

Public Submissions from Original TUP725-01 Application (for 10 guests)

From: [REDACTED]
To: [Planning Public Email address](#)
Subject: TUP submission No.725-01
Date: March 10, 2025 11:18:11 AM
Attachments: [revised letter CRSD.docx](#)

Hello,

Please see attached letter as a submission for our upcoming boarding meeting for obtaining an TUP for our property.

Thank you

[REDACTED]

To: Concerned Neighbors and CRSD
From: [REDACTED], Owner of 2302 Eagle Bay Road
Date: February 26, 2025

Dear Concerned Neighbors and CRSD

I am the owner of 2302 Eagle Bay Road, and I am writing to address concerns raised regarding our application for a Temporary Use Permit (TUP) for short-term rentals at our property. We have submitted all required documentation and hope to gain approval to rent the property when we are not using it for family vacations.

When we purchased the home, we had plans to move there, as my husband was working in the area. Unfortunately, that job ended unexpectedly, and we had to reassess the property's use. Despite the setback, we decided to keep the property to continue enjoying it during our summers. However, we were unaware that the zoning prohibited short-term rentals, which we only realized after the purchase. Once we were informed of the restriction, we immediately began the application process to ensure compliance with local regulations.

Regarding the recent letter from our neighbor, I would like to address some of the inaccuracies mentioned.

Communication and Yard Care

Before last summer, we informed our neighbors that we would be using the property for friends and family, with occasional rentals. We had an agreement with them to care for the yard, for which we provided monthly payments. Unfortunately, when we visited the property on July 14, 2024, we found the lawn dead and the yard uncared for, despite our ongoing payments. We have supporting documents, including bank statements and text messages, to confirm this. Prior to this we were all very amicable. It was not until after we made the choice to not continue this arrangement that we started to have complaints by our neighbors.

Noise and Property Usage

During our stay, we received frequent complaints from our neighbors about noise, including restrictions on our children playing outside, music on the deck, and even the use of patio chairs. As a family of five with young children, we felt these demands were excessive. Despite attempts to address the concerns, we were met with hostility.

Our friends, who stayed after us, reported similar experiences. They were told not to use the deck after 10 pm, even if they were being quiet, and their son was yelled at for walking along the shoreline. There were even complaints made to them when their young child was crying on the deck.

Steps Taken to Address Concerns

When we received complaints from our neighbors, we took action to address the noise and privacy issues. Here are the steps we've implemented:

- Installed privacy curtains on our deck to help with noise (see attached photos).
- Installed cameras and noise alerts to monitor activity and ensure compliance.

- Hired a local property manager to check on the property regularly.
- Updated our house rules to include noise level policies after 10 pm.

We understand that some noise is inevitable, given that the deck is elevated, but we've made significant efforts to be respectful of our neighbors.

Rental Agreement and Noise Control

One of the key reasons we are seeking a TUP is to have better control over the guests staying at our property. By using platforms like Airbnb or VRBO, we can ensure that guests sign rental agreements that outline noise restrictions and other rules. Additionally, the rating system on these platforms helps ensure that problematic guests do not return. We can also issue fines or end reservations if guests violate house rules.

Septic System and Maintenance

Our neighbor expressed concerns about our septic system. We recently had it inspected and received a clean report. The inspections were proactive, as we wanted to ensure the system was functioning properly with multiple people staying at the property. I have documentation to show that there were no issues.

Conclusion

Despite our best efforts, it seems that our neighbor's complaints continue, and we feel that a peaceful resolution is becoming increasingly difficult. We are committed to being good neighbors, monitoring noise levels, and ensuring compliance with house rules. However, we believe that some of the requests—such as prohibiting music on our property or demanding that we limit light usage—are unreasonable.

This property is meant for family enjoyment, and we intend to use it as such. While we strive to be respectful of our neighbors, we will continue to allow our family and guests to enjoy the property in a reasonable manner. We have made clear efforts to address noise concerns and will continue to monitor the situation.

Thank you for your time and consideration. Please let me know if you require any additional information or clarification. I have attached some example pictures of our efforts to resolve this situation and can provide more information if needed.

Sincerely,

[REDACTED]

Owner, 2302 Eagle Bay Road

Owner Address:

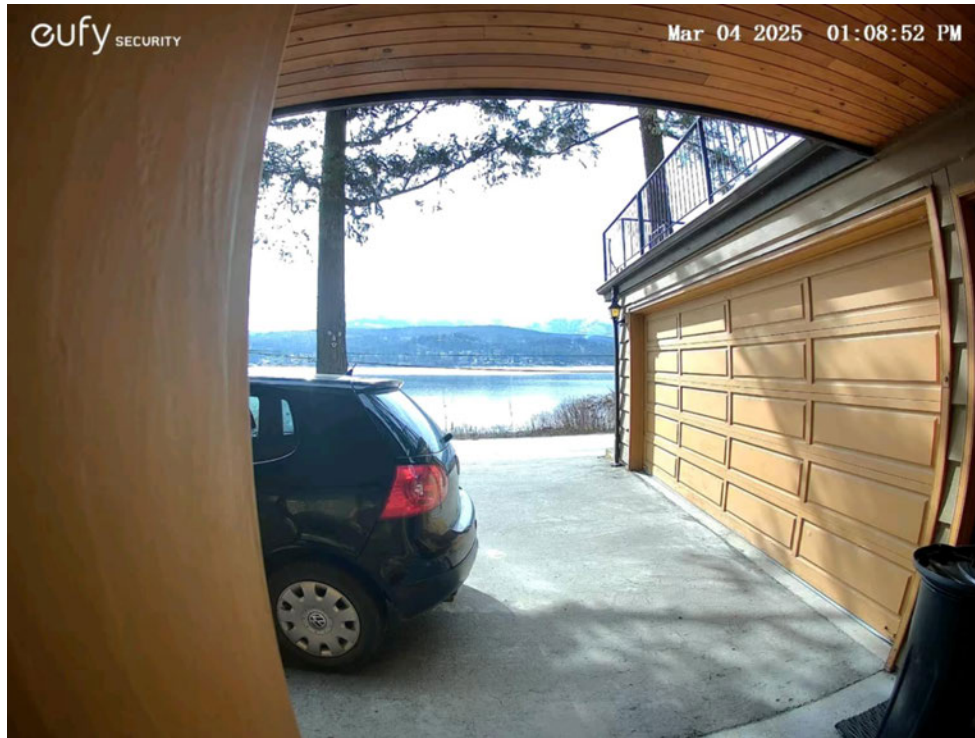
[REDACTED]

