

Electoral Area G:

Electoral Area C Community Plan Amendment Bylaw No. 725-29
(Also applies to Electoral Area G)

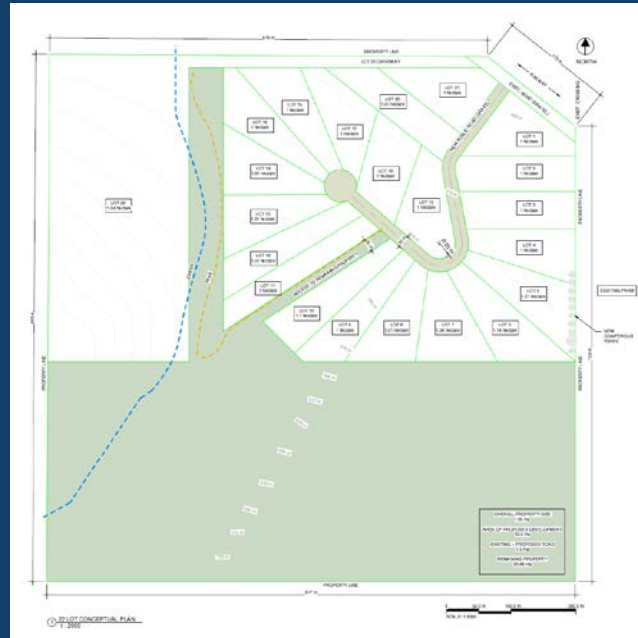
South Shuswap Zoning Amendment Bylaw No. 701-113



