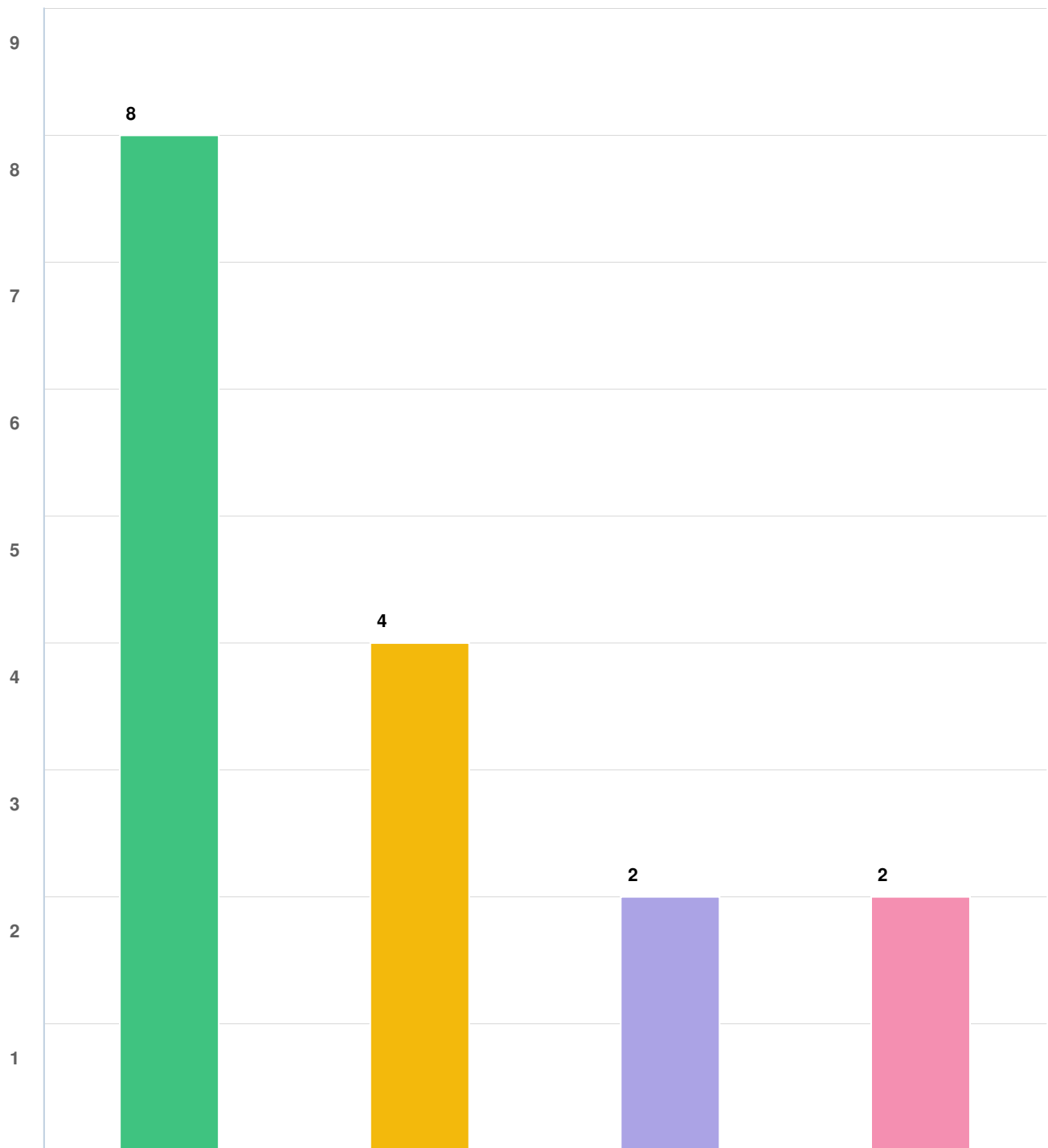
- Yes
- Don't know
- No

Optional question (16 response(s), 1 skipped)

Question type: Dropdown Question

Filtering by: In which electoral area are you a resident or property owner? B

Q9 From your own experiences, please indicate your history with nearby vacation rentals.



Question options

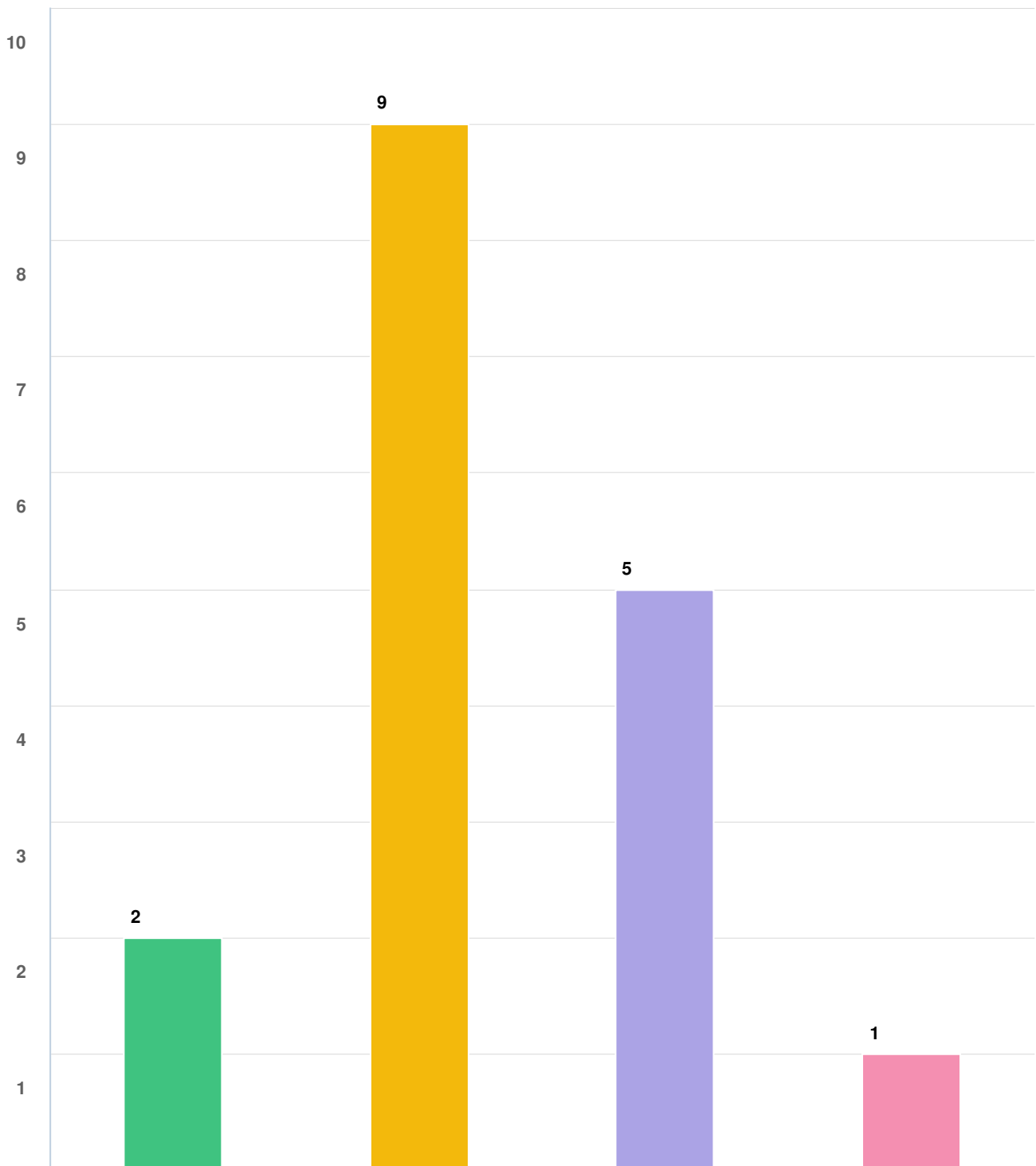
- Other (please describe):
- I am bothered regularly by a nearby vacation rental
- I have been occasionally bothered by a nearby vacation rental
- I haven't been bothered by nearby vacation rentals

Optional question (16 response(s), 1 skipped)

Question type: Checkbox Question

Filtering by: In which electoral area are you a resident or property owner? B

Q10 | If you have had any problems with a nearby vacation rental in the past, did having the contact information of the local property manager help to resolve the issue(s)?



Question options

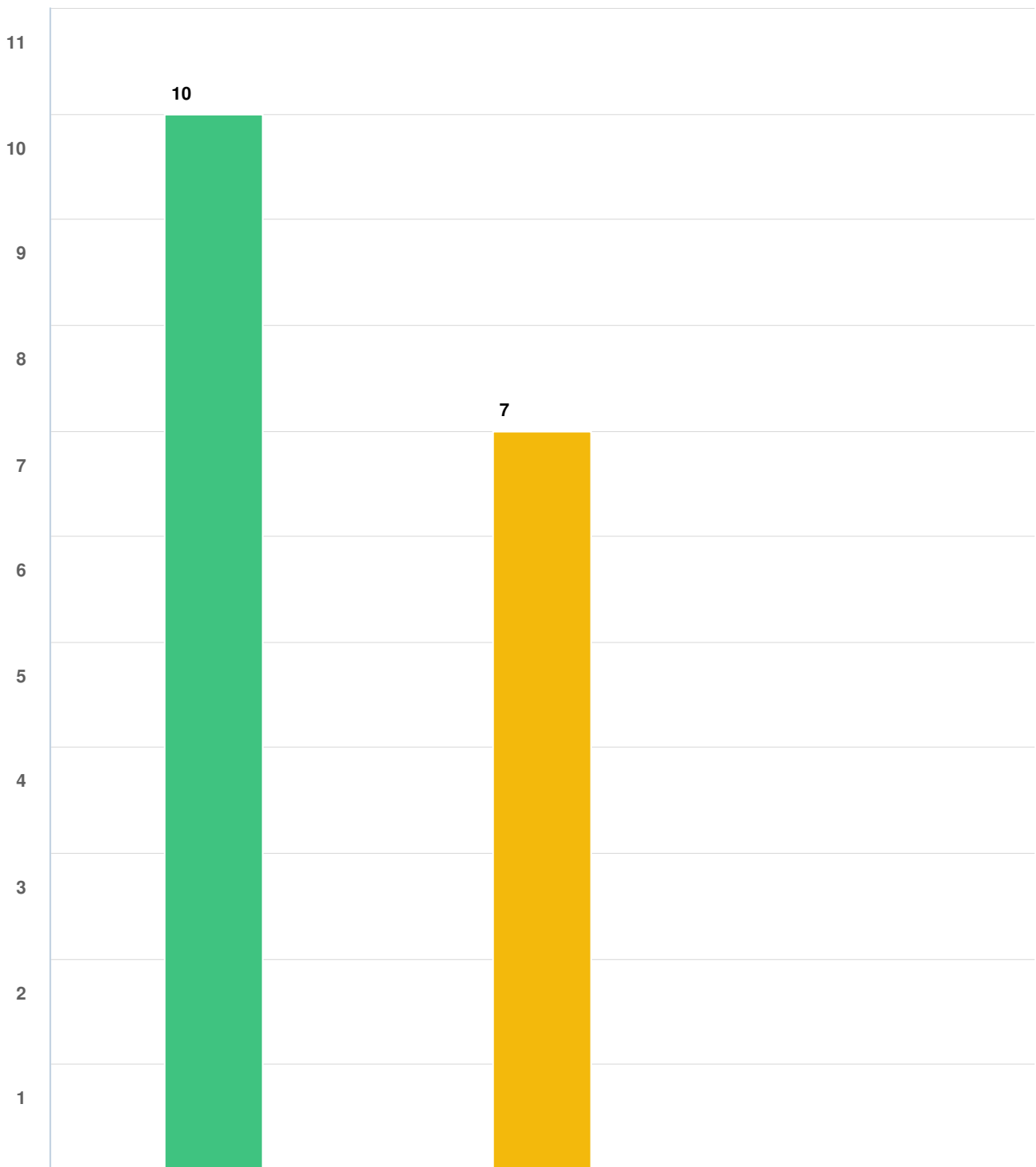
● Other (please specify)/comments: ● Not applicable ● No ● Yes

Optional question (17 response(s), 0 skipped)

Question type: Checkbox Question

Filtering by: In which electoral area are you a resident or property owner? B

Q11 Have you ever stayed in a vacation rental while traveling?



Question options

- Don't know
- No
- Yes

Optional question (17 response(s), 0 skipped)

Question type: Checkbox Question

Filtering by: In which electoral area are you a resident or property owner? B

Q12 | Why did you choose to stay in a vacation rental instead of a hotel/motel or a bed and breakfast?

Screen Name Redacted

1/12/2023 01:52 PM

It was less expensive

Screen Name Redacted

1/18/2023 07:45 AM

Less commercial and more grounded

Screen Name Redacted

1/19/2023 11:48 AM

Availability. Convenience. Space.

Screen Name Redacted

1/21/2023 04:33 PM

Got married in backyard in Palm Springs

Screen Name Redacted

1/21/2023 08:08 PM

Lower cost, with great hosts!

Screen Name Redacted

1/25/2023 08:58 PM

I did not make the reservation, I was travelling as part of a group. This was several years ago, when Air BnB was much cheaper than a hotel room (it usually isn't anymore)

Screen Name Redacted

1/30/2023 05:17 PM

Needed 5 bedrooms do a group and wanted a shared home

Screen Name Redacted

1/31/2023 10:11 AM

Yes they accommodated a pet

Screen Name Redacted

2/02/2023 09:51 AM

Better space for a family...extras rooms for napping, a kitchen to prepare meals, parking availability, etc.