Photos

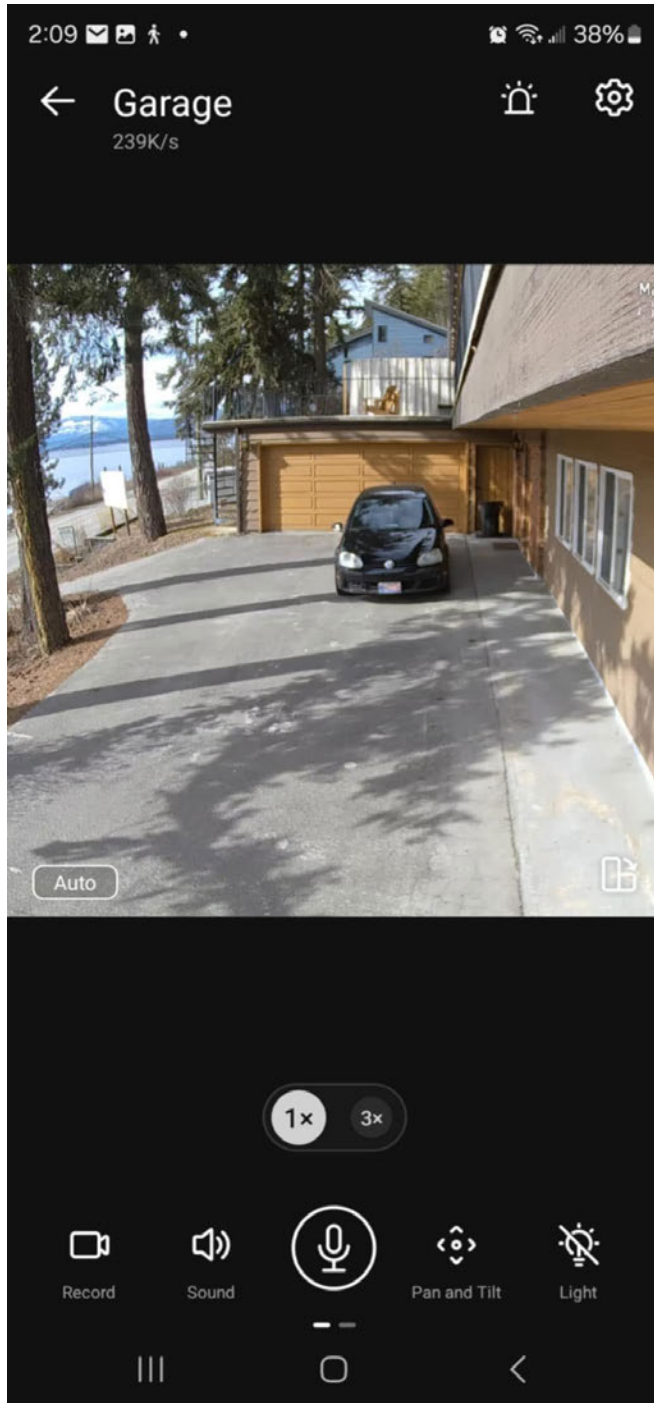
Curtains on deck for privacy, sound



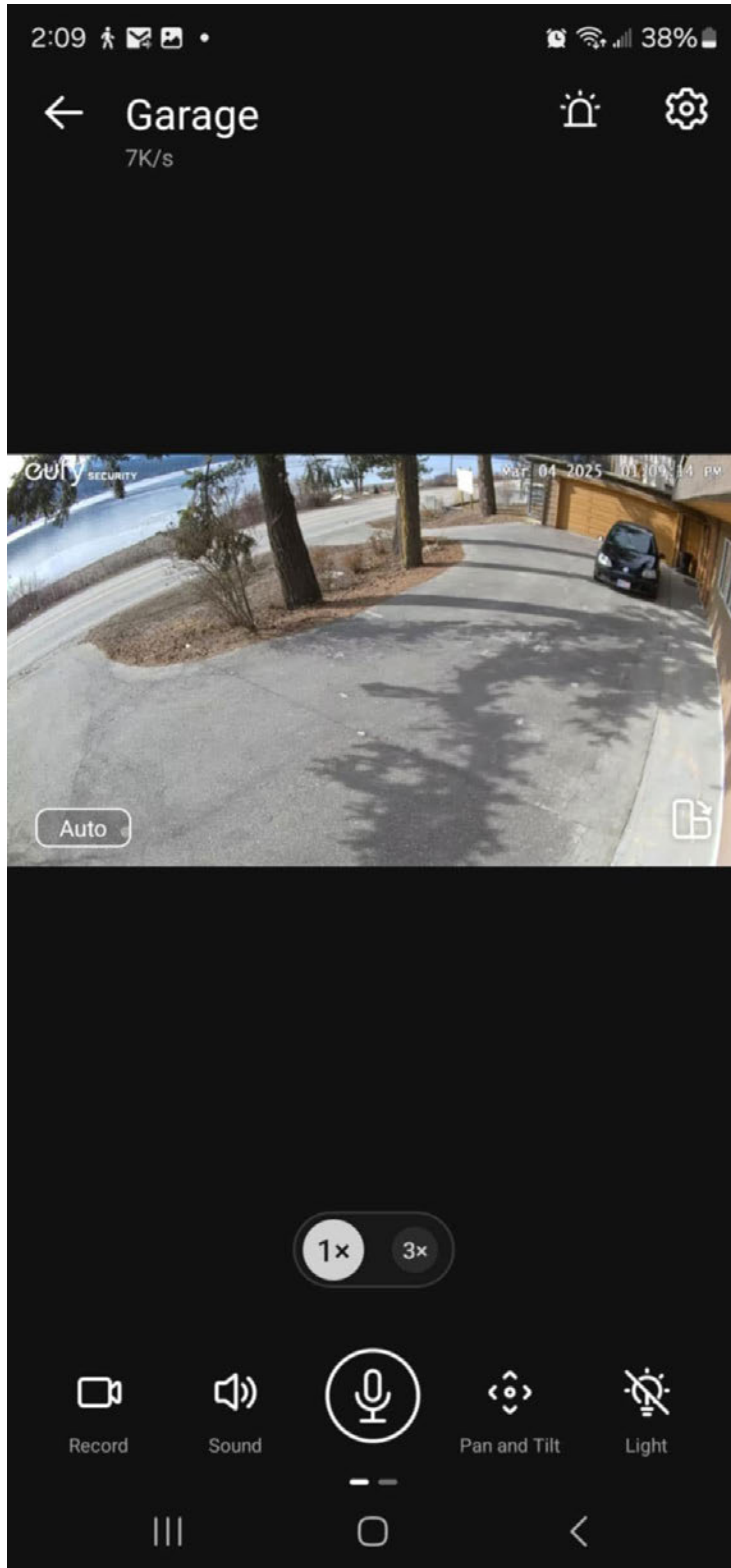
Doorbell camera with noise monitor



Camera 2 with noise monitor



Camera 1 driveway





**TEMP. USE PERMIT / SHORT TERM RENTAL APPLICATION RE: 2302 EAGLE BAY ROAD,
BLIND BAY BC. OWNERS: [REDACTED] AND [REDACTED]**

2 messages

Sat., Feb. 15, 2025 at 8:26 p.m.

To: plan@csrd.bc.ca

Bcc: [REDACTED] >

My name is [REDACTED] and I will turn [REDACTED] years old this coming summer. I live at [REDACTED] Eagle Bay Road, Blind Bay BC.

I do not have other property to escape to when my home becomes intolerable due to a business run by [REDACTED] for short term rentals. I do not live in [REDACTED]. I am not running a business at this property. I have always abided by bylaws and zoning [REDACTED]s have not. I do not disturb my neighbors. I am absolutely confident that should CSRD ask any neighbors other than the [REDACTED]s, CSRD would hear that I am well respected in this neighborhood, and known for helping everyone whenever needed, including the owners of the two short term rentals on the other side of our property.

This is not a rant about short term rentals, nor a plea to not approve any of them. I recognize the value they have when properly run and when they are carefully approved based on neighborhood dynamics and configuration and possible negative impact.

I am aware the [REDACTED]s have made a formal application for rezoning to allow for a short term rental at their property. I also read the text message sent to us and other neighbors from [REDACTED] February 7, 2025, indicating her plan to run a short term rental at her property. The note was polite and indicated "they learned lessons from last year, only 7/10 guests groups were problems", and indicating she plans to work to keep neighbors happy. (a summary of her comments) Let's be clear, [REDACTED] had plenty of opportunity last year to work with us and other neighbors. She chose to get angry, blame us for not accepting her business and ignored us and other neighbors when she came to her property. There is no excuse for her anti neighbor attitude and failure to take any concrete action that could have eased issues brought to her attention. We could have tried to help her get the guests to go inside at night and turn down the volume during the day. She didn't want us speaking to her 'guests'. I have no expectation that her hiring a local company to monitor, will make any difference. Her attitude is guests rule and neighbors don't matter.

