

## COLUMBIA SHUSWAP REGIONAL DISTRICT

Notes of the Public Hearing held on Tuesday January 22, 2019 at 6:00 p.m. at the Scotch Creek Community Hall/Firehall, 3852 Squilax-Anglemont Road, Scotch Creek BC, regarding proposed Bylaw No. 825-39.

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PRESENT: Chair Jay Simpson – Electoral Area F Director  
Dan Passmore – Senior Planner, Development Services  
13 members of the public

Chair Simpson read a statement acknowledging the traditional lands of the Secwepemc people. The Chair then called the Public Hearing to order at 6:00 pm. Following introductions, the Chair advised that all persons who believe that their interest in property may be affected shall be given the opportunity to be heard or to present written submissions pertaining to the proposed Scotch Creek/Lee Creek Zoning Amendment (Yakashiro) Bylaw No. 825-39.

The Planner explained the requirements of Section 470 of the Local Government Act and noted that the Public Hearing Report will be submitted to the Board for consideration at its February 21, 2019 meeting. The Planner explained the notification requirements set out in the Local Government Act and noted the Public Hearing was placed in the Shuswap Market News on January 11 and 18, 2019.

The Planner provided background information regarding the proposed bylaw amendments and reviewed the purpose of the bylaws.

The Chair opened the floor for comments.

[REDACTED], requested clarification on the proposed site coverage, which the bylaw limits to 25%.

The Planner advised that the existing home on Strata Lot 8 had a parcel coverage of 82.2%, and that the proposed re-development would maintain the existing site coverage, if approved.

[REDACTED], advised that he lived in the strata development immediately adjacent to the north of the proposed development location. He requested clarification on the setback proposed from that side.

The Planner advised that that side of Strata Lot 8 was the rear and that the proposed bylaw would allow a setback from the property line of Strata Lot 8 of 0.29 m. He noted that in addition to that, a building location certificate provided from a surveyor indicated that there was a 2.6 m wide stretch of Limited Common Property to Strata Lot 8 that also separated the strata lot from the boundary with his strata plan. In addition the diagram showed an extra bit of space, so that a total of 2.91 m on the west side of the home and 2.89 m from the east side of the home would physically separate the proposed new building from the shared property boundary with his strata plan.

Hearing no representations or questions about proposed Bylaw No. 825-39 the Chair called three times for further submissions before declaring the public hearing closed at 6:16 pm.

CERTIFIED as being a fair and accurate report of the public hearing.

Original Signed by

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Director Jay Simpson  
Public Hearing Chair

A handwritten signature in black ink, appearing to be 'Jay Simpson', written over a horizontal line.

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Dan Passmore  
Senior Planner