Screen Name Redacted

2/02/2023 09:09 PM

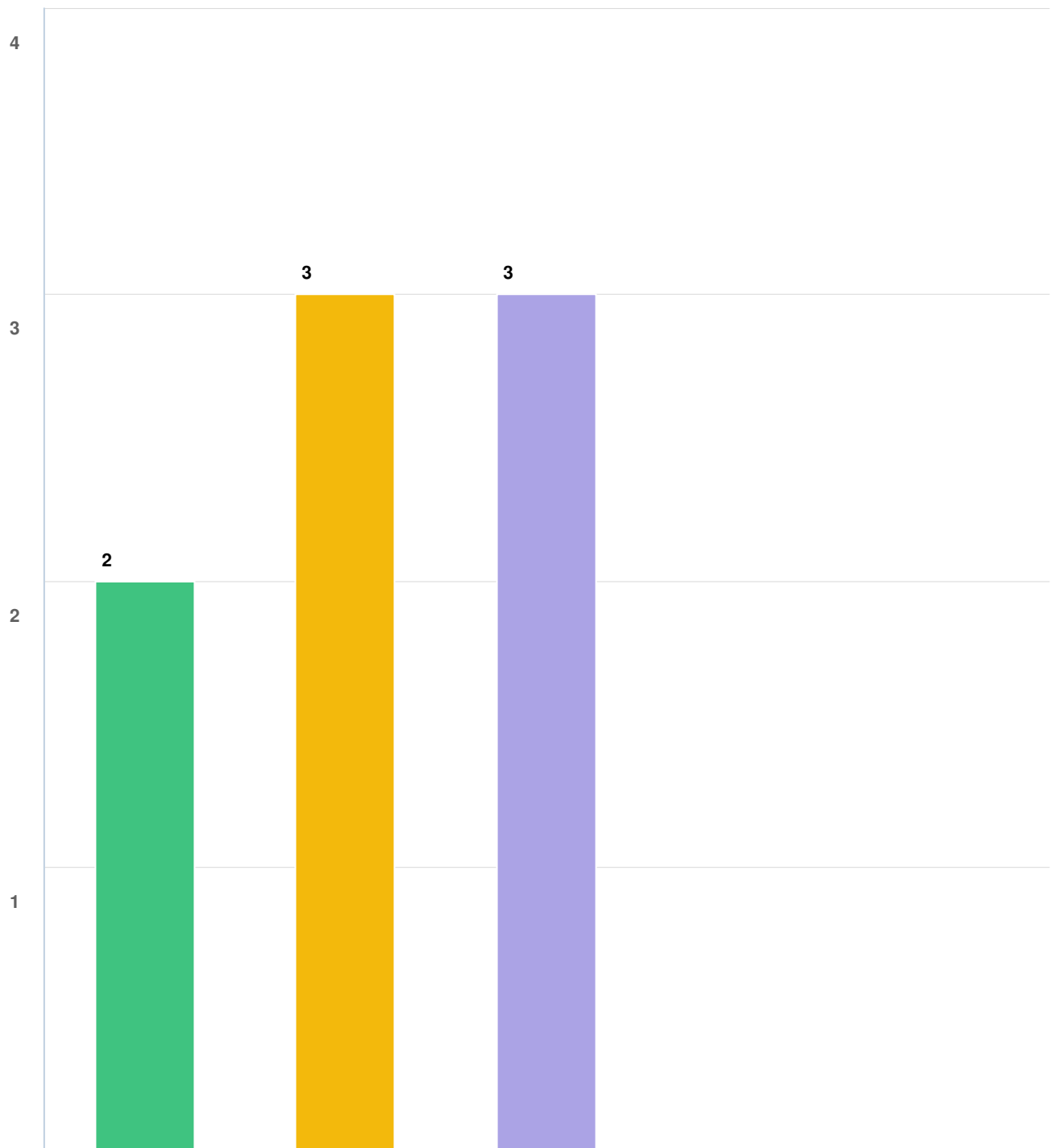
more options and often more affordable

Optional question (10 response(s), 7 skipped)

Question type: Essay Question

Filtering by: In which electoral area are you a resident or property owner? B

Q13 | If you operate a vacation rental and do not hold a Temporary Use Permit, what are the reasons you have not obtained one?



Question options

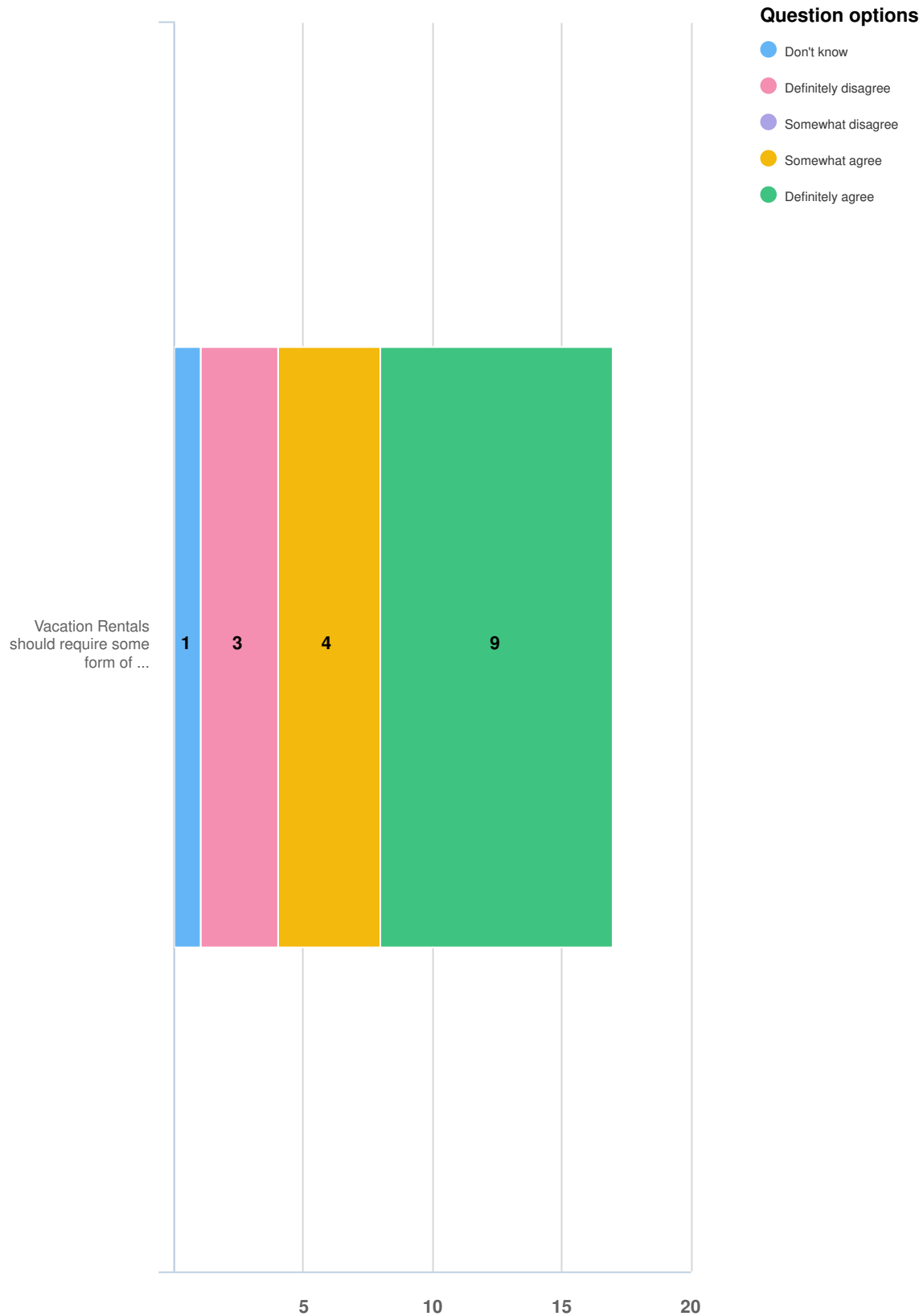
- I didn't think it would get approved
- It was too expensive
- Other (please specify)
- I believe I should be allowed to rent without any permit
- I didn't know I had to

Optional question (8 response(s), 9 skipped)

Question type: Checkbox Question

Filtering by: In which electoral area are you a resident or property owner? B

Q14 | **Regulatory Options** Unlike a municipality, the Regional District does not have the legal authority under the Local Government Act to issue business licences. As a result, since 2014 the Regional District has relied on the use of Temporary Use Permits...



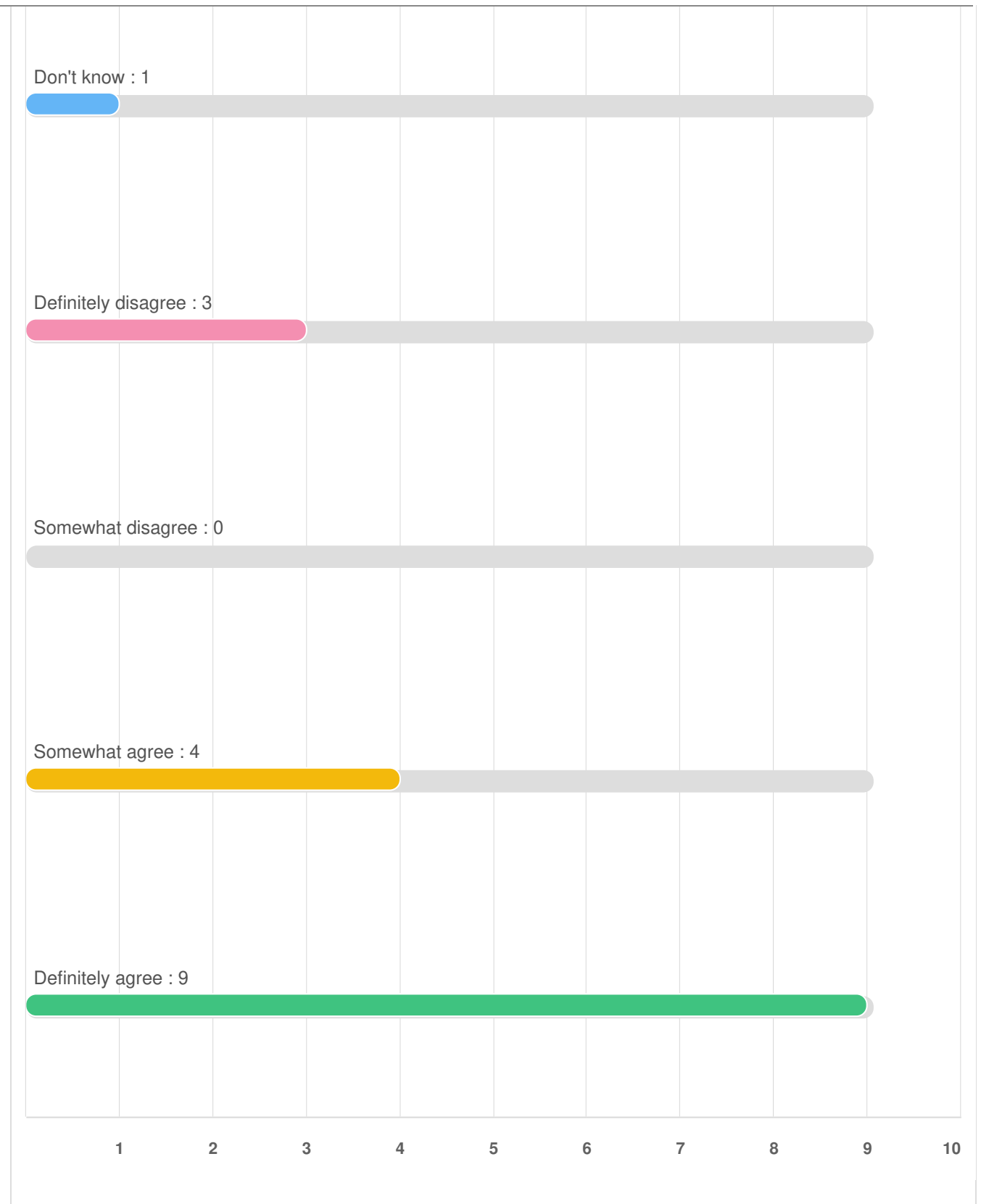
Optional question (17 response(s), 0 skipped)

Question type: Likert Question

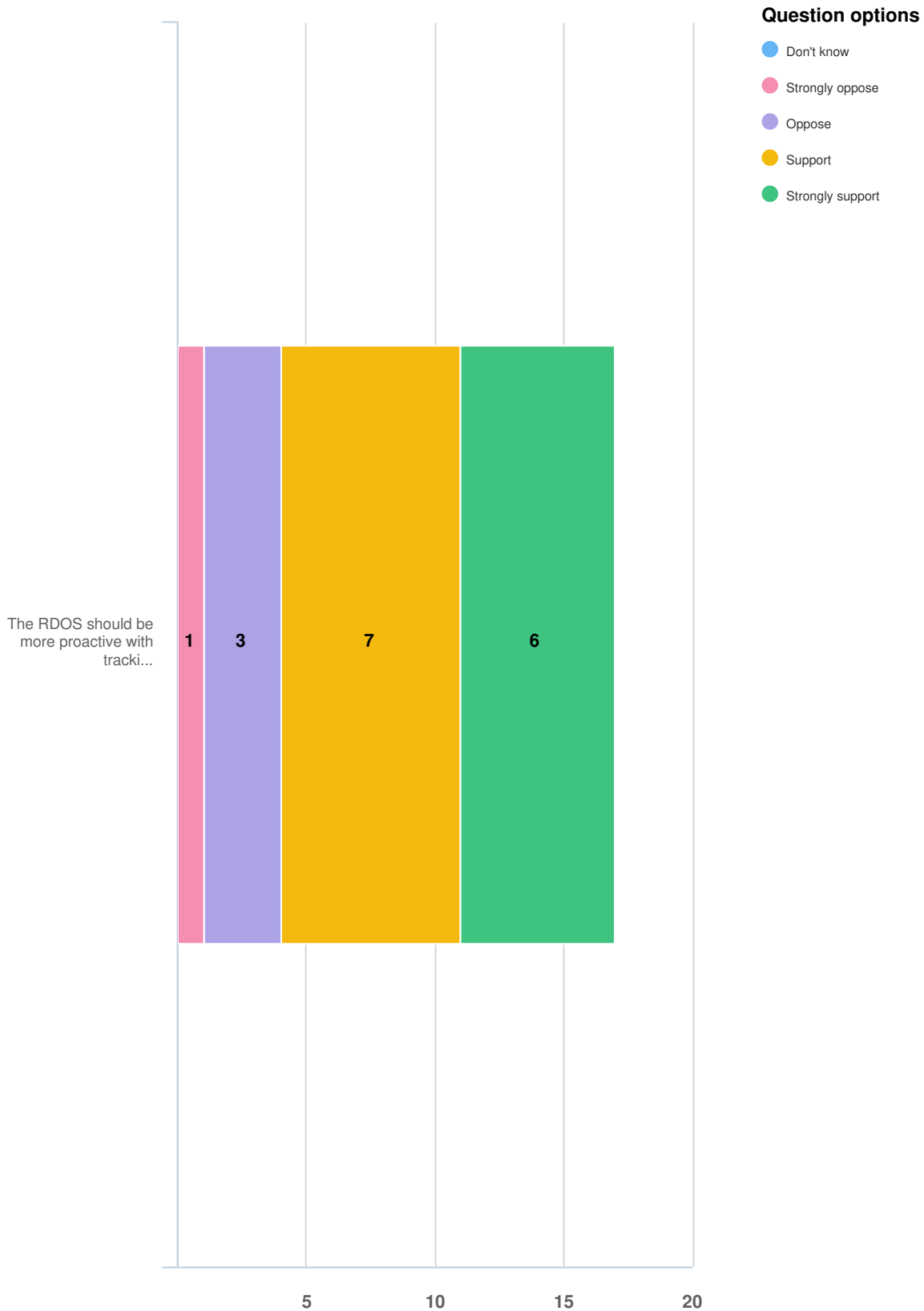
Filtering by: In which electoral area are you a resident or property owner? B

Q14 | Regulatory Options Unlike a municipality, the Regional District does not have the legal authority under the Local Government Act to issue business licences. As a result, since 2014 the Regional District has relied on the use of Temporary Use Permits...