I must admit my wife and I thought the [REDACTED]s were a wonderful family and helped them whenever we could. Our relationship was destroyed around mid to end of June 2024, once it became clear to us, that they were renting out their property as a short term rental. Concerns and issues were relayed to [REDACTED] starting in late June 2024 until she stopped communicating with us late July. I can only report that whether or not [REDACTED] took concerns seriously or not, the behaviour, noise, and problems continued until mid September when the short term rental guests ceased for the year. Our experience was that guests came in groups of 8 or 10 to 14 to 16 or so. All summer long guests at this short term rental came in groups of adult friends or several families. Many, many days during the summer, there would be 5 to 10 vehicles coming and going. The "guests" often had family and friends at other short term rentals near by who would join the "guests" next door for entire days.

It must be made clear, that the noise level was excessive most days, or at least partial days. Having 5, 10, 15 or 20 partyers and or multiple family groups on the extra large 30 foot long deck (5 feet from our property), creates considerable noise. These adults and families are here to have fun, laugh it up, drink, enjoy the beach across the road etc. This would all be fine and good if the deck wasn't literally and figuratively 5 feet away from us. This is not a hotel zone, we do not have buildings between us, nothing can create a barrier that would improve the situation.

To reiterate the noise issue, our properties are only a few feet away. Both the [REDACTED] and our deck and common areas face each other. We have no other place in our yard to use outside. We can not escape the revelry that comes from normal people enjoying themselves. I appreciate what the guests are wanting from their vacation. Unfortunately, this is not the property to have a short term rental.

Other concerns also exist besides constant traffic and noise all day and night. Without question, my life has been negatively impacted. This situation led me to become anxious, agitated, depressed, frustrated and miserable. Not being able to sit outside in my property without constant disruption, not being able to invite friends and family over as no one would be able to enjoy a visit without hooting and hollering, screaming kids, yelling, large groups all talking over each other and music. I can't count the number of nights I, as a [REDACTED] year old couldn't get to sleep or stay asleep. Why do I need to give up my quality of life for 3 months every summer?

The disruption of our life didn't end at the house. We live semi-waterfront. The "guests" at [REDACTED] would attach their beach toys to our buoy, leave beer bottles and wine glasses on our beach deck, drop additional temp. buoy's for the abundance of beach craft, drive seedoes recklessly in 10 feet of water without consideration of water lines, etc (neighbors on the other side of this property had damage done twice to their property by "guests" at this short term rental.

[REDACTED]s have put up curtains along their deck facing my deck. It helps that we can't see them looking at us all day, but this also gives "guests" the idea they are alone. Speaking to them has at times led to "guests" becoming louder and rude to us.

[REDACTED]s also installed at least one 360 camera on the deck. A second camera is mounted at the front far south side. Is this allowed? Cameras have provided the [REDACTED]s opportunities to actually see the number of people coming and going as well as noting the noise on the deck, that any reasonable person would realize would interfere with the enjoyment of the property by neighbors. When we complained we were told things like, the guests are just having a drink and listening to country music. How ridiculous. Otherwise, what ever makes [REDACTED]s guests happy is good enough for them. Please note we have two short term rentals on the otherside of our property as well. No noise or partying is ever allowed. Guests are limited and parking never exceeds 4 vehicles in total.

Again, please note we have two airbnb/short term rentals at 2306 as well. We are not opposing them. The owners have always shown respect for neighbors and ensure the neighbors are happy. However, is it reasonable for CSRD to approve short term rentals as 100 % of our neighbors? We need to be shown respect as a [REDACTED] couple trying to live our lives without interference and disrespect.

All the properties in this area were built in around the 1980's or so. That means the septic systems are older. Last summer the [REDACTED]'s septic had issues. Septic could be smelled. Plumbers and a septic truck came and went. Interior Health said that concerns them but they can't do anything unless they can inspect at the time issues are noted. Isn't it too late to save our drinking water etc., once their septic fails. The number of individuals at this house when it was a 3 bedroom home is absolutely worrisome. We need all properties to respect the lakeshore and lake we all draw water from.

I AM ASKING THAT THIS TUP/SHORT TERM RENTAL BE DENIED. SEVERAL COMPLAINTS WERE LODGED LAST YEAR YET NOTHING CHANGED, [REDACTED]S WERE CONTACTED MANY TIMES BUT GOT ANGRY AND NO RELIEF OCCURRED. THEY HAD THEIR OPPORTUNITY AND CHOSE NOT TO RESPECT THE NEIGHBORHOOD AND DIRECT NEIGHBORS. PLEASE TAKE INTO CONSIDERATION MY INABILITY TO ENJOY MY PROPERTY AND THE PHYSICAL AND EMOTIONAL HARM THAT OCCURRED.

PLEASE INSPECT THIS PROPERTY TO SEE FIRST HAND HOW THE PROXIMITY OF [REDACTED]'S PROPERTY AND MINE MAKE IT IMPOSSIBLE TO APPROVE A TUP FOR A SHORT TERM RENTAL AT 2302 EAGLE BAY ROAD, BLIND BAY, WITHOUT DECIDING THAT THE NEGATIVE IMPACT FOR US IS REAL, AND THAT THE PEACE AND WELL-BEING OF THE NEIGHBORHOOD WILL INEVITABLY BE DESTROYED. THE [REDACTED]S HAD THEIR CHANCE TO GET SUPPORT LAST YEAR. THEY CHOSE TO ALLOW THEIR GUESTS TO ENJOY THEIR STAY WITHOUT THOUGHT OR CONSIDERATION FOR US AND ANY OTHER NEIGHBORS.

CONSIDERING THE NEGATIVE REACTION TO THIS PERMIT AND POOR CHOICE OF LOCATION OF THIS SHORT TERM RENTAL, I BELIEVE CSRD HAS PLENTY OF REASONS TO DENY THIS APPLICATION AND TO RECOGNIZE : SHORT TERM RENTALS SHOULD NOT INTERFERE WITH THE QUALITY OF LIFE OF CLOSE NEIGHBORS. SHOULD NOT CHANGE THE MAKE UP AND QUALITY OF LIFE OF THE NEIGHBORHOOD AND SHOULD NOT BE APPROVED IN A LOCATION WHERE THE CLOSENESS OF THE PROPERTIES LIMITS ANY POSSIBILITY OF CREATING SOUND BARRIERS.

Pease do not approve this TUP with the cavate that the permit can be revoked. If we have had so much trouble already, filed many complaints, spoke to owners and still have problems, realize how difficult it would be, and what we would need to endure, to get to the point CSRD would revoke a permit. That would be CSRD saying to us, your quality of life means less than allowing an TUP to proceed with problem owners.

RESPECTFULLY SUBMITTED: [REDACTED]

Sat., Feb. 15, 2025 at 8:33 p.m.

To: [REDACTED]

[Quoted text hidden]

Karen Riopel

From: [REDACTED]
Sent: February 17, 2025 8:00 PM
To: Planning Public Email address [REDACTED]
Subject: 2302 Eagle Bay Road, Blind Bay, BC. Application by [REDACTED] and [REDACTED] for a TUP re: permission to operate a short term rental
Attachments: 2025-02-15_085351.jpg; 2025-02-15_085366 (1).jpg

THIS EMAIL WAS PREPARED AND SENT ON BEHALF [REDACTED]

Please see original 2 email pages attached. They were printed due to a system failure to email them to CSRD.

Two additional points for CSRD's consideration when deciding if the TUP is approved or not.