Development Services

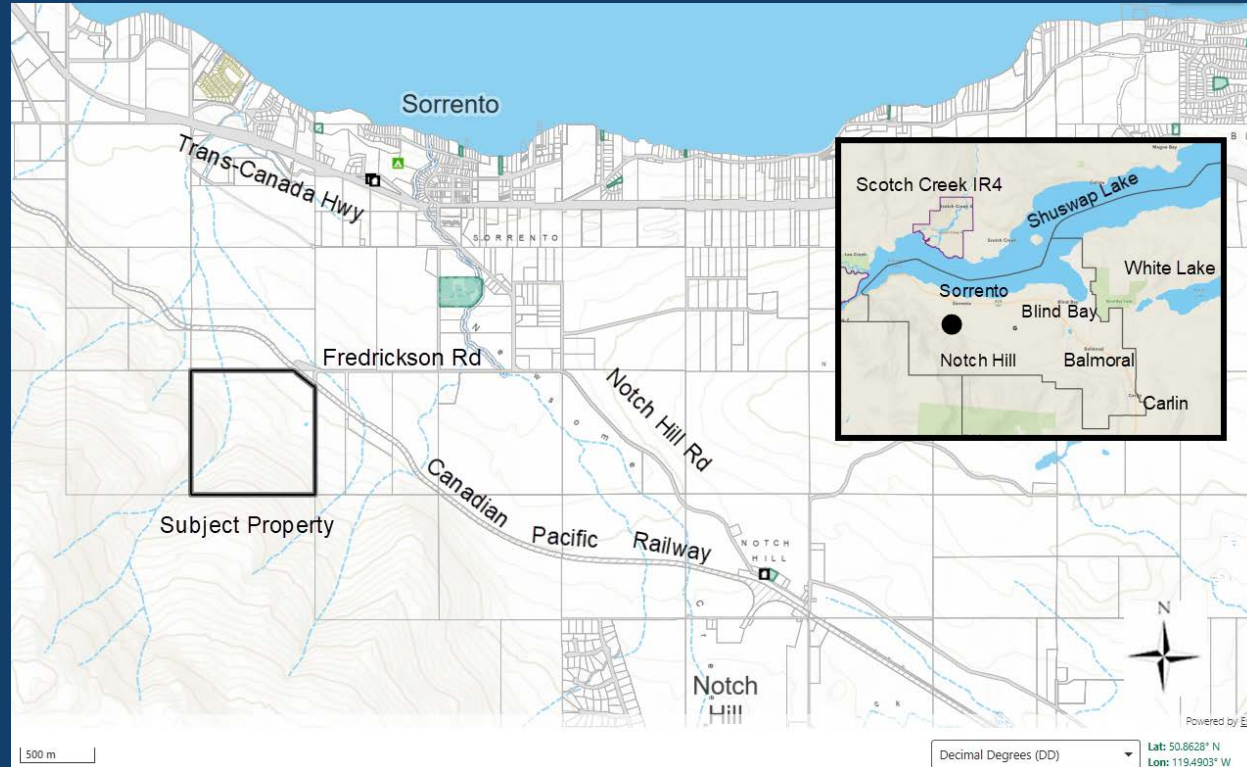
Proposal

Amend the Electoral Area C Official Community Plan and South Shuswap Zoning Bylaw to allow for a subdivision of up to 25 residential 1- ha lots