Vacation Rentals should require some form of permitting from the RDOS.



Q15 | A noise complaint is currently dealt with through a 24-hour phone line. A complaint about a Vacation Rental and land use in general is processed through a complaint form submitted by the person voicing the complaint. A file is then opened and inve...

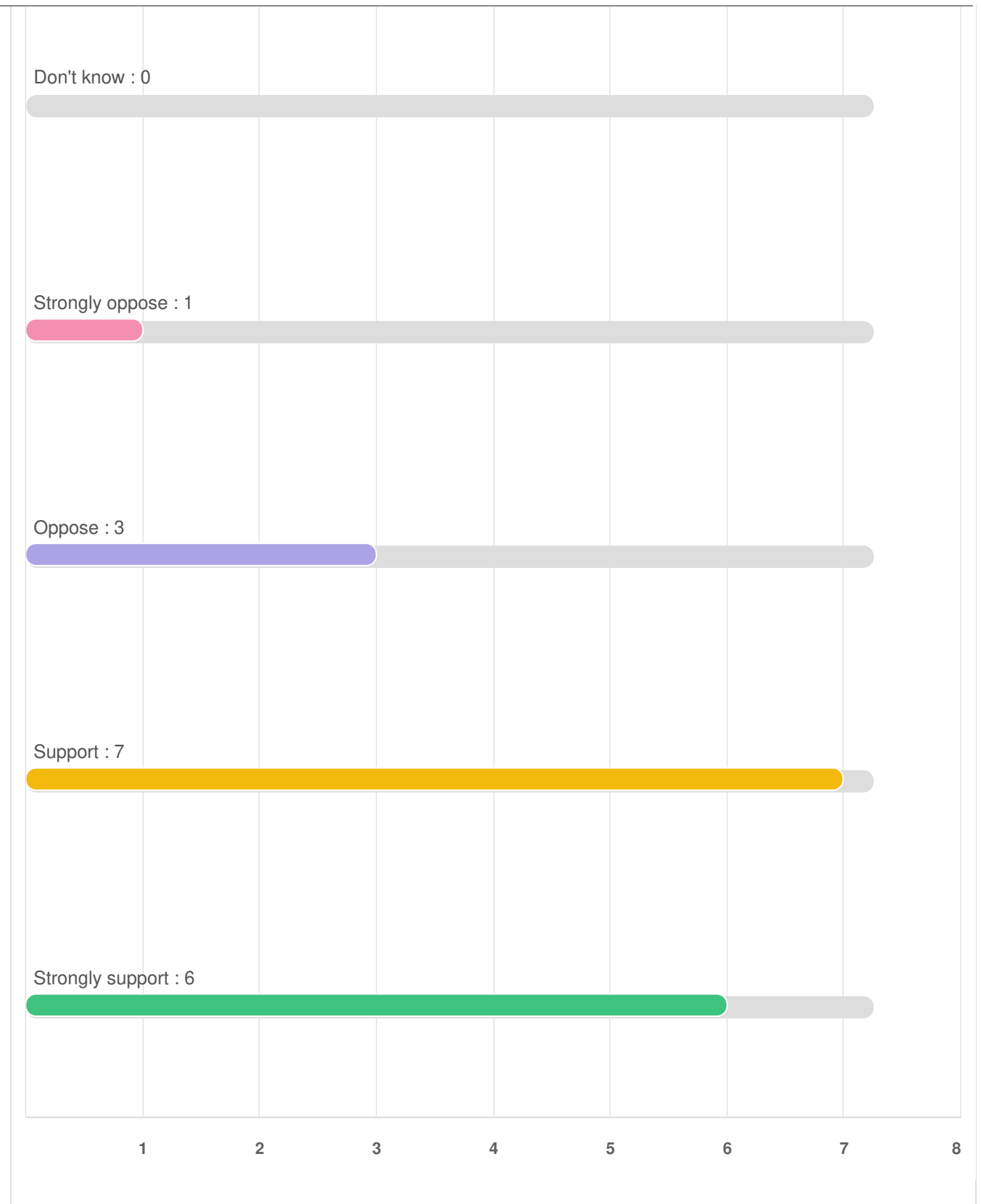


Optional question (17 response(s), 0 skipped)
Question type: Likert Question

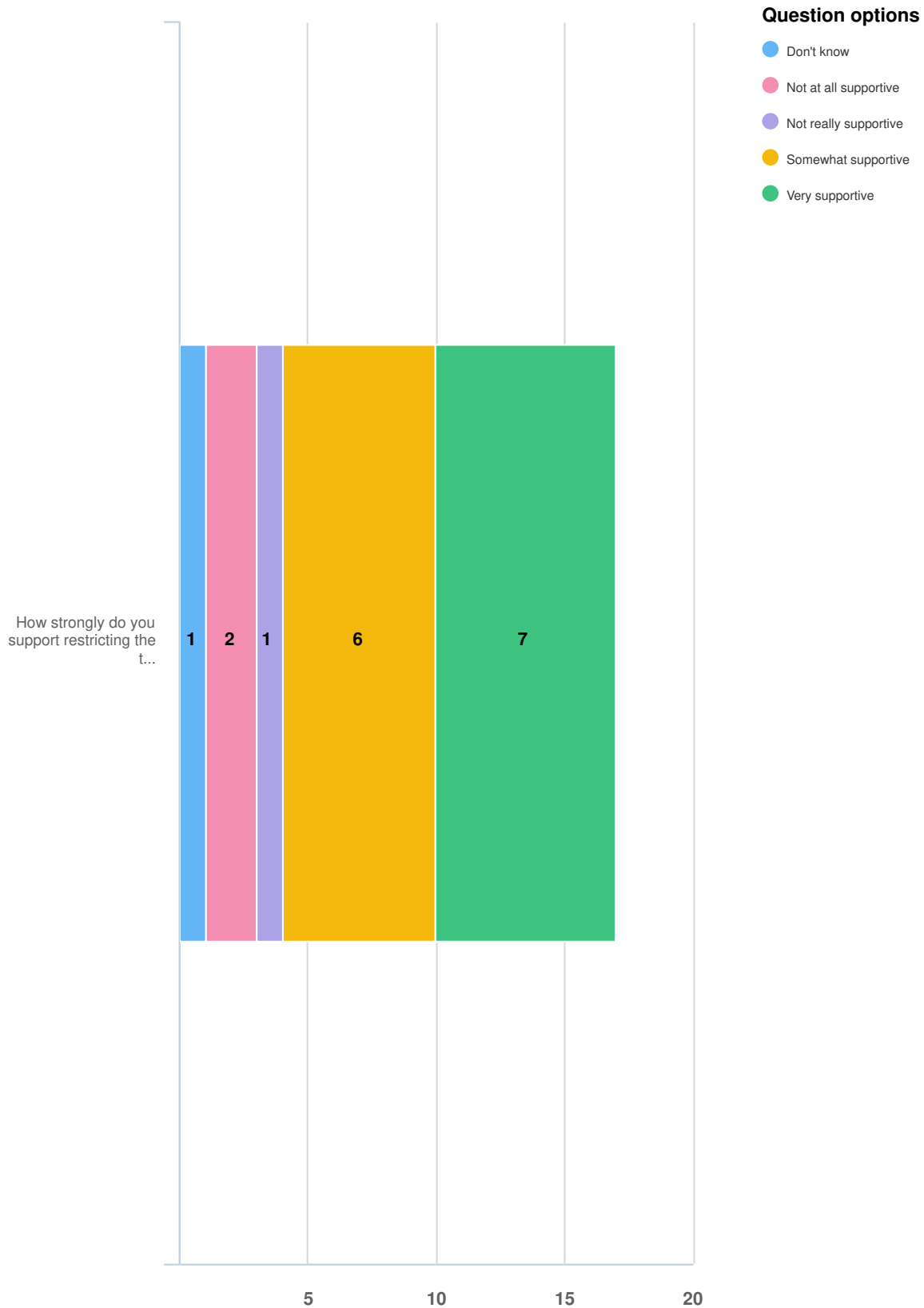
Filtering by: In which electoral area are you a resident or property owner? B

Q15 | A noise complaint is currently dealt with through a 24-hour phone line. A complaint about a Vacation Rental and land use in general is processed through a complaint form submitted by the person voicing the complaint. A file is then opened and inve...

The RDOS should be more proactive with tracking and enforcing Vacation Rentals



Q16 | Some municipalities distinguish between year-round short term rentals and occasional seasonal rentals. Currently a Temporary Use Permit (TUP) for Vacation Rental includes a restriction that the use can only take place between May 1st and October 31...