1. Last year [REDACTED] had plenty of opportunities to curtail activities and noise by her guests at her short term rental. We provided information over and over to [REDACTED] regarding concerns and we were never provided with any confirmation that action would be taken to ensure our issues were addressed. They never were. [REDACTED] could have threatened to kick them out of her short term rental, she could have asked us to deal with issues and report back to her, [REDACTED] could have asked her house keeper or good friends who live close by, to come check on noise etc. [REDACTED] told us not too speak to her guests and showed us and the entire neighborhood, that she would not put conditions on her guests. (Limit number of guests, keep noise level down, not allow music on deck etc). Several times I felt as a concerned neighbor, that I was put in a position to monitor and give direction to her guests. Rocks were thrown at our buoy and different guests threw rocks at another neighbor's property causing damage and very bad feelings. I stopped these activities. I had to stop one group of guests from running two seadoos with their jets pointing downward stirring up sediment and gravel, 10 feet from shore, along our shoreline. This effects fish habitat and our drinking water. I also had to kick her guests off our buoy. The bottom line is, that [REDACTED] could have done so much last year to work with us and other concerned neighbors, but she didn't. Instead she quit talking to us, and when she and her family came to her property for a week in July, she chose to avoid all of us. We and her other direct neighbors realized [REDACTED] was just about the money and her business, and we are collateral damage. [REDACTED] hiring a company locally to monitor the short term rental, will not make any difference, when the disruption of our peace, negative impact on my mental health etc., has not been addressed at all this year. 8 or 10 guests is too many.

Our two decks are just to close.

Lastly, I spoke with a veteran realtor in Salmon Arm last week. I posed the question to him : Would our property value be negatively impacted with 2 short term rentals on one side, and a large house, which is incredibly close to our house, and also a short term rental, on our other side, lower our property value?. Without hesitation, I was told yes, but by how much is not known. We are living in a single family dwelling zone, and are at risk of having 100% of our direct neighbors run short term rental businesses. This can't happen!

From: [REDACTED]
To: [Planning Public Email address](#)
Subject: 2302 Eagle Bay Road TUP APPLICATION
Date: March 11, 2025 7:09:10 PM

Good Afternoon,

I write to you today concerning the application for a TUP at 2302 Eagle Bay Road, Blind Bay. Unfortunately, this has been a problematic property operating as a large capacity AirBNB. During the Summer of 2024, numerous vehicles were parked at this residence, at times on private property and along the roadside in the ditch. Loud music could be heard down the block in the wee hours of the morning well after what is considered 11:00 pm, quiet time. Partygoers (in excess of 20 people) could be heard and were observed outside on a large covered deck, playing excessive music and speaking loudly over it. At times they would carry the party down to the beach, disturb neighbours belongings, leave a mess and publically urinate which is disorderly conduct. The neighbours directly to the right of this property are being impacted the most by this AirBnB. The properties are relatively close to each other, the "party deck", is a mere few feet from the permanent residents bedroom window. These owners are [REDACTED] who have experienced many sleepless nights this past Summer, directly as a result of the behaviour experienced at the rental. The [REDACTED] full time resident was [REDACTED] and was not able to get sufficient rest affecting [REDACTED]. These owners also had a conversation with a Realtor and were informed that their current property value will diminish when word gets out there is a problematic Air BnB next door.

Please consider rejecting this TUP request for the above noted reasons and for the well being of the permanent residents and neighbours.

Respectfully,

[REDACTED]
[REDACTED] Eagle Bay Road

Sent from my iPhone

TO CSRD DECISION MAKERS RE: TUP'S FOR THE USE OF SHORT TERM RENTALS

(Please refer to this document when considering approvals of TUP'S FOR 2302 and 2306 Eagle Bay Road.)

MARCH 5, 2025

This document outlines two separate issues of importance for local residents along a section of Eagle Bay Road, Blind Bay. There are two property owners at 2302 and 2306 Eagle Bay Road, Blind Bay, that have applied for Temporary Use Permits in order to operate short term rentals during the summer months. The property at 2306 Eagle Bay Road, Blind Bay, has two smaller homes that they rent as vacation rentals. The property at 2302 Eagle Bay Road, Blind Bay is a large property asking for 10 guests per night. This property is not supported for a TUP by local residents. These properties that have applied for TUP'S are 60 feet apart and 100% surrounding one property.

This community asks CSRD to recognize short term rentals change the neighborhood and may negatively impacted local home owners.

1. No local (resident) home owners should be subjected to having short term rentals surrounding their property that will clearly and significantly impact their quality of life. There should be a CSRD policy that ensures there is several residential properties in between short term/vacation rentals.
 2. It is requested that CSRD supports the rights and quality of life of neighborhoods, and ensures the concerns and issues of residents hold more weight in decision making, than non resident property owners seeking business opportunities.
- This neighborhood has properties on the mountain side of Eagle Bay Road only.
 - Signatures of concerned neighbors are both contained on this document or are attached emails.

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

March 6, 2025

**TO CSRD DECISION MAKERS RE: TUP'S FOR THE
USE OF SHORT TERM RENTALS**

**(Please refer to this document when considering approvals of
TUP'S FOR 2302 and 2306 Eagle Bay Road.)**

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Eagle Bay Rd, Blind Bay.
Eagle Bay Rd, Blind Bay
9th Mar 2025

TO CSRD DECISION MAKERS RE: TUP'S FOR THE USE OF SHORT TERM RENTALS

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03/01/25

Eagle Bay Road



I am sharing 'petition TUP 1' with you

4 messages

Wed, Mar 5, 2025 at 2:55 p.m.

To: [REDACTED]

Hi folks
Please see attached note to CSRD for us local home owners. This document can only refer to properties that have already applied for TUP'S to operate vacation rentals.
If you agree, you can respond with an email indicating you support this, your address and signature.
I will black out email addresses as CSRD doesn't need them. OR
You can print off document, sign it with your address, take a picture of it and forward back to me.

[REDACTED] can you see what [REDACTED] has decided?
I need to get this to CSRD by end of this week

Wed, Mar 5, 2025 at 3:08 p.m.

To: [REDACTED]

[REDACTED] of Eagle Bay Road, Blind Bay, support the petition against TUP's within our residential area.

Thank you

Sent from my iPhone

> On Mar 5, 2025, at 4:56 PM, [REDACTED] wrote:

>

>

[Quoted text hidden]

Wed, Mar 5, 2025 at 3:10 p.m.

To: [REDACTED]

Sorry you need to include your house address for CSRD

THANKS

[Quoted text hidden]

Wed, Mar 5, 2025 at 3:27 p.m.

To: [REDACTED]

Sent from my iPhone

On Mar 5, 2025, at 5:10 PM, [REDACTED] wrote:

[Quoted text hidden]

TO CSRD DECISION MAKERS RE: TUP'S FOR THE USE OF SHORT TERM RENTALS

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Eagle Bay Rd

7th Mar 2025

From: [REDACTED]
To: [Planning Public Email address](#)
Subject: TUP Submission - TUP725-01
Date: March 18, 2025 3:03:45 PM

To whom it may concern,

We own two properties along Eagle Bay Road. The addresses are at the bottom of the submission. One of our properties listed below is a long-term rental, With the same single tenant for multiple years. I have spoken to the tenant and they have given me permission to put their viewpoint in this letter in addition to ours(the 2 owners), so the contents of this letter applies to three people that are directly affected by the TUP. Our properties are surrounded by other properties currently submitting TUP applications. The neighbour directly beside us has a pending TUP application for two separate short term rental properties(2286 Eagle Bay in Rd). So we will be directly impacted by and surrounded by short term rental properties.