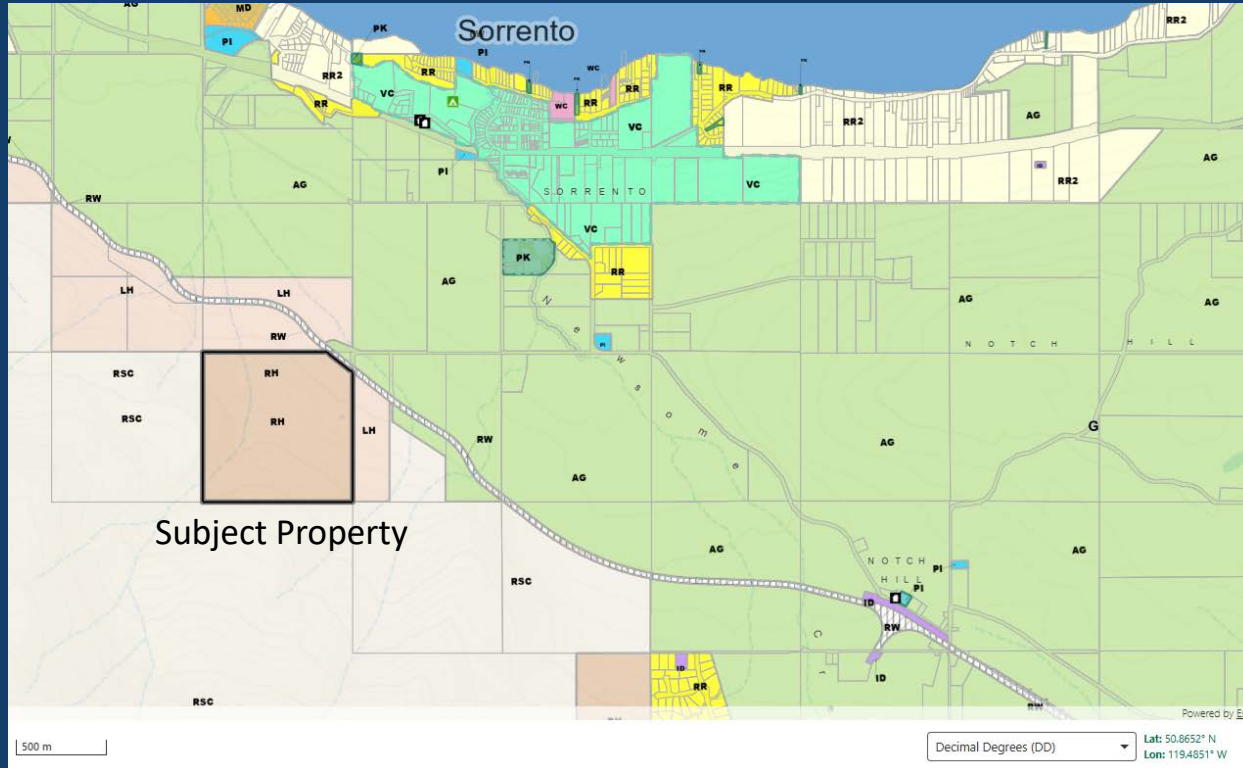
Location

1063 Fredrickson Rd

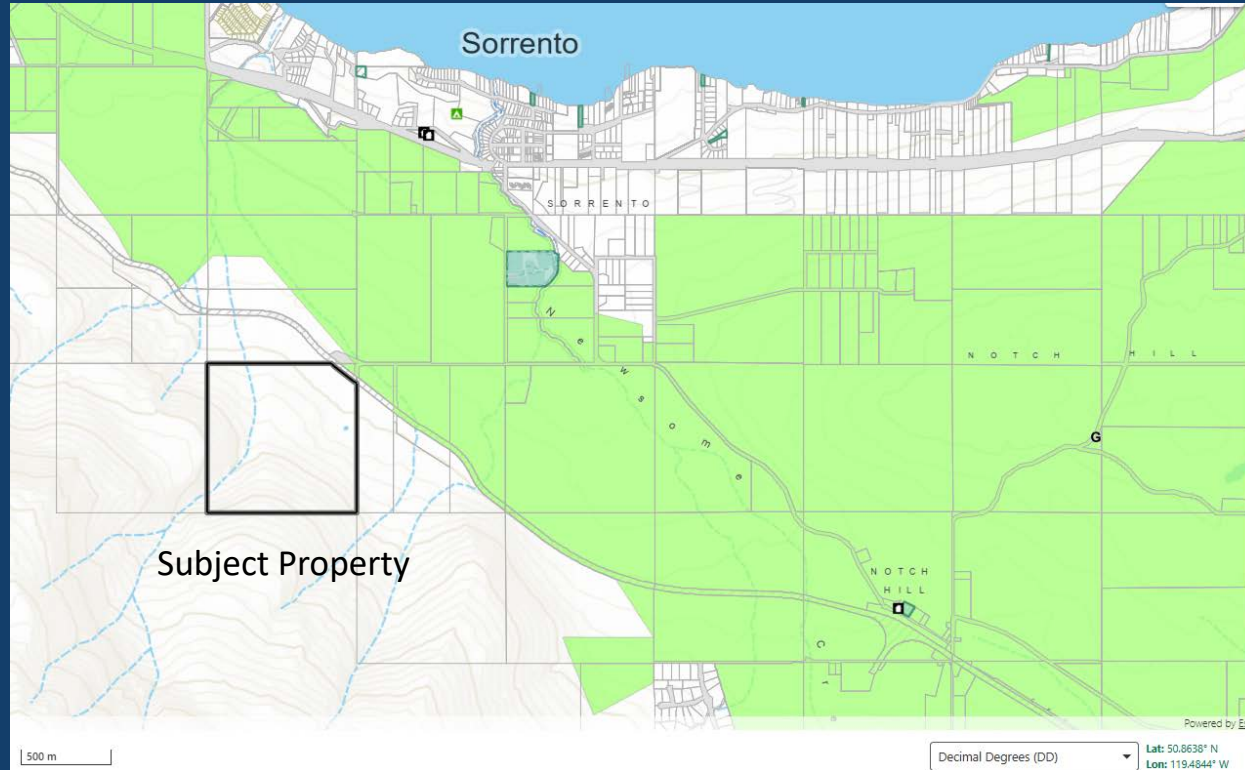


Electoral Area C Official