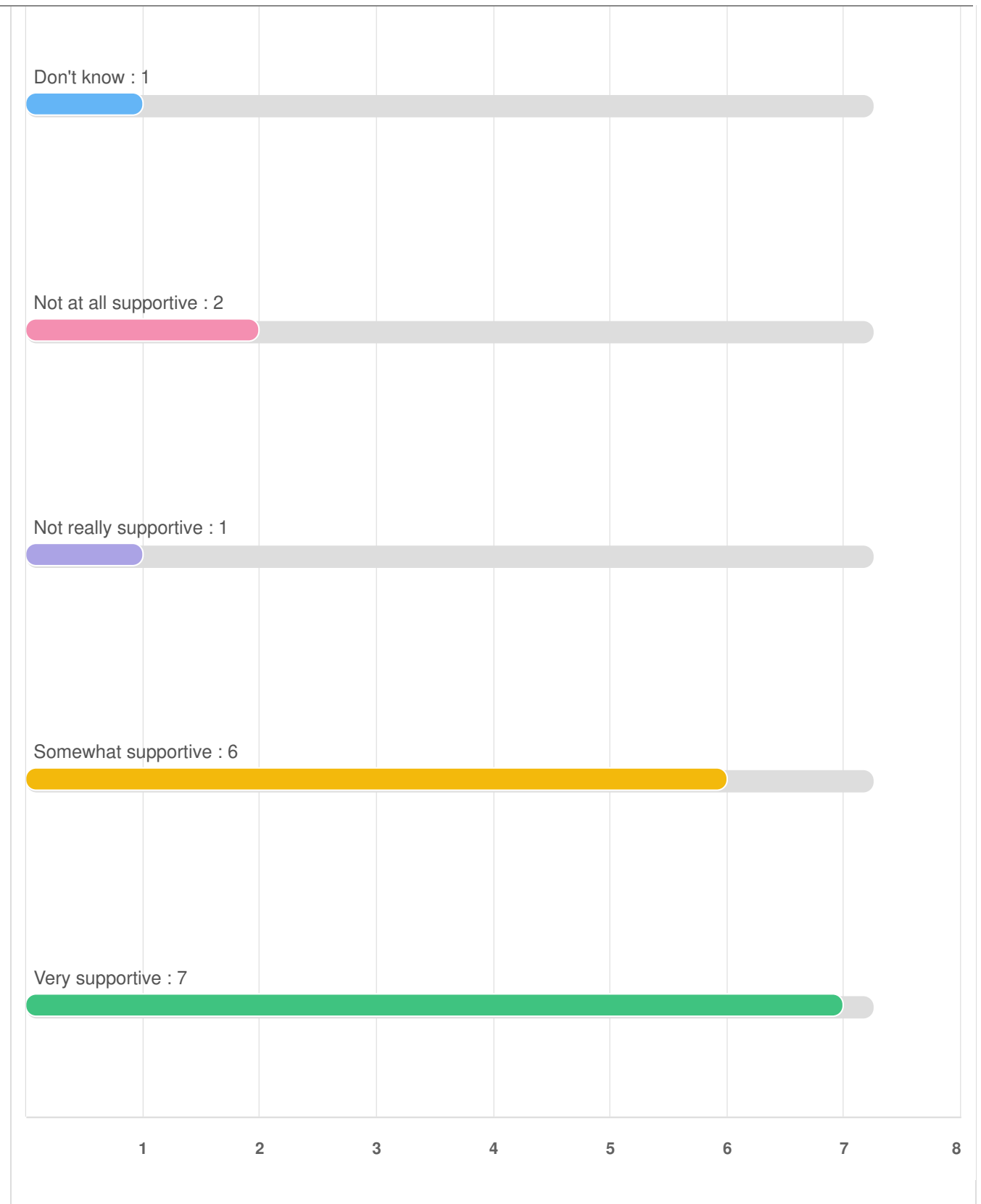


Optional question (17 response(s), 0 skipped)
Question type: Likert Question

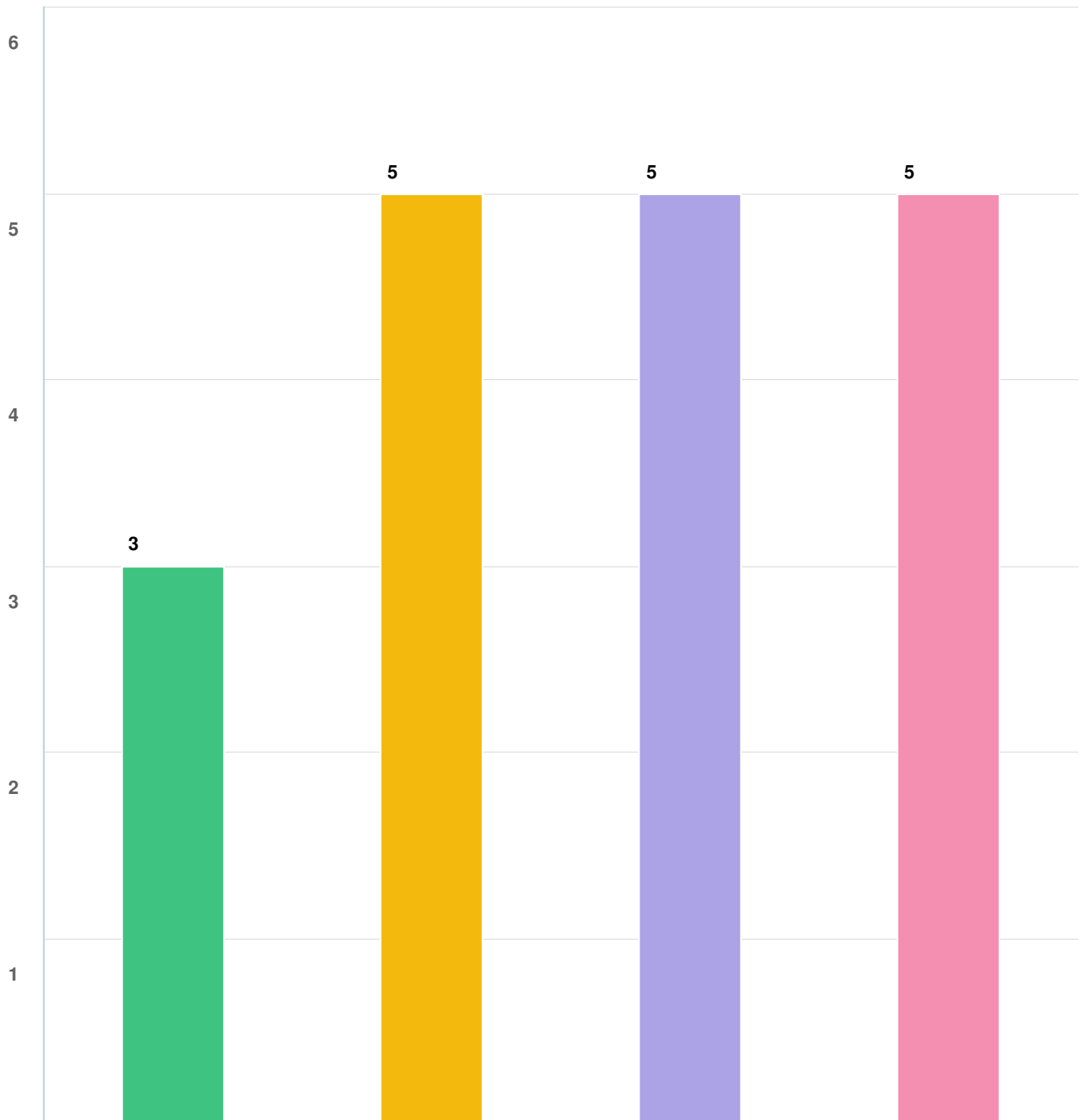
Filtering by: In which electoral area are you a resident or property owner? B

Q16 | Some municipalities distinguish between year-round short term rentals and occasional seasonal rentals. Currently a Temporary Use Permit (TUP) for Vacation Rental includes a restriction that the use can only take place between May 1st and October 31...

How strongly do you support restricting the timeframe of operating a Vacation Rental?



Q17 Under current RDOS bylaws a property owner may rent out their entire primary house, a secondary suite, or an accessory/secondary house (including a carriage house) as a Vacation Rental. Please indicate which of the following situations would be yo...



Question options

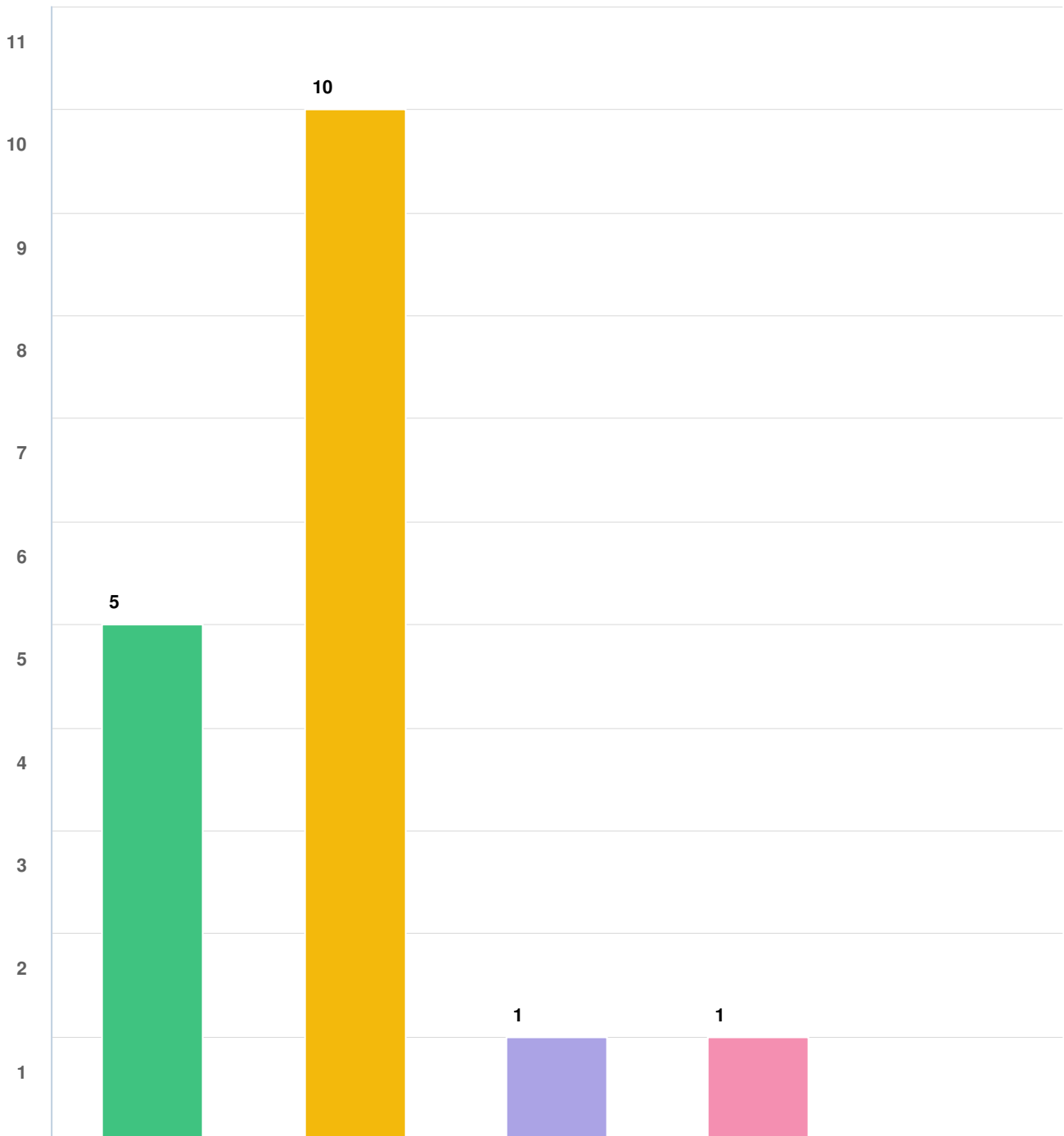
- Allow Vacation Rentals in the primary house OR a secondary suite OR accessory/secondary house ONLY
- Allow vacation Rentals in BOTH the primary house and a secondary suite or accessory/secondary house
- Restrict Vacation Rentals to a secondary suite or accessory/secondary house only
- Restrict Vacation Rentals to the primary house only

Optional question (17 response(s), 0 skipped)

Question type: Checkbox Question

Filtering by: In which electoral area are you a resident or property owner? B

Q18 Current RDOS bylaws permit up to ten persons, with an aggregate of two persons per bedroom in a Vacation Rental. Please indicate which of the following situations would be your preference should the RDOS amend bylaws applicable to Vacation Rentals.



Question options

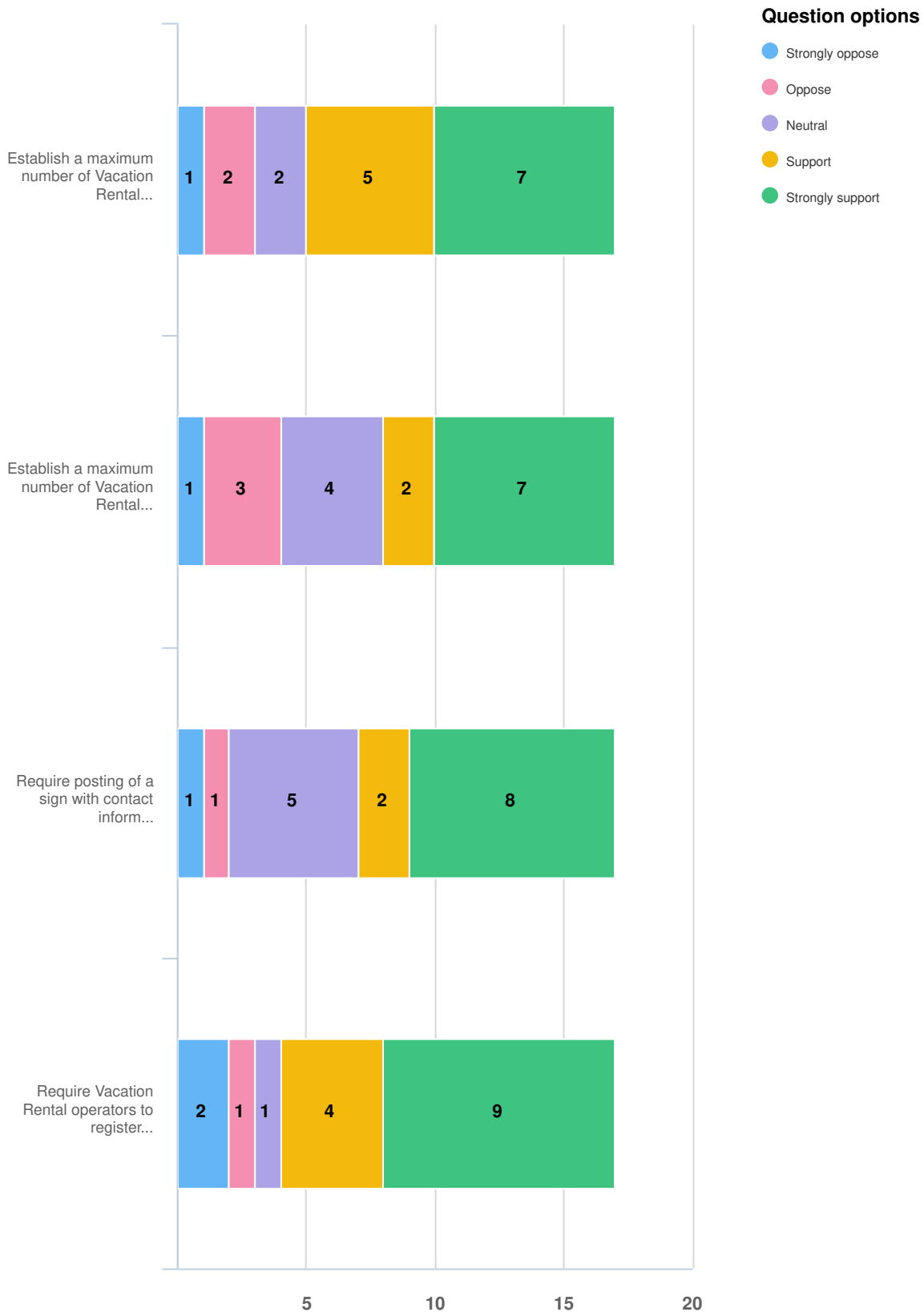
- Other (please specify)/comments: ● Remove the maximum cap on people permitted within a Vacation Rental
- Increase the maximum ● Lower the maximum
- Keep the current maximum of 10 people permitted within a Vacation Rental

Optional question (17 response(s), 0 skipped)

Question type: Checkbox Question

Filtering by: In which electoral area are you a resident or property owner? B

Q19 Below are a few ideas to reduce the possible impact of Vacation Rentals on residential neighbourhoods. Please indicate your level of support for the following:



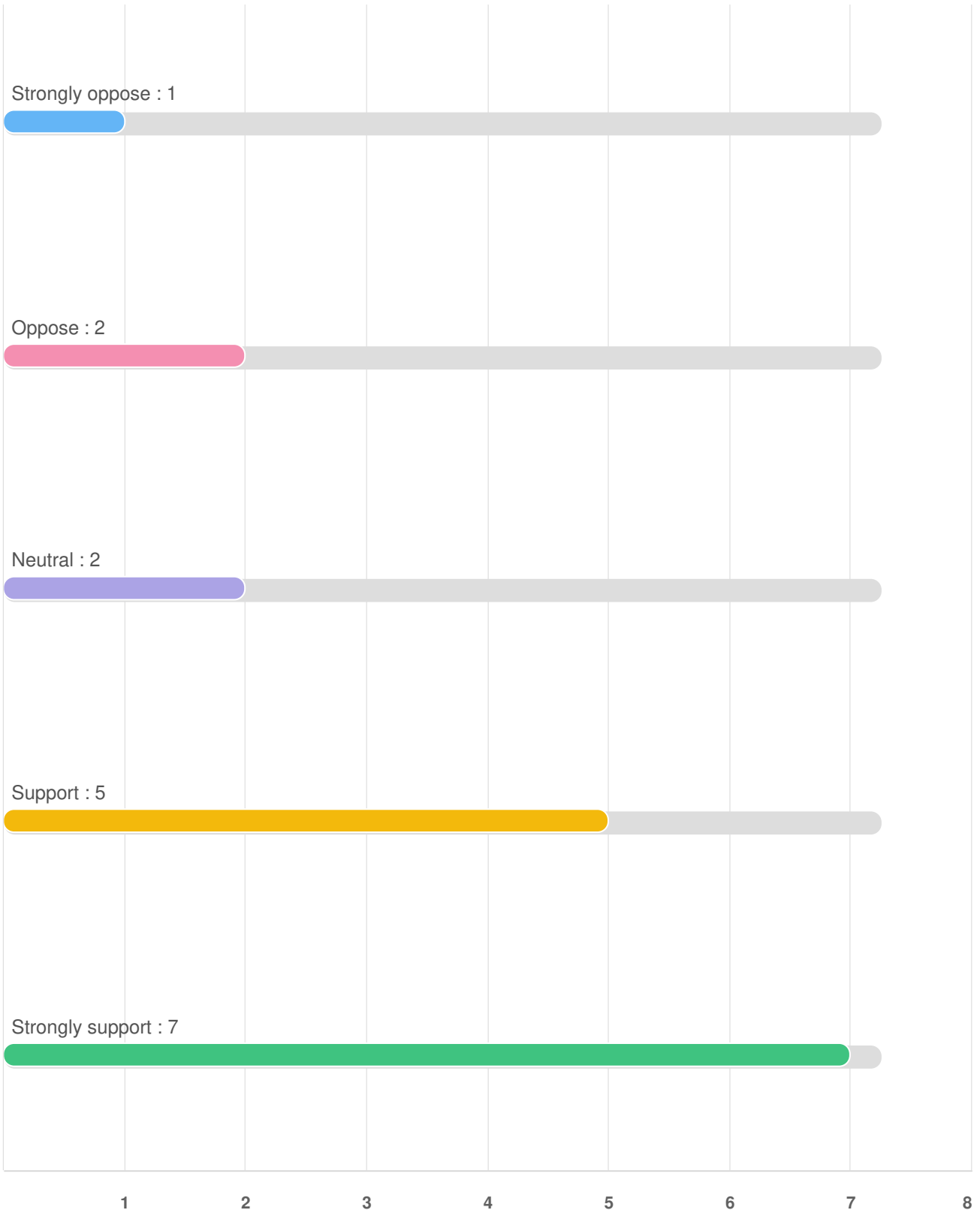
Optional question (17 response(s), 0 skipped)

Question type: Likert Question

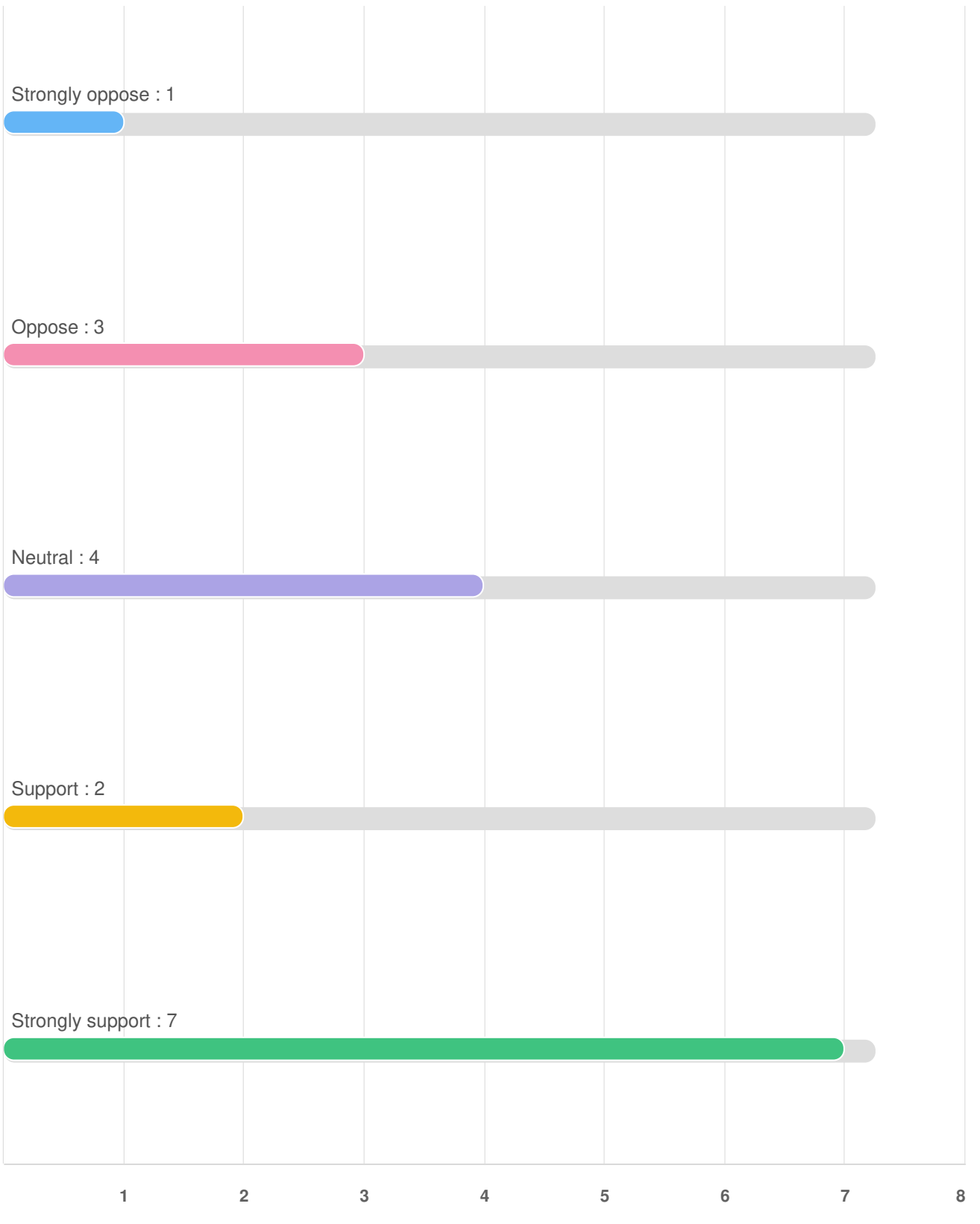
Filtering by: In which electoral area are you a resident or property owner? B

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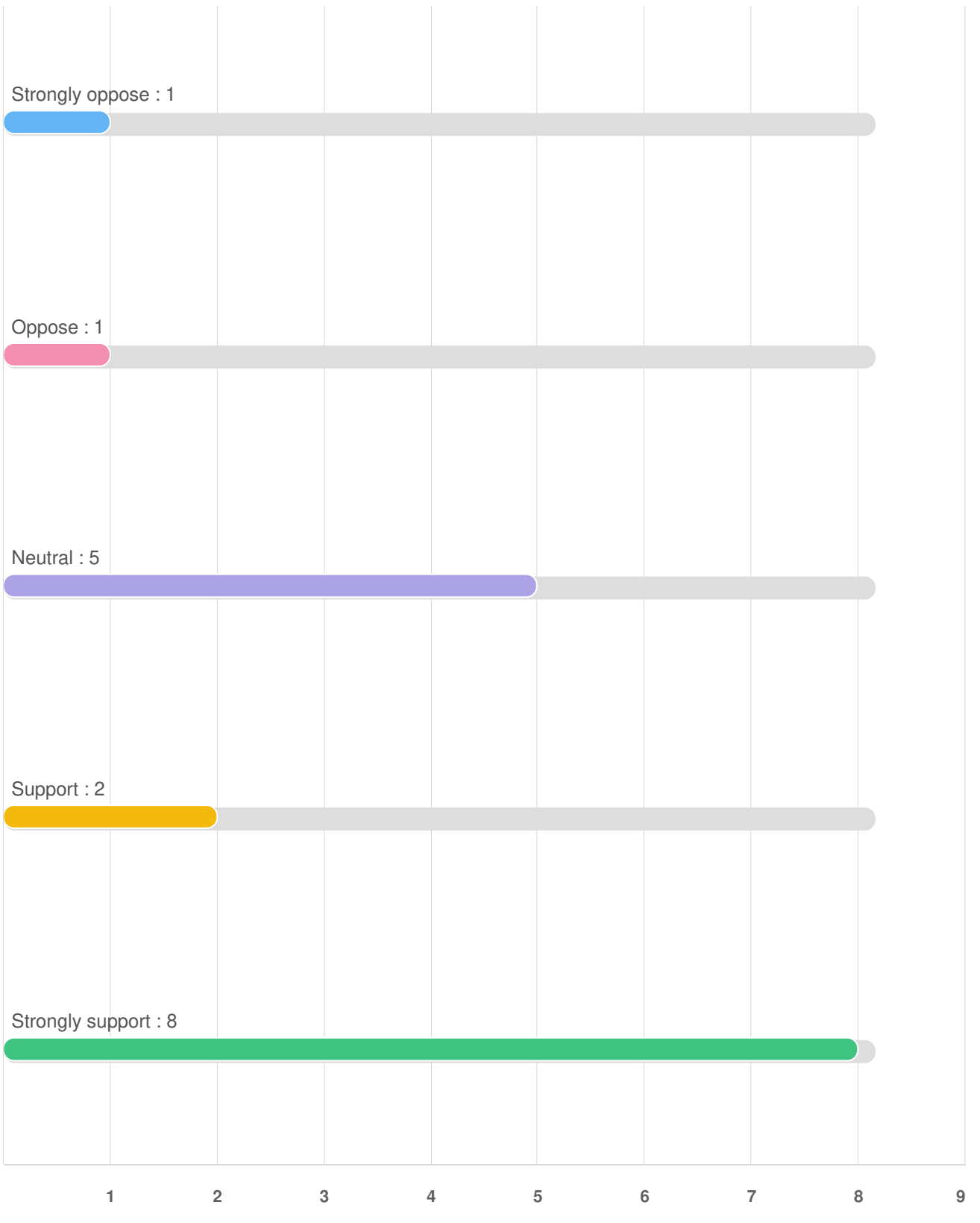
Establish a maximum number of Vacation Rentals allowed within an Electoral Area



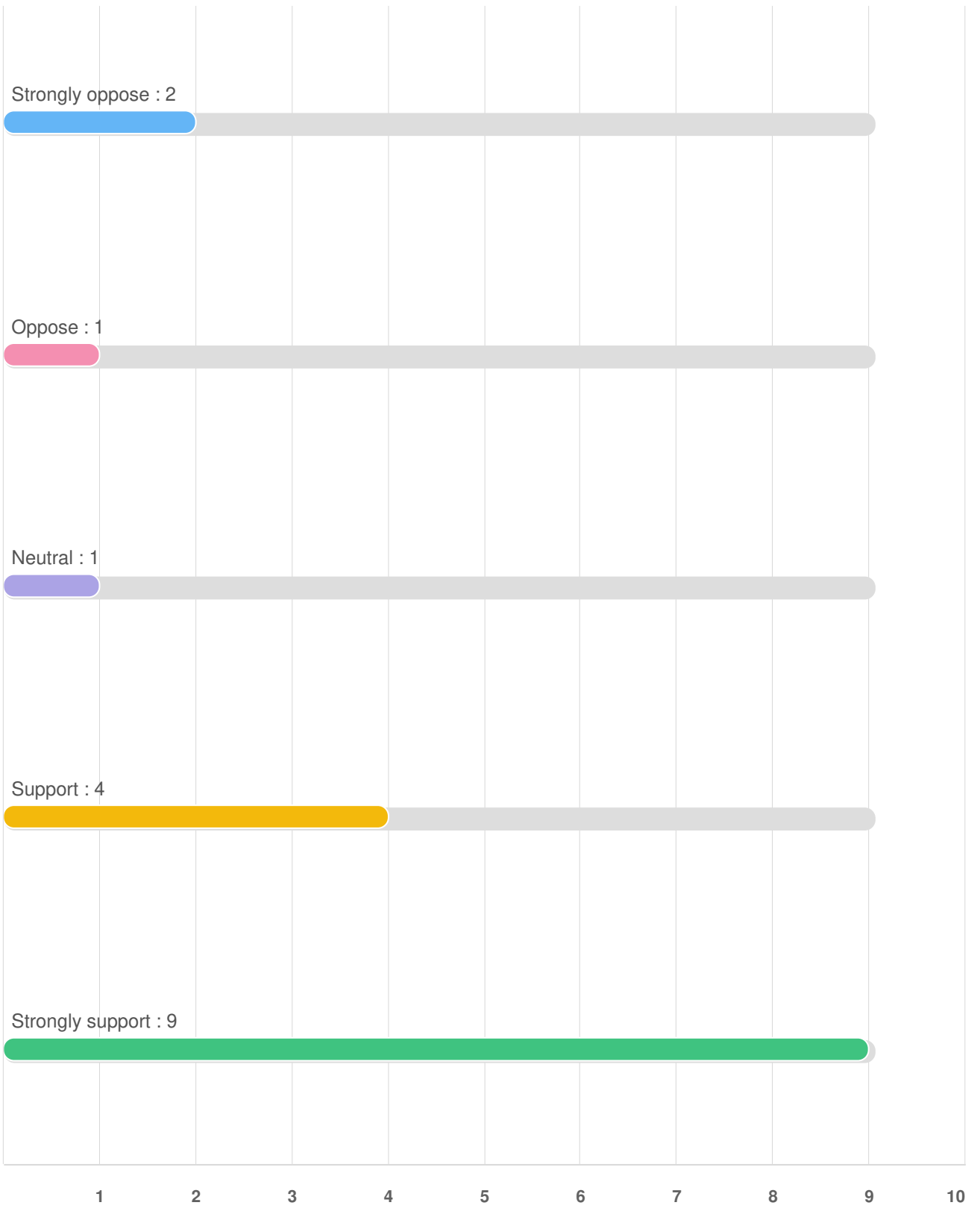
Establish a maximum number of Vacation Rentals allowed within a specific radius (e.g. 250 metres) of each other



Require posting of a sign with contact information for the Vacation Rental operator that can be seen by neighbours



Require Vacation Rental operators to register on the RDOS website with current contact information for the Vacation Rental



Q20 | Currently RDOS staff require a number of items to be provided for review prior to Board consideration whether or not to approve a Vacation Rental Temporary Use Permit (TUP). Please indicate your level of support for the following current requiremen...