I have several questions and points. I would like to include in this letter, however, before getting to that I would like to describe the impact of short term rentals over the last couple years in our neighborhood. Particularly the property at 2302 Eagle Bay Rd. has been a complete nightmare for the locals. Their rental ads have said 20+ guests and there has been that many guests on site multiple times, despite having completely inadequate septic for that number of guests. We have witnessed emergency septic emptying visits at this site. There have been very loud parties until 5-6 AM, with inebriated people shouting at the site and on the beach .The absentee landlord (in [REDACTED]) has been completely oblivious/rude to our complaints and now does not even answer phone calls.

So we were hoping that the issuance of these temporary use permits and subsequent monitoring will improve some of these issues. We'll see.....

I'd like to make the following points and queries:

1. I believe that one of the requirements to obtain a TUP is that there be a designated local property manager. I think that the list of local property managers and their 24 hour a day contact phone numbers should be supplied to all of the local long-term residents (for those 6 am parties, see above). If complaints (such as noise and guest number infringements) should be directed elsewhere can you please tell us who to contact (bylaw officers or police?).
2. I would recommend that the temporary use permit wording includes responsibility of the short term rental owners for cleanup of the property and (public) beach area.
3. Blind Bay has had multiple episodes of drinking water advisory alerts in the last couple years. As you know, there have been several offenders in the area who have been dumping inadequately treated sewage into Blind bay, which is the same water that we use for drinking water in this neighbourhood. The increased numbers of guests in short term rentals will add to this problem. I think there should be initial and ongoing septic system contamination checks required. I have learned that due to septic limitations, the total number of guests allowed includes adults plus children, and I think this should be very clearly communicated to the owners and be included in their short term rental listings.

Thank you for the opportunity to express our opinions.

[REDACTED] and [REDACTED] and long term tenant. [REDACTED] and [REDACTED] Eagle Bay Rd, Blind Bay(2 separate titles)

From: [REDACTED]
To: [Planning Public Email address](#)
Subject: TUP Submission - TUP725-01
Date: March 18, 2025 3:03:45 PM

To whom it may concern,

We own two properties along Eagle Bay Road. The addresses are at the bottom of the submission. One of our properties listed below is a long-term rental, With the same single tenant for multiple years. I have spoken to the tenant and they have given me permission to put their viewpoint in this letter in addition to ours(the 2 owners), so the contents of this letter applies to three people that are directly affected by the TUP. Our properties are surrounded by other properties currently submitting TUP applications. The neighbour directly beside us has a pending TUP application for two separate short term rental properties(2286 Eagle Bay in Rd). So we will be directly impacted by and surrounded by short term rental properties.

I have several questions and points. I would like to include in this letter, however, before getting to that I would like to describe the impact of short term rentals over the last couple years in our neighborhood. Particularly the property at 2302 Eagle Bay Rd. has been a complete nightmare for the locals. Their rental ads have said 20+ guests and there has been that many guests on site multiple times, despite having completely inadequate septic for that number of guests. We have witnessed emergency septic emptying visits at this site. There have been very loud parties until 5-6 AM, with inebriated people shouting at the site and on the beach .The absentee landlord (in [REDACTED]) has been completely oblivious/rude to our complaints and now does not even answer phone calls.

So we were hoping that the issuance of these temporary use permits and subsequent monitoring will improve some of these issues. We'll see.....

I'd like to make the following points and queries:

1. I believe that one of the requirements to obtain a TUP is that there be a designated local property manager. I think that the list of local property managers and their 24 hour a day contact phone numbers should be supplied to all of the local long-term residents (for those 6 am parties, see above). If complaints (such as noise and guest number infringements) should be directed elsewhere can you please tell us who to contact (bylaw officers or police?).
2. I would recommend that the temporary use permit wording includes responsibility of the short term rental owners for cleanup of the property and (public) beach area.
3. Blind Bay has had multiple episodes of drinking water advisory alerts in the last couple years. As you know, there have been several offenders in the area who have been dumping inadequately treated sewage into Blind bay, which is the same water that we use for drinking water in this neighbourhood. The increased numbers of guests in short term rentals will add to this problem. I think there should be initial and ongoing septic system contamination checks required. I have learned that due to septic limitations, the total number of guests allowed includes adults plus children, and I think this should be very clearly communicated to the owners and be included in their short term rental listings.

Thank you for the opportunity to express our opinions.

[REDACTED] and [REDACTED] and long term tenant. [REDACTED] and [REDACTED] Eagle Bay Rd, Blind Bay(2 separate titles)

TO CSRD DECISION MAKERS RE: TUP'S FOR THE USE OF SHORT TERM RENTALS

(Please refer to this document when considering approvals of TUP'S FOR 2302 and 2306 Eagle Bay Road.)

MARCH 5, 2025

This document outlines two separate issues of importance for local residents along a section of Eagle Bay Road, Blind Bay. There are two property owners at 2302 and 2306 Eagle Bay Road, Blind Bay, that have applied for Temporary Use Permits in order to operate short term rentals during the summer months. The property at 2306 Eagle Bay Road, Blind Bay, has two smaller homes that they rent as vacation rentals. The property at 2302 Eagle Bay Road, Blind Bay is a large property asking for 10 guests per night. This property is not supported for a TUP by local residents. These properties that have applied for TUP'S are 60 feet apart and 100% surrounding one property.

This community asks CSRD to recognize short term rentals change the neighborhood and may negatively impacted local home owners.

1. No local (resident) home owners should be subjected to having short term rentals surrounding their property that will clearly and significantly impact their quality of life. There should be a CSRD policy that ensures there is several residential properties in between short term/vacation rentals.
 2. It is requested that CSRD supports the rights and quality of life of neighborhoods, and ensures the concerns and issues of residents hold more weight in decision making, than non resident property owners seeking business opportunities.
- This neighborhood has properties on the mountain side of Eagle Bay Road only.
 - Signatures of concerned neighbors are both contained on this document or are attached emails.

[Redacted Signature]

[Redacted Signature] Eagle Bay RD
Blind Bay BC.
402141

March 5, 2025

From: [REDACTED]
To: [Planning Public Email address](#) [REDACTED]
Cc: [REDACTED]
Subject: TUP APPLICATION FOR 2302 EAGLE BAY ROAD, BLIND BAY, OWNER [REDACTED]
Date: February 13, 2025 10:22:02 PM

Dear Yan, (CSRD officer in charge of permit investigations)
Please refer to:

- previous complaints on this property submitted 2024 and 2025
- comments provided by me at open house regarding TUP's in 2024
- copy of my response to [REDACTED] regarding her required notification of TUP application to neighbors
- copy of BC ASSESSMENT indicating property is 3 bedroom den/or 4 bedrooms
- copy of Facebook comments to CSRD chair Feb. 2025

1. CSRD SHORT TERM RENTAL LIMITATIONS TO ENSURE HOMEOWNERS ARE NOT SURROUNDED BY SHORT TERM RENTALS.

We reside at [REDACTED] Eagle Bay Road, Blind Bay. directly beside the property in question. There are no neighbors behind us as there is a cliff, and no neighbors across the road as we are semi-water front. To our north, 2306 Eagle Bay Road, is a duplex, also short term rentals and the owner has applied for their TUP as well. That means 100% of our neighbors are planning to continue with short term rentals. The short term rental owners at 2306 have worked with us to ensure the neighborhood is quiet and peaceful. Any concerns that have arose have been addressed immediately. The only concern is septic use, as we all draw our water directly from the lake. A septic failure would impact us the most as we are the only owners who actually live at our property. We ask CSRD to strongly take this into consideration when reviewing and deciding which applications will be approved. Short term rentals are vacation homes, people using them are in vacation mode and disruption of the peace is not typically of concern to them. They come and then go. We stay and wait to see what our life will be like with the next tenants. It is a constant stressful situation and we are unable to enjoy our home due to issues which I will describe below.