Official Community Plan Bylaw No. 725

RH – Rural Holdings

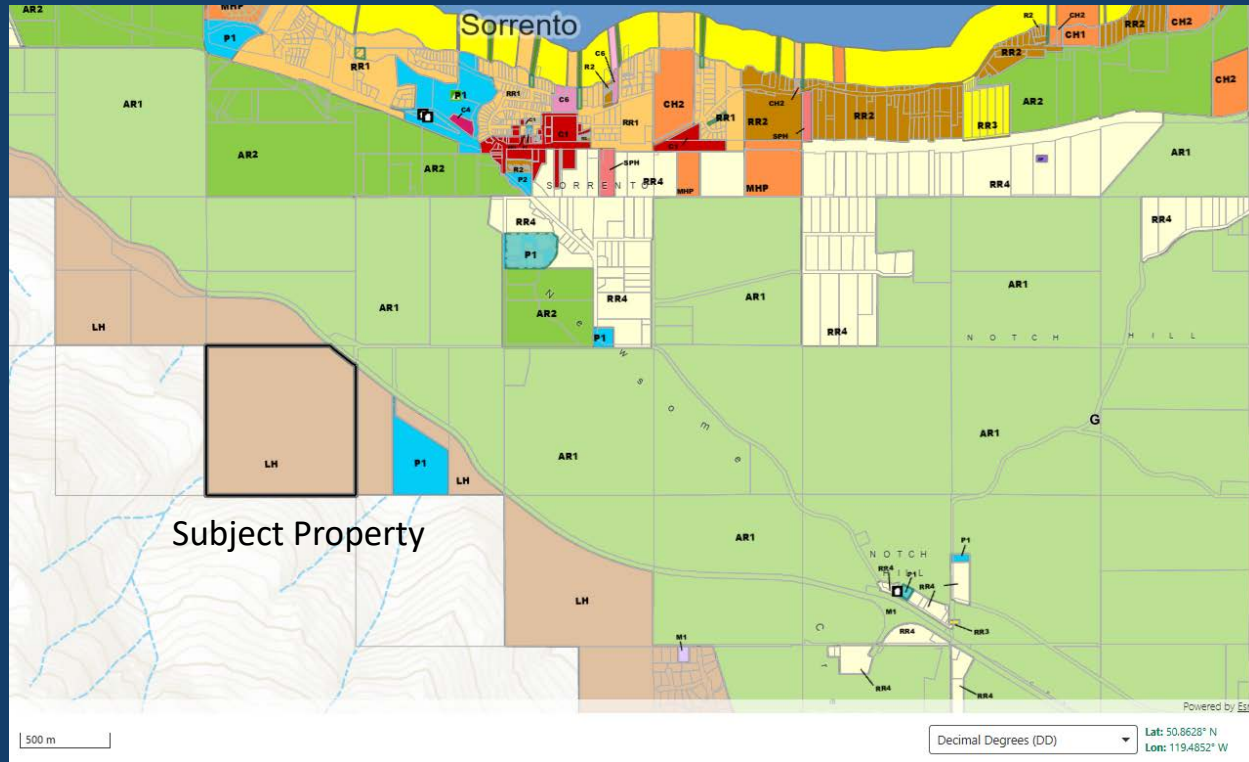


Agricultural Land Reserve (ALR)