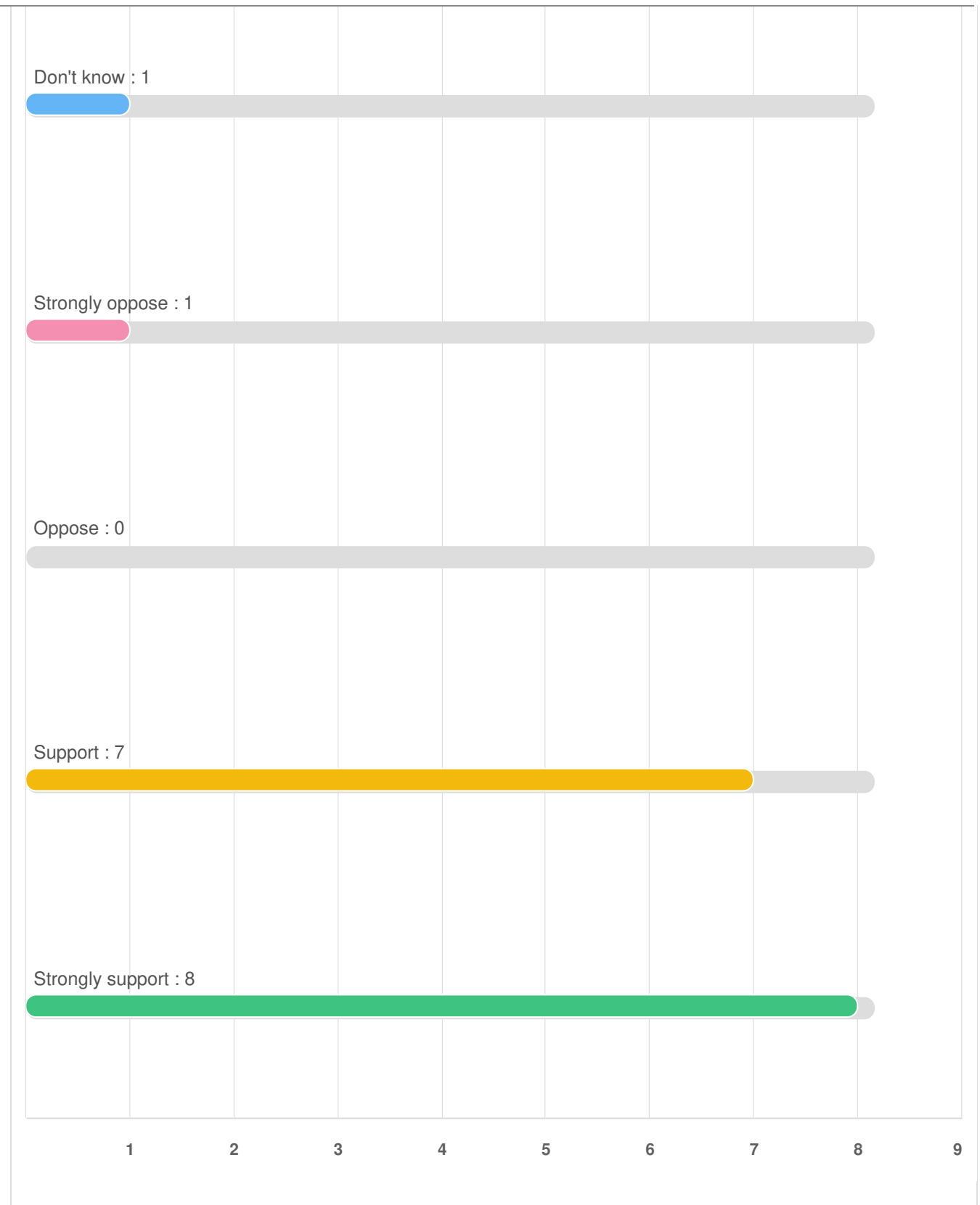


Optional question (17 response(s), 0 skipped)
Question type: Likert Question

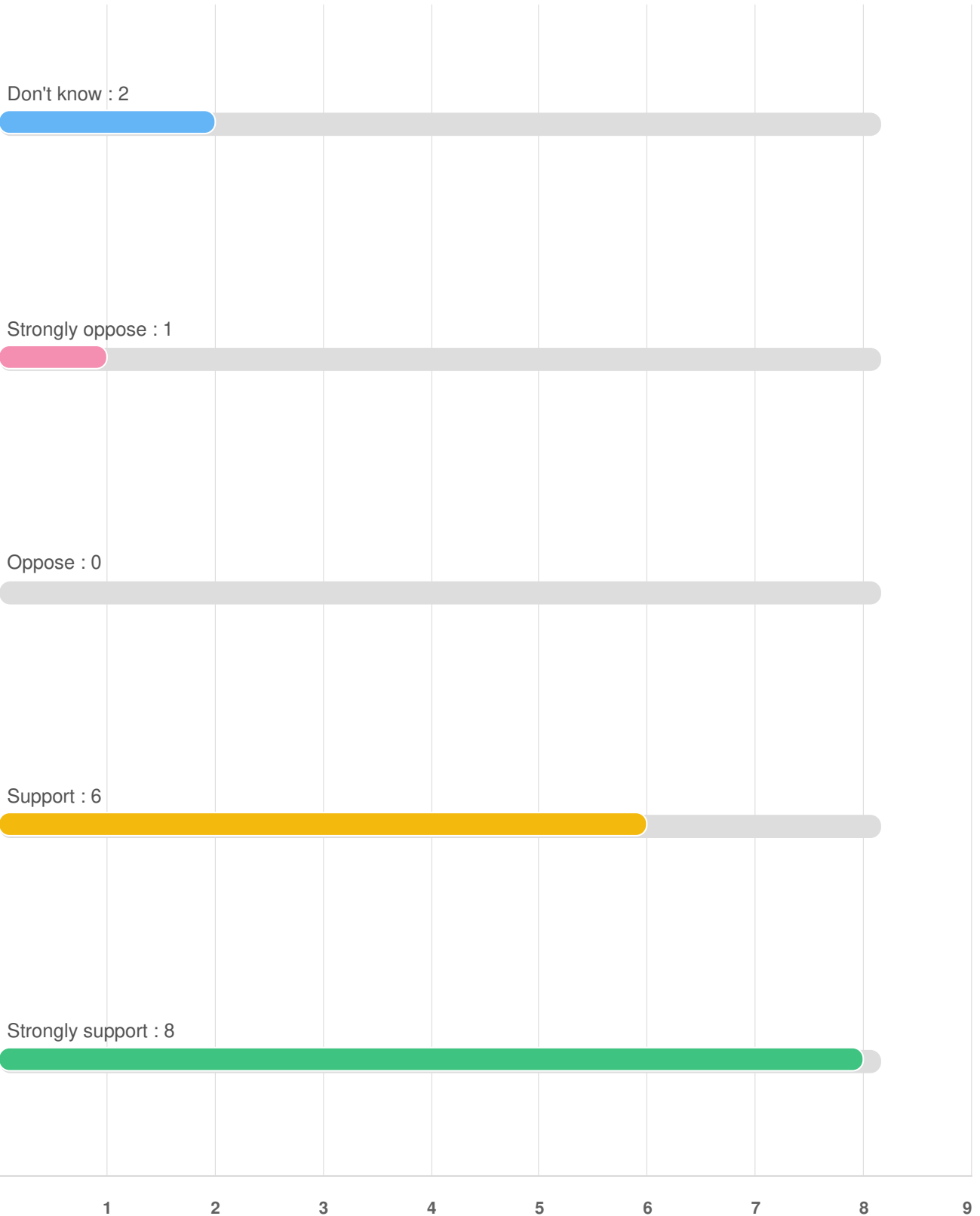
Filtering by: In which electoral area are you a resident or property owner? B

Q20 | **Currently RDOS staff require a number of items to be provided for review prior to Board consideration whether or not to approve a Vacation Rental Temporary Use Permit (TUP). Please indicate your level of support for the following current requiremen...**

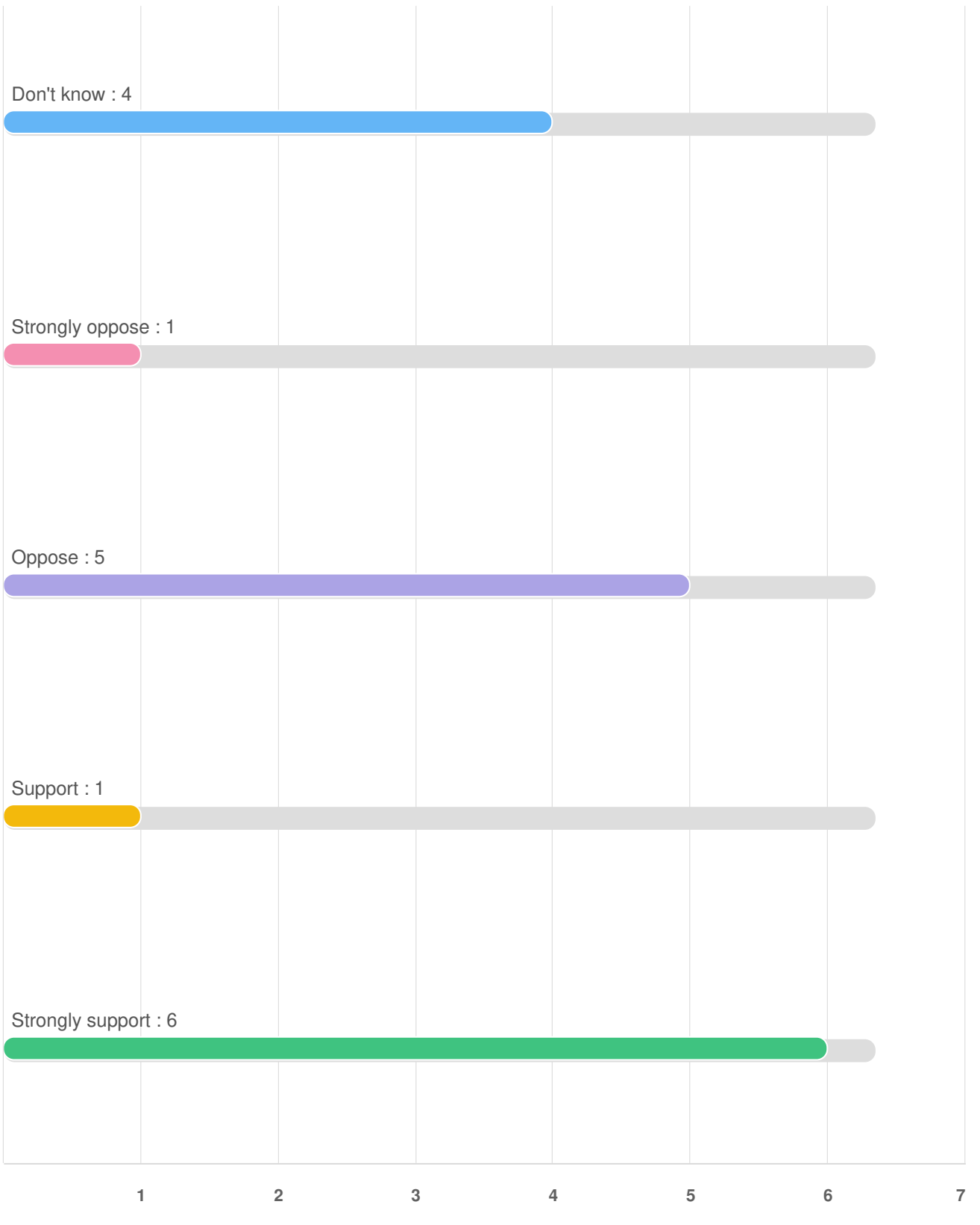
A Health and Safety Inspection from a qualified individual to ensure the building meets minimum safety standards