2.HOME INSPECTION REQUIRED

The deck on property 2302 is about 30 plus feet long and 20-25 feet wide. This deck is on top of an over large garage and borders the south side of our property. The 30 feet of deck is about 5 feet from our property and deck and runs 30 feet parallel to our property. Our bedroom is about 25 feet away from the common use space on the neighbors deck. The noise comes directly at us, vacationers tend to play music, have large groups, play games, then they need to speak loudly over competing conversations and music. Either the adults are partying or just extremely noisy in their fun, or children are yelling, fighting and crying. Without exception, we can't find peace. Every word and sound bounces off the cliff or just comes directly at us. Guests at the short term rental, use the deck from about 6 or 7 am and at times remain on the deck until 3 or 4 am. The home owners have a large bbq and large grill on their deck, so that the deck is the place for everything except sleeping. Guests invite other friends and family over so that at times over 20 people or more are on the deck, day after day. Remember, our deck and living space is directly below this large deck. We have had friends leave as it is impossible to enjoy a visit with us. My family came to visit from Saskatchewan and their two boys had to sleep in a tent in our yard due to our limited space in our home. I told [REDACTED]

██████████ and her guests about the tent and my great nephews would be sleeping in the tent, yet, my great nephews had to put up with laughing and talking late at night by guests at the short term rental. We have often had to stay indoors but even then, with windows closed and TV on, we can hear our neighbours guests at the short term rental. Certainly there have been days where the noise is tolerable, but typically it is only short periods of time when they are away or at the beach. In fairness, some times guests have vacated the deck by 10 or 11 pm. But please remember, we have already put up with constant noise all day long. Sleeping many nights all summer long was a problem leading to ██████████ issues. It is unfair that we need to close our windows, put on fans etc to try and block out noise so we can go to sleep. Or, if we get to sleep, it is hot as the windows are closed, or we are woken up by laughter and talking at the short term rental.

The first two groups last summer that used the short term rental at 2302 Eagle Bay Road were young, late teens early 20's and then mid 20's. The partying was extreme. Beer bottles flying off the deck, music blaring, swearing and music so loud it was absolutely horrible. Following these two groups the guests tended to be families or groups of friends with 2, 3, 4, 5 households sharing this short term rental. Noise was not always from direct partying. Just having groups of people happy to see friends and family and enjoying their get together is disruptive to neighbors trying to enjoy their own property. This isn't a resort nor hotel corridor. This is or was a quiet street where everyone respected each other and was there to help each other when needed. Last year, the primary conversation was problems at 2302 and anger with CSRD for lack of action to complaints, and anger with the owner and her lack of responsibility and failure to deal directly with any of us and our issues.

3. INACCURATE INFORMATION PROVIDED BY ██████████ ..

in the note sent to neighbors by ██████████ last week as required by the permitting process, ██████████ stated only 7/10 groups of guests last year caused any issues. That is not true. Every single group caused some issues, they were noisy, their group irritated us or other neighbors by hooking up to our buoy with their water toys, two groups caused damage to property on the other side of 2302, left bottles etc on the beach in front of our property, were rude, yelled at us etc. If ██████████ says she didn't know that isn't true. By mid to late July ██████████ no longer would communicate with us and even ignored us and other neighbors during a week long visit to their property at 2302. That is not the actions or behaviour of someone willing to work to keep the peace or someone who cares if her business negatively impacts others.

4. 2302 IS A 3 BEDROOM PLUS DEN OR 4 BEDROOM HOUSE MAX. BC ASSESSMENT ATTACHED..

As stated above, the home at 2302 is a 3 bedroom plus den or 4 bedroom house at max. The number of people allowed is being exaggerated as she indicated up to 10. That is excessive. We can't go through another year like last year. My husband is ██████████ this summer which is also known to ██████████.

An inspection of the home would show that information is not accurate provided by ██████████. She cleared out a utility room and left a water heater, put in a bed and calls it a bedroom. There is no closet or window. A hallway leads to a door to give the basement backyard access.

5. SEPTIC CONCERNS.

Last summer, septic smells came from the backyard at 2302. it could be smelled over a couple days by both us, and neighbors on the other side of 2302 property. Over a few days or so, two plumbers trucks were at the property then when the septic smell was noted, the septic truck arrived. CSRD was called and said to call Interior Health. They said to call them if it happened again and they would investigate. The septic was emptied spring of 2023 and over the year until the short term rental was in full operation, there were usually no more than one or two people using the house from Sept until June. A septic system should not have issues where it smells unless it is being over used. If the use of the septic has further problems and it over flows, issues with the safety of our drinking water is an issue. We all draw water from the lake and worry about over use of septic systems at short term rentals.

6.THE HOME OWNER APPLYING FOR A TUP AT 2302 EAGLE BAY ROAD HAS ALREADY SHOWN A DISREGARD FOR OBEYING BYLAWS AND ZONING AND SHOWN NO DESIRE TO ADDRESS CONCERNS REPORTED TO THEM OVER AND OVER.

██████████ knew her property was not zoned for a short term rental and that bylaws did not allow for them. She told me that this year coming up she would continue operating even without permission from CSRD, and call her guests friends and family. She said "CSRD won't be able to do anything then".

She told me that we live in a resort type area and need to accept noise and disruption to our life. She told me she would continue with getting the most people she could in order to charge more money. She told me she believed I was trying to ruin her childrens future. etc., etc., This is not the attitude or actions of someone wanting to follow rules or permit expectations nor someone interested in the well-being and concerns of neighbors, let alone ██████ year old neighbors. Why would CSRD give any consideration to approving a TUP for this out of province property owner.

IN CONCLUSION

I am not against reasonable short term rental properties when neighbors are not negatively effected

I do not believe property owners residing full time at their properties should be negatively impacted by short term rentals

I do not believe any property owners should endure being surrounded by short term rentals.

I believe there is more than enough information for CSRD to deny this application for a TUP.

I absolutely believe that any size of short term rental at 2302 Eagle Bay Road will seriously effect the health and welfare of my ██████ husband and myself. Our decks alone are two close to each other and there is no way to limit sounds from one to the other. A single family living in this property would never act like they are on vacation and or spend all day on the deck.

I believe our rights to be able to enjoy our property out weigh approving a TUP for owners who don't reside here.

I believe ██████████ has shown by her misleading comments and dismal dealing with neighbors, that she doesn't deserve another chance with short term rentals at this property.

if you have questions please give me a call at ██████████.

I would also like to be notified of any meeting etc where this property is being discussed and concerned neighbors can attend. I would appreciate being informed as this proceeds.

A HARD COPY OF THIS EMAIL AND ATTACHMENTS WILL BE DROPPED OFF AT CSRD.





(no subject)

1 message

To: [REDACTED]

Wed, Feb 12, 2025 at 4:08 p.

Hello!

This is [REDACTED] (2302 owner). I hope all is going well with the young girls we rented the home too for the winter!

Just wanted to let our neighbors know we are applying for a TUP (temporary use permit) for our home at 2302. Last summer we felt like we did not have enough control over the situation with 7 out of 10 of our bookings being friends or family. Therefore, this year with the help of a platform (airbnb) and the TUP (regulations in place for permit), we are hoping for a much smoother process. We also have a rental management company that will be helping us to make sure the rules are being followed more closely. They live in the area and will be able to monitor it easier then we can. The use of the platforms like airbnb and vrbo allow us to rate the guests, file complaints on the guests, and even issue fines. We can track who has stayed there and make decisions in the years to come. I think this will be key in keeping the peace for the neighbors. With the TUP we will also be restricted to 8-10 guests and will lose our permit if rules are not being followed.

Please let me know if you have any questions or concerns. We would love to hear if you have any suggestions to make this next year run as smoothly as possible. Last year was a trial year and we definitely learned lots. The biggest thing was our friends don't always tell us everything and did take advantage.