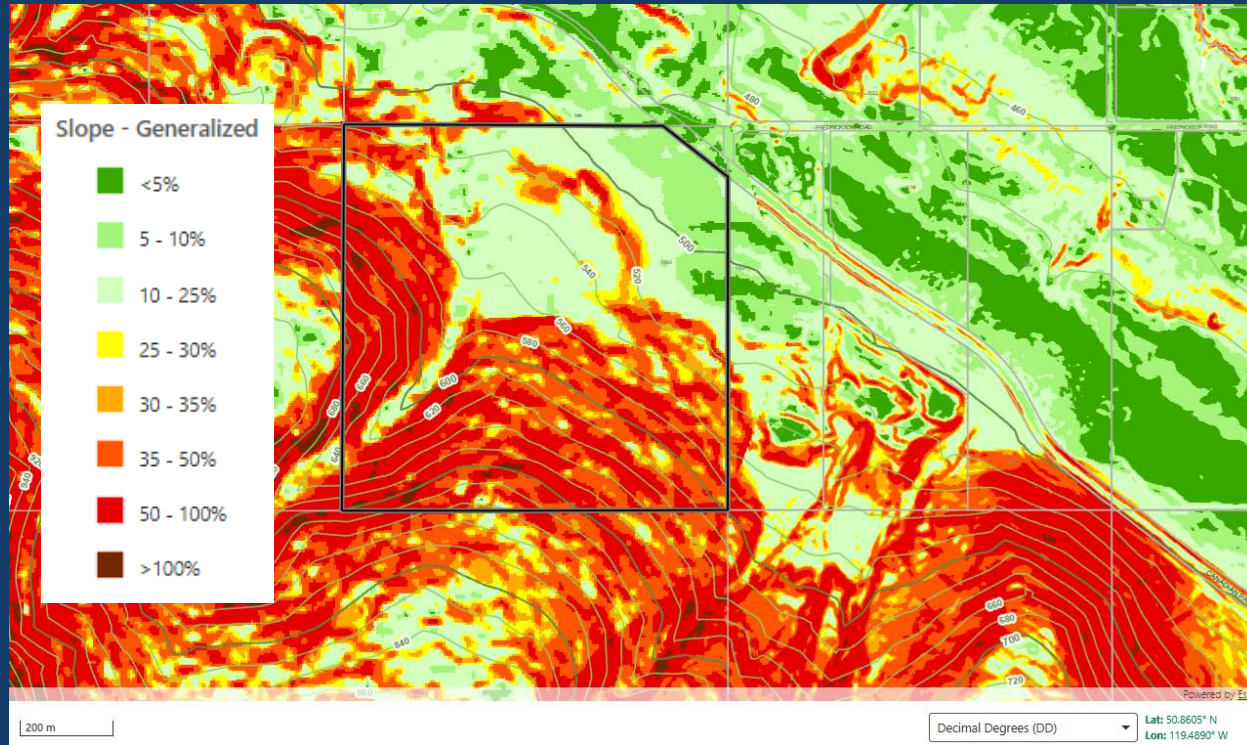


South Shuswap Zoning Bylaw No. 701

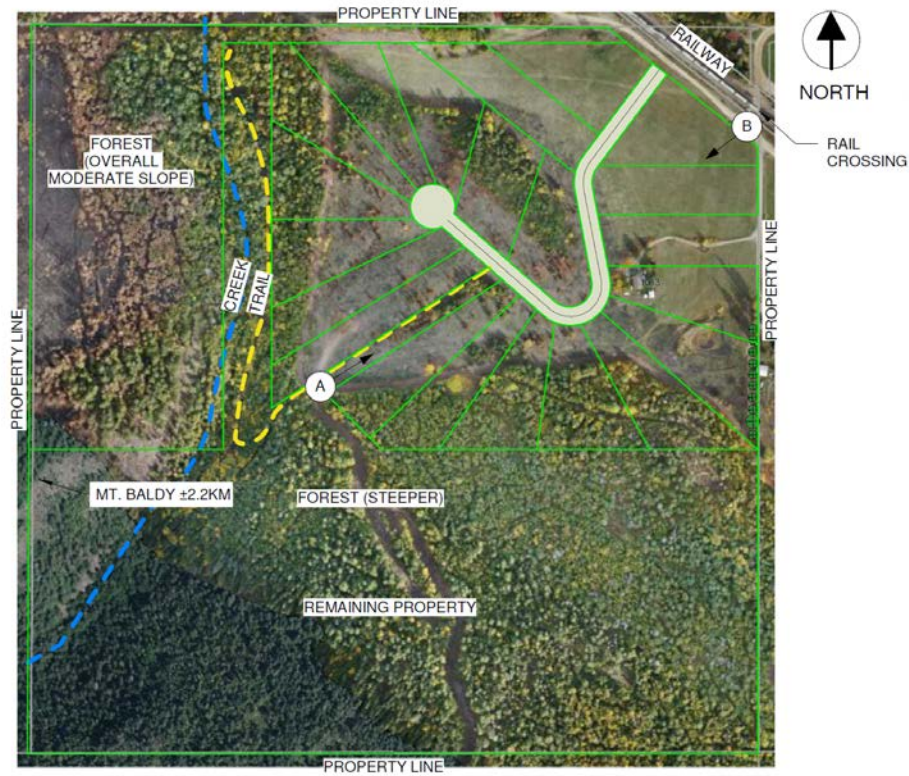
LH – Large Holdings



Slopes



Site Plan



② AERIAL IMAGE (CSRD 2023) W/ PROPOSED LAYOUT
1 : 5000



3D Rendering

⑤ MAP OVERVIEW

APPROX. LOCATION
OF EXIST. WATER LINE
(UNDERGROUND)

EXIST. MODULAR HOME

PROPERTY LINE



⑥ OVERVIEW 3D IMAGE (EXISTING)

RECOMMENDATION #1:

THAT: Electoral Area C Official Community Plan Bylaw No. 725-29 be denied first reading this 20th day of March 2025.

*Stakeholder Vote Unweighted
Majority*

RECOMMENDATION #2:

THAT: South Shuswap Zoning Amendment Bylaw No. 701-113 be denied first reading this 20th day of March 2025.

*Stakeholder Vote Unweighted
Majority*

Next Steps

If the Board supports staff recommendations (does not give the amending bylaws first reading).

1. Application will be closed.

If the Board does not support staff recommendations:

1. Gives the amending bylaws first reading.
 - Referrals.
 - Public Information Meeting.
 - Signage.
 - Technical Reports.

2. Defer a decision