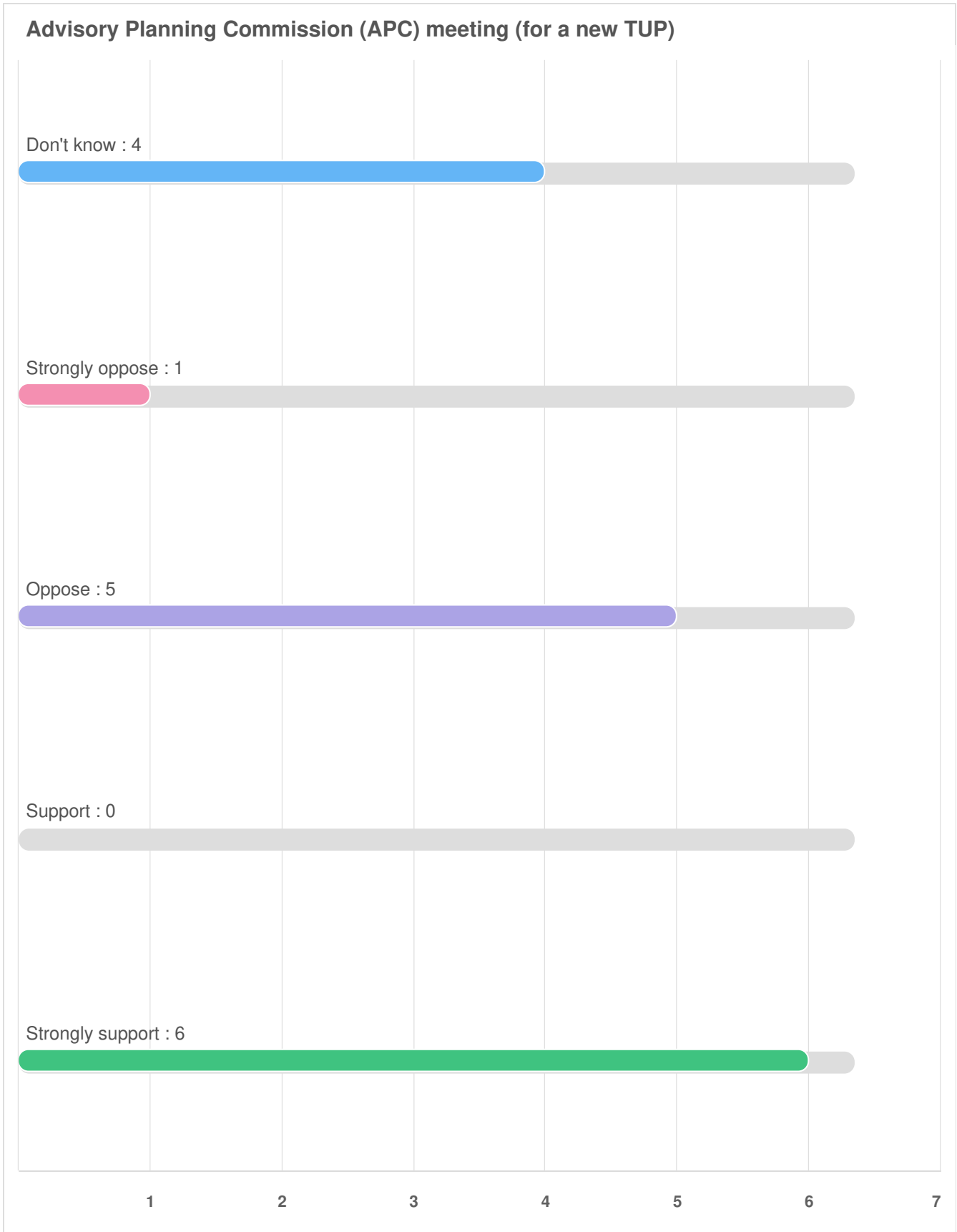


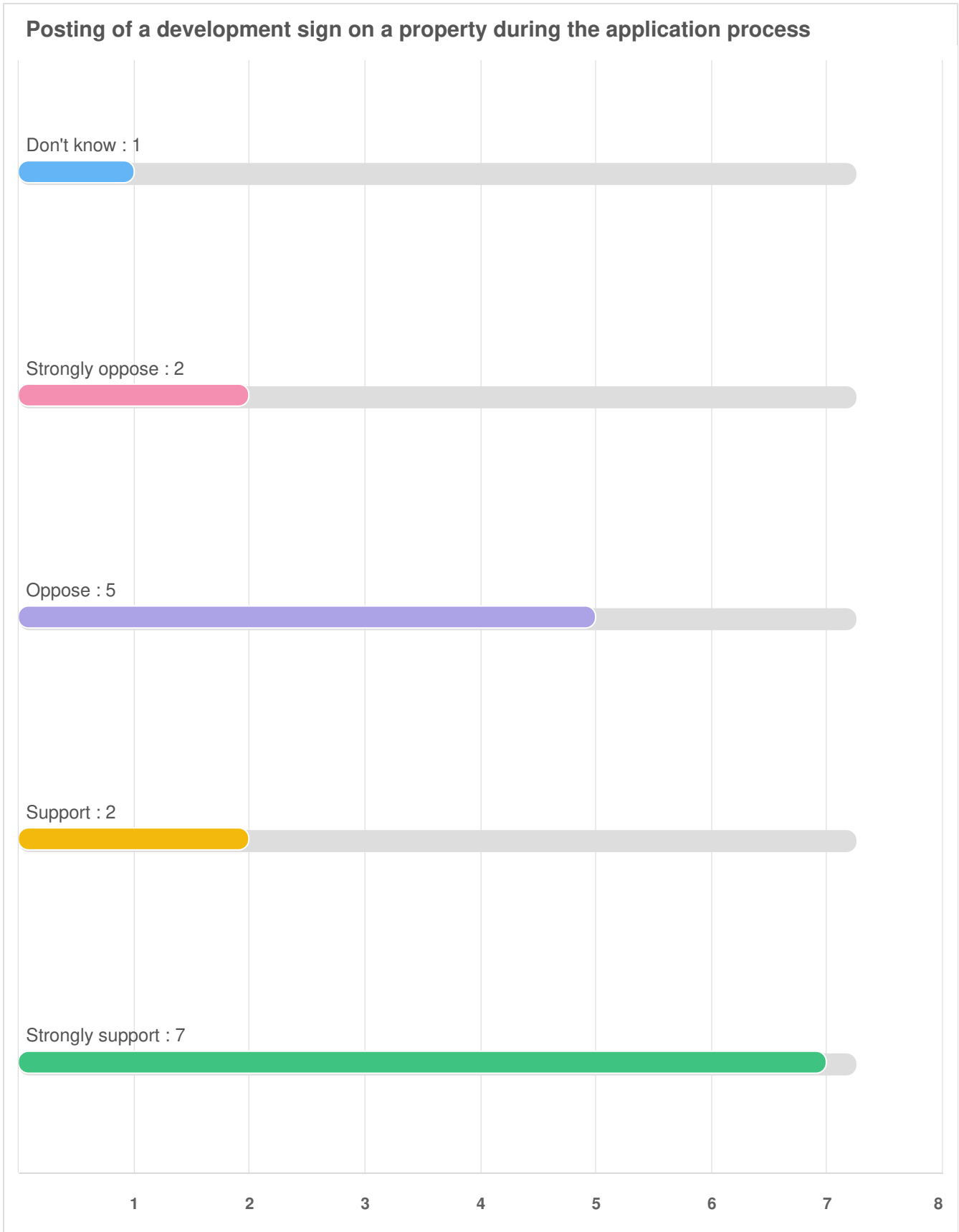
A Septic Inspection (if onsite-septic) showing the septic system is in good working order



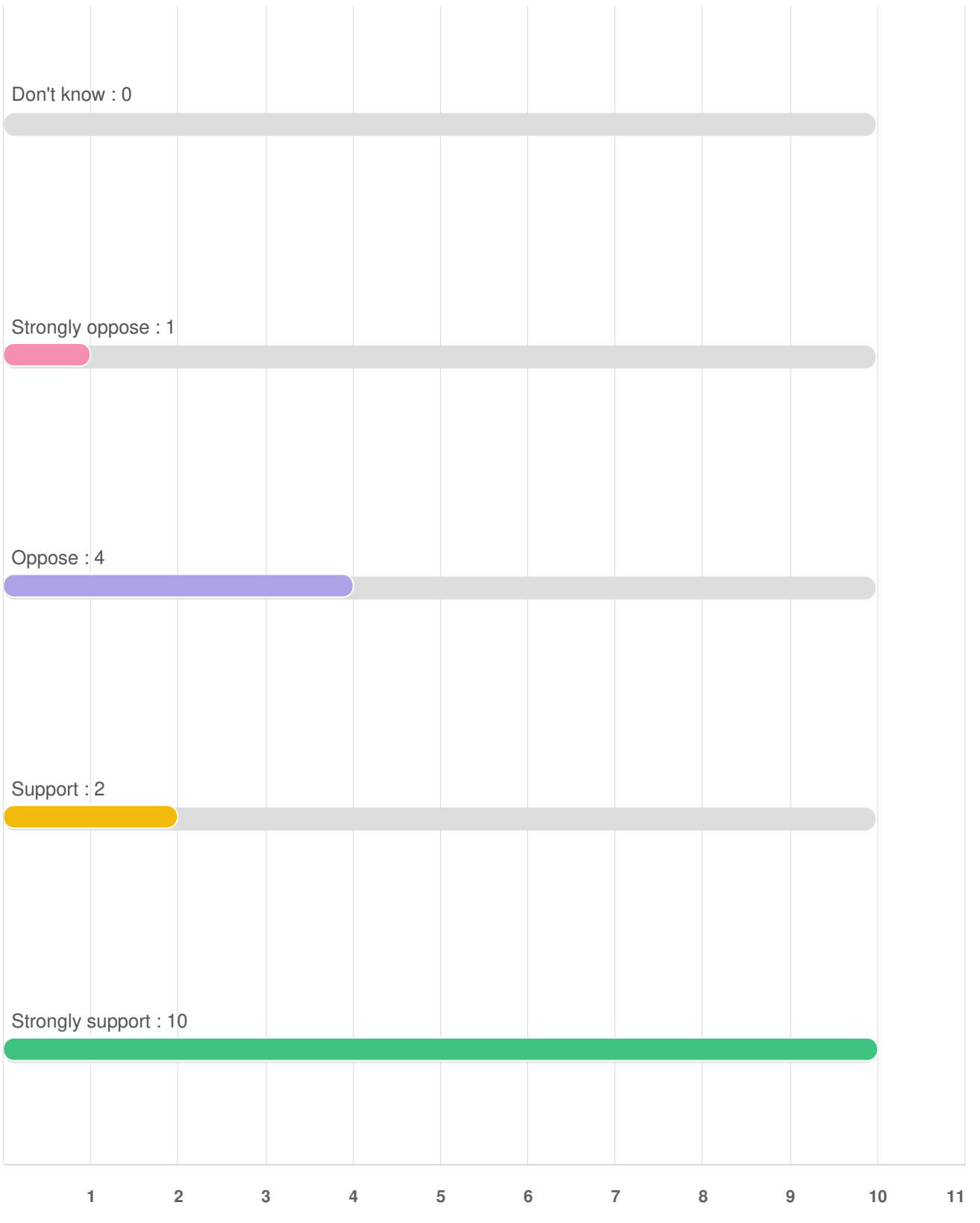
A Public Information Meeting (for new a TUP)



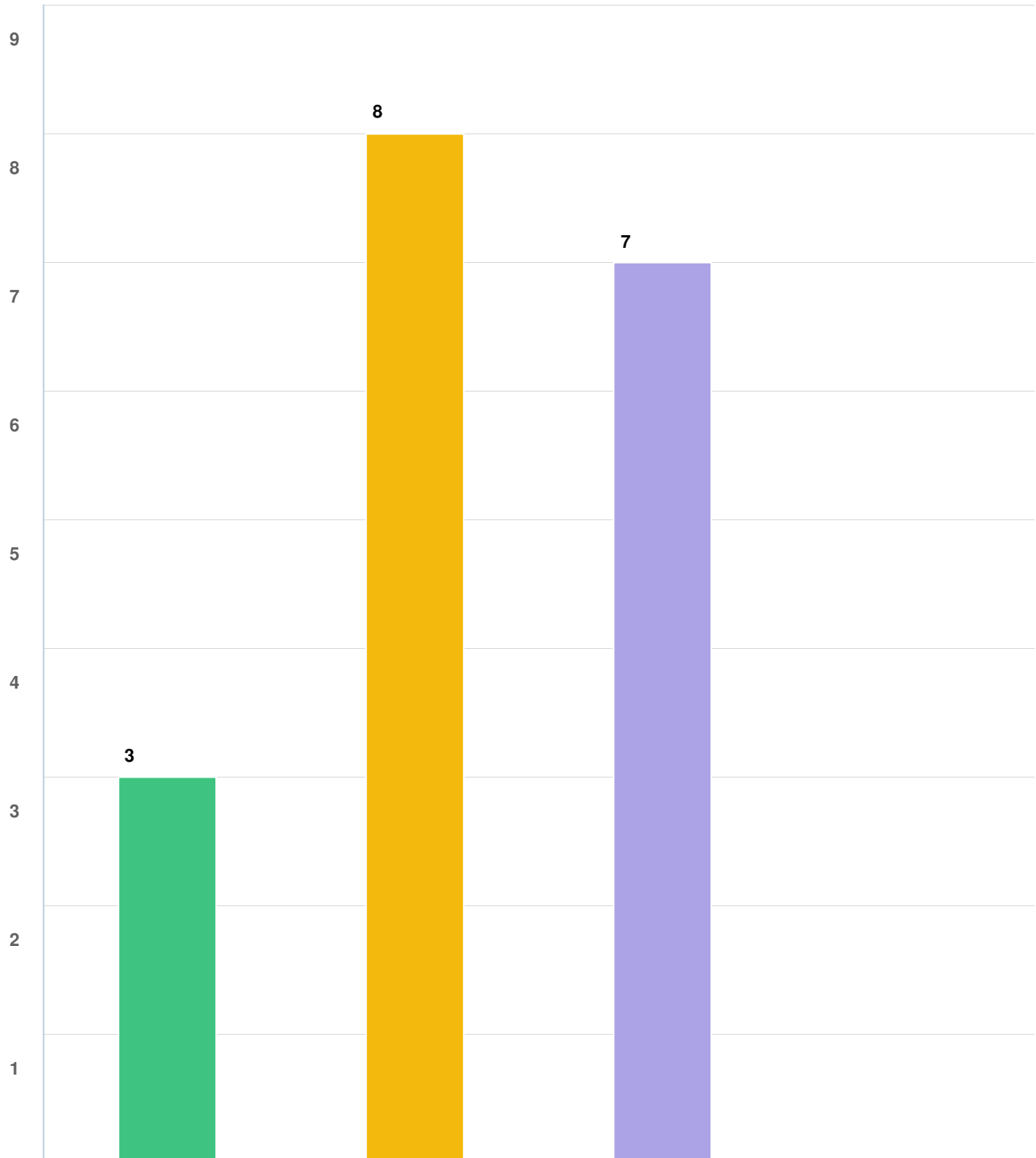




Notification letters sent by the RDOS to all property owners within 100 m radius of a proposed TUP



Q21 | Currently, a Vacation Rental must occur within a serviced dwelling unit. Should a Vacation Rental be allowed to occur elsewhere, such as a garage, workshop/studio, recreational vehicle or an un-serviced 'cabin'?