Thanks again for everything and i hope 2025 has been a great year so far and continues to brings great things for you all!

Sent via text to [REDACTED] - Feb. 12, 25

Feb. 12, 2025 (in response to her
text attached) -1-

[REDACTED], we received your note regarding your application for TUP. I want to put in writing, our concerns and share them with CSRD as well. There were a few comments in your note we want to correct. There were issues with all groups, more with some of your guests than others. However, there were major problems with several groups, not 3 as you are saying. We went to you directly many times. Not once did you address problems. Once you even told me that your guests were having a drink and listening to music in an acceptable manner for you. You had guests yelling, swearing, hooting and hollering all day and late at night. Music was so loud that we couldn't enjoy being outside. We had guests leave as they didn't like trying to visit us due to noise from your property. We had your guests (friends or family) leave bottles and wine glass on our beach deck. Your guests even hooked up a large floating thing to our buoy. Your guests dumped additional buoys in the water to have room for boats and seadoos. It was crazy the number of people and vehicles that were often at your property.

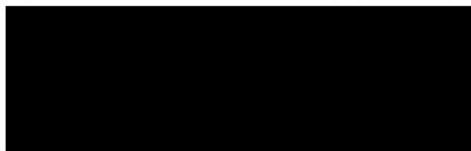
Last year you told me that this coming year you were going to lie about guests coming to your property and say they were friends and family. You said CSRD couldn't do anything to you. You knew your property wasn't zoned for short term rentals and the bylaws forbid them. Yet, you broke the law and zoning anyway. Why would anyone believe that all of a sudden you will follow rules or respect neighbors. You had a chance to make things better. You chose money.

Mostly my concerns center around two things, 1. Your large (over a 2/3 car garage) deck. This deck is literally 5 feet from our property and deck and 25 feet from our bedroom. You knew this is awfully close to your [REDACTED] neighbor and there is no way groups of any size will not negatively impact our quality of life. There is no way to get away from the noise. (music and groups of people all talking over the music with several different conversations going on at once). You were very clear last year that you felt we should put up with it and what was important to you was keeping your guests happy. This is not an exaggeration, it is a fact. You stopped speaking to us, came out to your property and totally avoided us. Not once did you try to work with your

neighbors to address concerns. Why would anyone believe that now you want to "keep peace with your neighbors".

The 2nd area of concern is size of groups. 8 to 10 is still to large a group. You had one or two groups around this size and noise and other problems existed. We and other neighbors smelled your septic. We saw the plumber twice and septic truck once. The house was a 3 bedroom and the septic was built in 1980 for a 3 bedroom house. We are very concerned about your septic failing and then our drinking water will no longer be safe. I shared this issue with you and you said your septic wasn't my concern.

Suggestions: 6 people max, no music on deck (beach or in house), 10 pm off deck and lights off (they shine directly into our bedroom), a promise that guests will be required to respect neighbors and recognize the close proximity to neighbors is something that needs to be taken into consideration when your deck is being used.



< Replies

from
facebook
Blind Bay Forum

Hi Natalya. I met you at the public meeting regarding TUP's last year. As I stated, we have 2 air bnb's on our right side and a new problem airbnb on our left side. We have no neighbors front or back. Both have applied for TUP's. What are the protections for home owners who have been here 15 years longer than the double airbnb and 20 years longer than the problem airbnb on our left. The very large deck over the triple garage is a problem as it is 5 feet from our deck. The owners have been horrible and have no intention to address noise and other concerns. They have put in writing to us, that CSRD can't or won't do anything to them. Why would we ever assume getting a TUP would in anyway protect us.

So what is CSRD doing to protect seniors and home owners from out of province or other problem owners who aren't concerned about the negative impact on neighbors? Will

Replying to **Natalya Melnychuk - CSRD Ar...** · Cancel

Natalya Melnychuk - CSRD Area G Director



 Replies

CSRD seriously consider approving 3 TUP'S directly impacting our quality of life. Would 3 out of 3 neighbors not be considered to excessive for TUP approval? Aren't certain properties not suited to be approved for TUP'S. The application from the property to our left needs to be denied. They have already proven to disregard neighbors concerns and have problems day after day after week after week. They weren't legal or properly zoned last year and didn't care. It was 3 months of hell. Should that not be enough to say approval denied? Do home owners and longer term locals, not have rights to enjoy their property without constant partying, noise, music, crazy beach behavior etc. For the record, the 2 airbnb's to our right have been polite, considerate and ensure no renters bother the neighbors. Being quiet and respectful is part of their contract. I ask that CSRD not assume this permitting process will protect

Replying to **Natalya Melnychuk - CSRD Ar...** · [Cancel](#)

Natalya Melnychuk - CSRD Area G Director




< Replies




~~permitting process will protect~~
people from bad apples . If problems
have been reported, then deny the
applications!


5d Like Reply

3   **Natalya Melnychuk**

- **CSRD Area G Director**. I have
personally witnessed the issues
arising from the Airbnb rental to
the left of .

As a resident of the
neighbourhood I hear loud music
in the wee hours of the morning
in the Summer months, as
partygoers are outside on the
deck of the Airbnb well after
what is considered 'quiet time'.
The deck which is large is a few
feet from the complainants
property and more so their
bedroom.

Several vehicles are at the Airbnb
and at times parked on .

s private property.

In closing I ask that CSRD

Replying to **Natalya Melnychuk - CSRD Ar...** · Cancel**Natalya Melnychuk - CSRD Area G Director** |

< Replies



██████'s private property.
In closing, I ask that CSRD
please take this into account
during the approval process.
The health, peace and enjoyment
of this ██████ couple, is in
jeopardy.
Thank you.

5d

Like

Reply

1



**Natalya Melnychuk - CSRD
Area G Director**

Author

Top contributor

Thank you for these
comments, ██████ and ██████
Individual applications will
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control in cases like the one
you have described. I will
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brought to the Board when/if
there is an application made.

Replying to **Natalya Melnychuk - CSRD Ar...** · Cancel

Natalya Melnychuk - CSRD Area G Director |



< Replies



~~permitting process will protect~~
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5d Like Reply

3



Natalya Melnychuk
- CSRD Area G Director.

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Replying to **Natalya Melnychuk - CSRD Ar...** · Cancel

Natalya Melnychuk - CSRD Area G Director |



< Replies



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5d

Like

Reply

1



**Natalya Melnychuk - CSRD
Area G Director**

Author

Top contributor

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Replying to **Natalya Melnychuk - CSRD Ar...** · Cancel

Natalya Melnychuk - CSRD Area G Director |





Screenshot_20250213_1...

384 KB

BC Asses...



bcassessment.ca

BC ASSESSMENT

The information in this report is provided for your information and convenience. If the information has been altered for any reason from the format in which it was originally received verification may be required by BC Assessment. In any case of doubt, the official BC Assessment records shall prevail.

2302 EAGLE BAY RD BLIND BAY V0E 1H1

Area-Jurisdiction-Box: 20-789-07876-000



Total value \$900,000

2025 assessment as of July 1, 2024

Land \$396,000

Buildings \$504,000

Previous year value \$889,000

Land \$377,000

Buildings \$412,000

Property information

Year built	1980
Description	1 STY house - Standard
Bedrooms	4
Baths	5
Carports	
Garages	0
Land size	36 Acres
First floor area	1,477
Second floor area	
Basement finish area	1,285
Strata area	
Building storeys	1
Gross leasable area	
Net leasable area	
No. of apartment units	

Legal description and parcel ID

LOT 5, PLAN KAP9025, SECTION 19, TOWNSHIP 22, RANGE 10, MERIDIAN W5, KAMLOOPS DIV OF YALE LAND DISTRICT
PID: 009-757-741

Sales history (last 3 full calendar years)

May 30, 2023 \$1,250,000

Manufactured home

Width

Length

Total area

Register with BC Assessment



Search properties on a map



Compare property information and assessment values



Store and access favourited properties across devices



View recently viewed properties

From: [REDACTED]
To: [Planning Public Email address](#)
Cc: [REDACTED]
Subject: CSRD MEETINGS
Date: February 18, 2025 11:29:02 AM

I was told by 2306 Eagle Bay Road, Blind Bay, BC, owner, that after their TUP APPLICATION sign has been up for one month, their application for a TUP to run 2 short rentals goes to CSRD for a vote.

