

Rhiannon Chippett

Subject: FW: Delegation Request - Hosmer MHP DVP
Attachments: 22-04-12 Hosmer MHP DVP.pptx

Rhiannon

We are submitting this request to appear as a delegation at the May 12th Planning Committee meeting regarding our application for DVP for the Hosmer Mobile Home Park.

We are seeking a Development Variance Permit to waive section 2.02(2) of the RDEK Mobile Home Park Bylaw No.209, 1978.

The RDEK Mobile Home Park Bylaw No. 209, 1978 section 2.02(2) states that, prior to issuance of a mobile home park permit, the owner of a mobile home park shall provide:

“Written approval and permit under subsection (1) shall not be given until a sewage disposal permit has been issued, water supply and system and garbage disposal method has been approved by the authority having jurisdiction. “

The mobile home park owner, Lyons & Nairn Legacy Holdings Ltd., is working with Interior Health (the authority having jurisdiction) to confirm that the mobile home park includes a water system capable of providing the quality and quantity of water required by Interior Health. Interior Health has requested several upgrades to the existing infrastructure of the water system which the owner has agreed to provide.

Based on engineering review of the existing water system, including well capacity and other factors, there is no issue with meeting Interior Health’s requirements for the system. However, the timing for approval from Interior Health is unknown due to significant staffing shortages at Interior Health.

Therefore, we are requesting that the RDEK waive the requirement for provision of water system approval from Interior Health so that the RDEK may issue the Mobile Home Permit for this property. We understand that this will then allow the owner to obtain building permits and proceed with placement of the mobile homes in Spring 2022. We propose that a covenant be registered on title of the property restricting occupancy of these new mobile home units until a water system is provided in accordance with RDEK MHP Bylaw requirements.

By issuing this DVP, the owner will be able to proceed with placement of the mobile homes concurrently with upgrades to the water system being completed. This will expedite the timeline to make these housing units available to potential purchasers with the goal of having these mobile homes occupied prior to Fall 2022.

Our powerpoint presentation is attached.

If you require anything further, please contact me at your convenience.

Thanks,
Richard Haworth

PO Box 223, Suite 203, 926 – 7th Avenue,
Invermere, BC V0A 1K0

T: 250-342-1227

Confidentiality Warning: This message and any attachments are intended only for the use of the intended recipient(s), are confidential, and may be privileged. If you are not the intended recipient, you are hereby notified that any review, retransmission, conversion to hard copy, copying, circulation or other use of this message and any attachments is strictly prohibited. If you are not the intended recipient, please notify the sender immediately by return e-mail, and delete this message and any attachments from your system. Thank you.