Question options

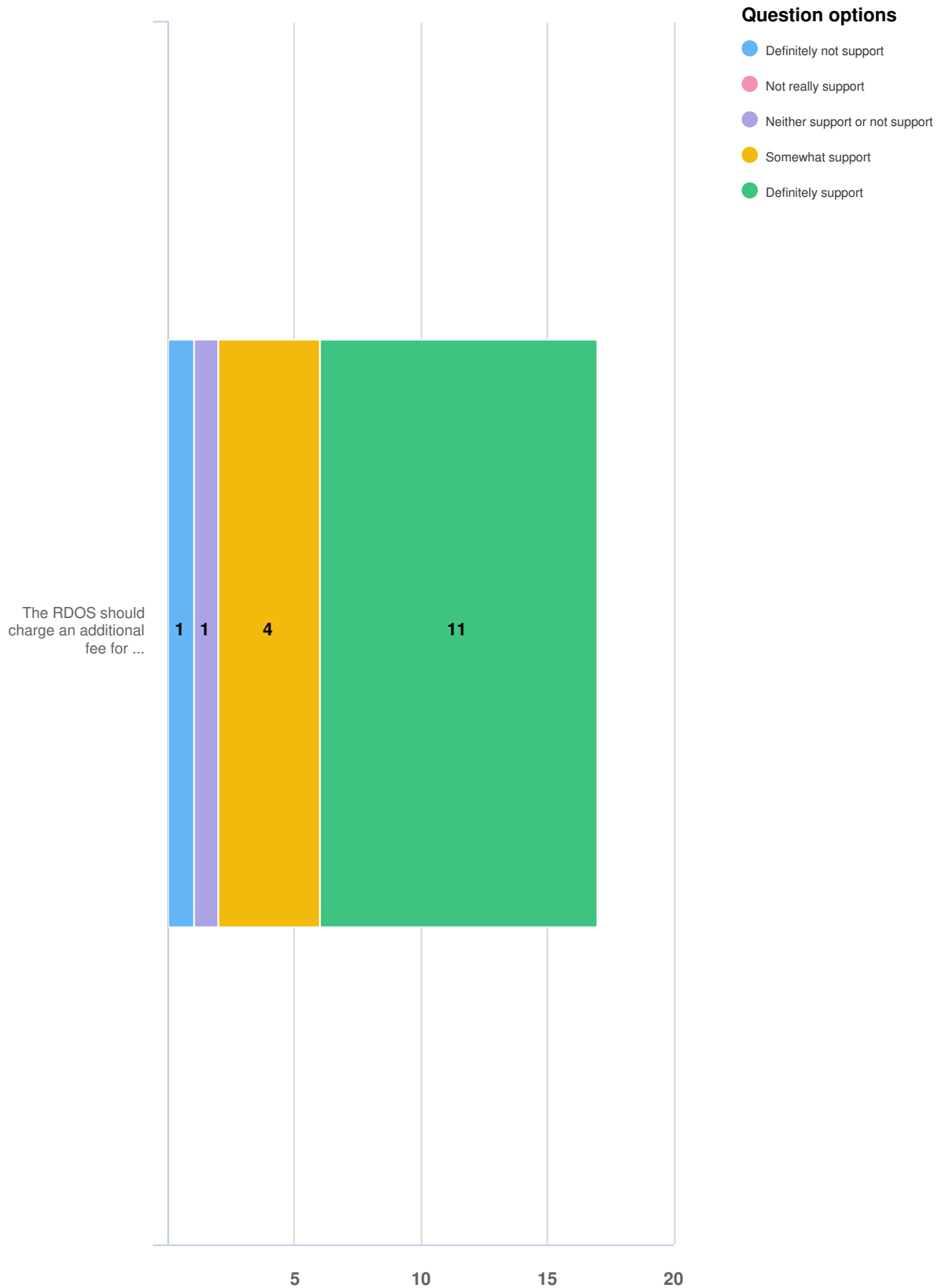
- Other (please specify)
- Don't know
- No
- Yes

Optional question (17 response(s), 0 skipped)

Question type: Checkbox Question

Filtering by: In which electoral area are you a resident or property owner? B

Q22 It has been noted that water usage tends to increase with a Vacation Rental. If a Vacation Rental is within a RDOS Community Water service area, how strongly do you support the idea of an additional water charge?

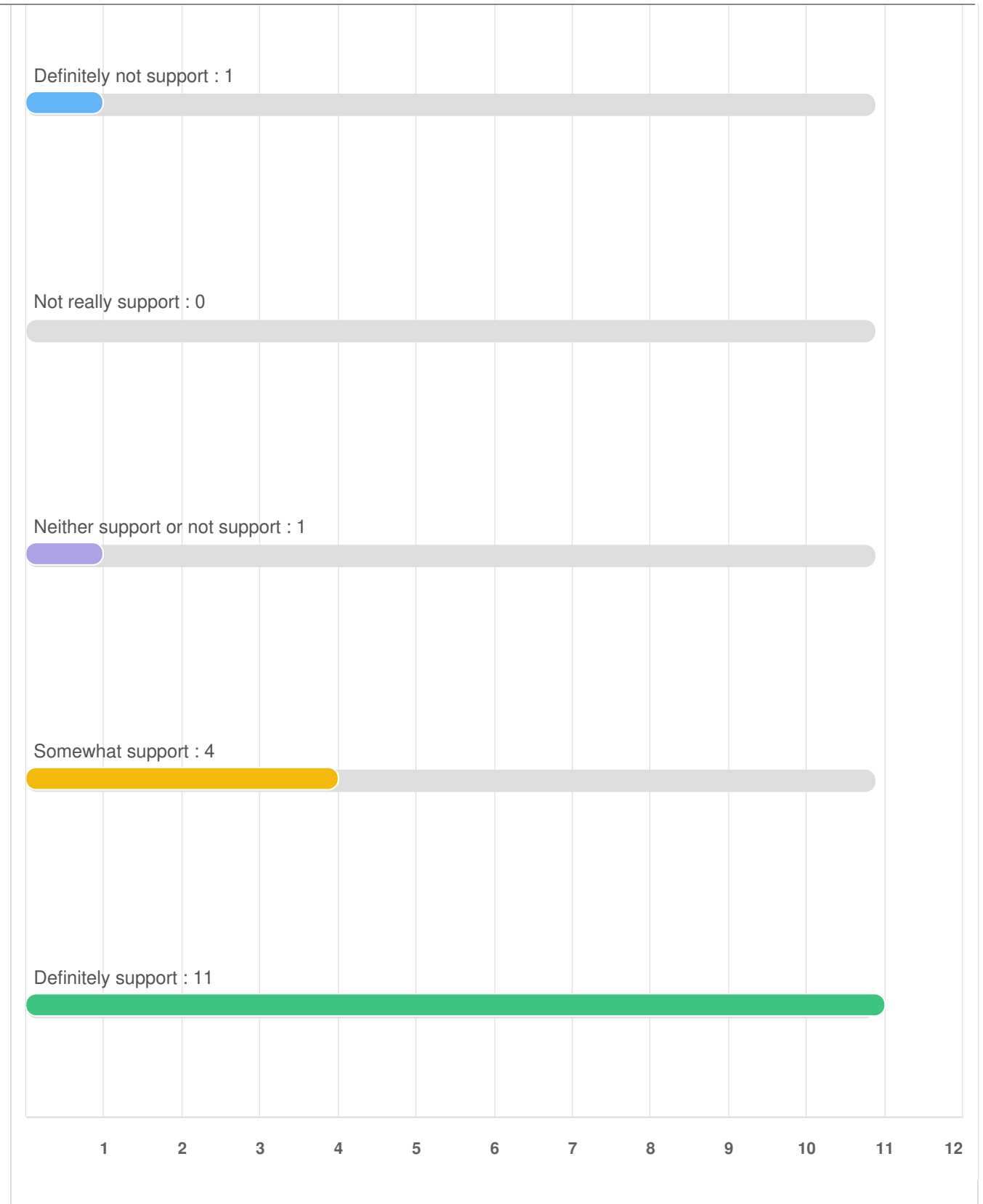


Optional question (17 response(s), 0 skipped)
Question type: Likert Question

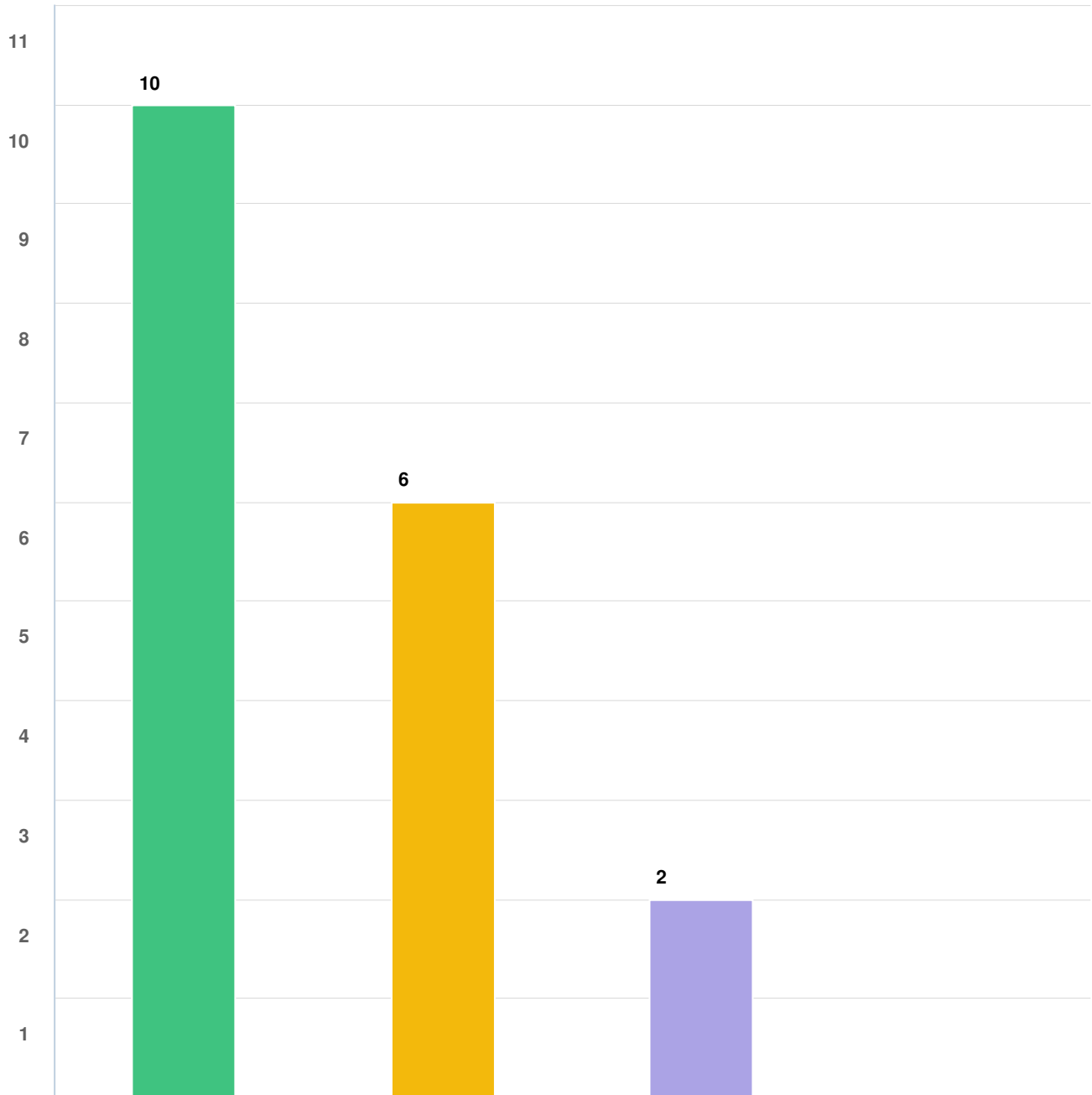
Filtering by: In which electoral area are you a resident or property owner? B

Q22 | It has been noted that water usage tends to increase with a Vacation Rental. If a Vacation Rental is within a RDOS Community Water service area, how strongly do you support the idea of an additional water charge?

The RDOS should charge an additional fee for water use for a Vacation Rental TUP



Q23 Some municipalities require a primary resident to reside on the property being rented as part of a short-term rental. A primary resident can be the owner or a long-term tenant. The primary residence is a dwelling that a person resides in most of t...



Question options

- Other (please specify)/comments:
- Do not require a permanent resident or caretaker to live on the property and do not require the posting of 24/7 contact information for a property manager
- Do not require a permanent resident or caretaker to live on the property, but require the posting of a 24 hour/ 7day a week contact information for a property manager
- Require a permanent resident such as the property owner, a long term tenant (as operator) or a caretaker to live on the property

Optional question (17 response(s), 0 skipped)

Question type: Checkbox Question

Filtering by: In which electoral area are you a resident or property owner? B

Q24 Thank you very much for sharing your thoughts! If there is anything you would like to add, please comment below.

Screen Name Redacted

1/11/2023 04:17 PM

Housing is already in short supply, especially in the smaller established areas within the Okanagan/Similkameen. Allowing existing rentals to be operated for profit, for vacation rentals takes away tax payers in the area. We, as long-term renters, may not pay property tax, but we work/live in the area. We are already being runout of areas because of lack of jobs (in Keremeos/Cawston etc) and now with housing at a premium and going for upwards of 2k a month, you're going to lose significant workers if you allow vacation rentals to spring up like dandylions. People come to play in the area, but they don't contribute daily cash flow or work here. It might be good money for the property owners, but what about people who need stable, reliable housing? Not everyone can rent from LSCSS, some of us have pets that are important to us. Or children who would not do well in an apartment. We need access to safe homes as well.

Screen Name Redacted

1/18/2023 07:45 AM

Too many rules already, stay out of Cawston!

Screen Name Redacted

1/21/2023 04:33 PM

Rental Housing shortages are a huge concern and increased \$&

Screen Name Redacted

1/21/2023 08:08 PM

These rentals can be appropriate and good for all involved. Please respect that it is needed in some cases.

Screen Name Redacted

1/25/2023 08:58 PM

There needs to be further investigation/regulation of people claiming to run bed and breakfasts who are actually running vacation rentals. It seems to rely on members of the public reporting it, when members of the public don't know what the rules even are. Also, limiting vacation rentals to a specific set of months of the year doesn't do much to help with improving the rental market - it just means people can only get, for instance, 6 month rentals, and then have to move out again! Long-term rental housing should ABSOLUTELY be more of a priority than vacation rentals. Maybe to run a vacation rental, the landlord must also provide a long term rental. Like the only people who can have vacation rentals are those who are also providing a long-term rental property? That sounds it might be difficult bc then only those with multiple properties can do it. But there has to be

something done. Maybe the rentals should be limited to only bedrooms or small (eg bachelor or 'mother in law') suites, rather than full houses or basement suites, etc? Like maybe the person applying to have a vacation rental must first prove that the property CAN'T be a long-term rental.

Screen Name Redacted

1/28/2023 01:22 AM

I believe that the neighborhood that the rental is proposed for should have the last say in weather or not a licences is accepted. And if excepted they should be able to call for review if problems with property occur, which could revoke permit if warranted. Born raised and lived in Kaleden for well over 50 year we saw the deterioration of a rural community into a bedroom community. Neighboring homes packed with Vacationing groups out for a carefree fun time up to all hours talking and laughing drinking, a little louder all to be expected from vacationers. But I still have to go to work in the morning. I didn't sign up to live in a resort. There is some neighborhoods where this may not be a problem simply by the layout of the property's. We are now living in Cawston a quite rural area, there is a guest house across the road from us I very seldom here anything from its tenants, but then they are 5 acres away. The neighborhood is different. I firm ally believe that the adjacent property's should have the last say, they are the ones that are going to be effected the most by the development of a vacation rental porperty in there back yard.

Screen Name Redacted

1/29/2023 04:43 PM

Too many people use Vacation Rentals (registered or otherwise) to get around the RTA.

Screen Name Redacted

1/30/2023 07:48 PM

Vacation Rentals increase homelessness.

Optional question (8 response(s), 9 skipped)

Question type: Essay Question

Filtering by: In which electoral area are you a resident or property owner? B