We assume that goes for the application for a TUP at 2302 Eagle Bay Road as well. We have asked that CSRD inspect the site of the TUP application at 2302 Eagle Bay Road. Re: 5 feet distance between their 30 foot deck and our outside living space, 25 feet distance from their 30 foot deck and our bedroom resulting in our inability to get to sleep and remain asleep, noise and disruption of our peace and quality of life resulting in [REDACTED] issues, lack of attention and refusal to address concerns by owners last year, and finally as the house was not built as a 5 bedroom.

Please confirm an inspection will occur. We really hope CSRD will take our concerns seriously.

Please let me know when CSRD board hearings to vote on these TUP's will be held. Also, can I speak at the hearings? If so I will attend and speak.

For your information, some neighbors are considering signing a petition against 2302 Eagle Bay Road TUP application.

The over arching neighbor concern is that there are around 14 properties along this stretch of semi waterfront. There are No properties in front or behind any of our properties. To our knowledge there are 7 short term rental properties along this stretch including [REDACTED] short term rental. 2 properties run two short term rentals at their property. Please confirm what CSRD'S policy is to ensure single family home neighborhoods are not flooded with short term rentals.

If CSRD approves the TUP'S FOR 2302 AND 2306 Eagle Bay Road, Blind Bay, we as an [REDACTED] couple, will be 100% surrounded by vacation homes! We dispute the application for 2302 only, due to the negative impact we have and would continue to suffer. This is not a dispute between neighbors, although the manner in which the owners have managed their property has created problems with us and other neighbors. This is an issue with change in our ability to live our life without constant disruption of loud, vacationers who are not interested in the well being of the direct neighbors

[REDACTED]
Please provide information requested asap. Thank you!

I had the pleasure of working with [REDACTED] for approximately two years while he was here in BC. During that time, I got to know him well, and I can confidently say that he is an incredibly honest, hardworking individual. [REDACTED] is the type of person who would go out of his way to help others and is always the first to volunteer when a helping hand is needed.

When [REDACTED] and his family purchased property in BC, we were all thrilled to have them move to the area. We visited them when they first settled into their new home, and I was pleased to see that his entire family was just as warm and approachable as [REDACTED] himself.

Unfortunately, when [REDACTED] needed to move back to [REDACTED], we were saddened to see them go. However, he asked if I could help by checking on his house from time to time. If any neighbors had concerns, I would drive by to ensure everything was in order. I made multiple visits, and on only one occasion did I feel there was a legitimate concern. I notified [REDACTED] and [REDACTED] who promptly addressed the issue with the individuals staying at the property. After a short time, everything improved significantly. In general, the property was rented to families and small, quiet groups. Whenever I checked the home after tenants left, it was always left in good condition, with no signs of damage, and the guests were respectful. Any issues that arose were swiftly handled by [REDACTED] or [REDACTED].

When [REDACTED] mentioned the troubles with a particular neighbor, I was taken aback. From my experience, the guests seemed like reasonable, well-behaved people, and [REDACTED] took great care in maintaining the home in pristine condition. I know how much he values keeping the property in top shape, and he is selective about who stays there.

Given [REDACTED]'s diligent work ethic, attention to detail, and kind nature, I have no doubt he will dedicate himself to ensuring the success of this short-term rental. He is committed to fostering positive relationships with his neighbors and will go above and beyond to address any concerns they may have.

Sincerely,

[REDACTED]

[REDACTED]

From: [REDACTED]
To: [Planning Public Email address](#)
Subject: TUP submission no. 725-01
Date: March 14, 2025 3:32:18 PM

To Whom It May Concern,

My name is [REDACTED], and I recently had the pleasure of staying at [REDACTED] and [REDACTED]'s beautiful home in BC with my family and another young family. From the moment we arrived, we were blown away by how stunning the property was and how thoughtfully it was set up for families. It was clear that [REDACTED] and [REDACTED] had thought of everything to make our stay as comfortable as possible, which wasn't surprising since they have young kids themselves. They really made sure the place was perfect for families, down to little touches like a s'mores-making kit for the kids to enjoy on the deck!

During our stay, we had a minor issue with the dishwasher, and when we let the owners know, they had a repair person come by the very next day! On top of that, they even sent us money for paper plates while we waited for the repair. We were so impressed with how quickly and thoughtfully they handled the situation—this was above and beyond what we expected.

There was one small incident with the neighbors while we were sitting on the deck. Our young son had a wasp fly into his soda water, and I quickly dumped it over the railing to avoid any issues. Unfortunately, the neighbors saw this and scolded us, saying it could attract animals. We explained it was just soda water, and they calmed down, but it did feel a little uncomfortable being watched so closely. We brought this up with [REDACTED] and [REDACTED], and they were incredibly responsive. They visited the property after us and added new privacy screens to the deck, which I think was a great solution for everyone. It helps guests enjoy their time with more privacy while also addressing the neighbors' concerns with noise. We were really impressed by how quickly [REDACTED] and [REDACTED] took action to make things better for both us and the neighbors.

When they asked us for a letter in support for their short-term rental, we did not have any concerns. They are very attentive and caring people. We would love to see them continue to offer this home as short-term rental as our family enjoyed the home and area a great deal.

Overall, our stay at the property was wonderful, and we'd absolutely love to return if we have the chance. [REDACTED] and [REDACTED] were incredibly easy to communicate with, and they were quick to address any concerns we had.

Thank you for your time and consideration.

Warm regards,

[REDACTED]
[REDACTED]
[REDACTED]

To Whom It May Concern,

My name is [REDACTED], and I am a resident of Blind Bay, BC. I have had the pleasure of knowing [REDACTED] for approximately five years. [REDACTED] is a reputable [REDACTED] who is deeply committed to both her clients and her profession. She is also an active parent and an engaged member of the community.

We had the privilege of working with [REDACTED] when [REDACTED], and her customer service was exceptional. She approaches every task with full dedication, working quickly and efficiently to ensure the best outcome for her clients. Based on our experience working with her, I have no doubt she will excel in any endeavor she pursues.

When [REDACTED] mentioned her plans to offer short-term rentals at her home in Blind Bay, I was confident that she would do a fantastic job. With years of experience helping people and interacting with the public, [REDACTED] is a natural problem solver who always strives to find the most effective solutions for everyone involved. I am certain she will be highly successful in this new venture.

Additionally, I have had the pleasure of getting to know [REDACTED], [REDACTED] partner, while they were living in their Blind Bay home. [REDACTED] is a kind and caring individual, always ready to offer assistance—whether it be with dirt bikes or other tasks. He genuinely cares about others and is quick to lend a helping hand whenever needed.

The home they have in Blind Bay is a beautiful property, and I know they will approach managing a short-term rental with the same level of responsibility and care they have shown in every other aspect of their lives. They value this home and the memories they have created there, and I am confident they will maintain it in a way that will ensure its long-term enjoyment for both themselves and their guests.

Thank you for taking the time to consider this letter of support.

Sincerely,

[REDACTED]

[REDACTED] Blind Bay Rd, Blind Bay, BC, V0E 1H1