

Land Use Map



Taynton Creek

CROWN

Taynton Creek

7.34 Ac.
Residential
Vacant

0.19 Ac.
Res.
SFD

0.18 Ac.
Res.
SFD

0.18 Ac.
Res.
SFD

0.17 Ac.
Res.
SFD

0.17 Ac.
Res.
SFD

0.16 Ac.
Res.
SFD

0.17 Ac.
Res.
SFD

0.17 Ac.
Res.
SFD

0.18 Ac.
Res.
SFD

0.18 Ac.
Res.
SFD

0.18 Ac.
Res.
SFD

0.18 Ac.
Res.
SFD

0.25 Ac.
Res.
SFD

0.17 Ac.
Res.
SFD

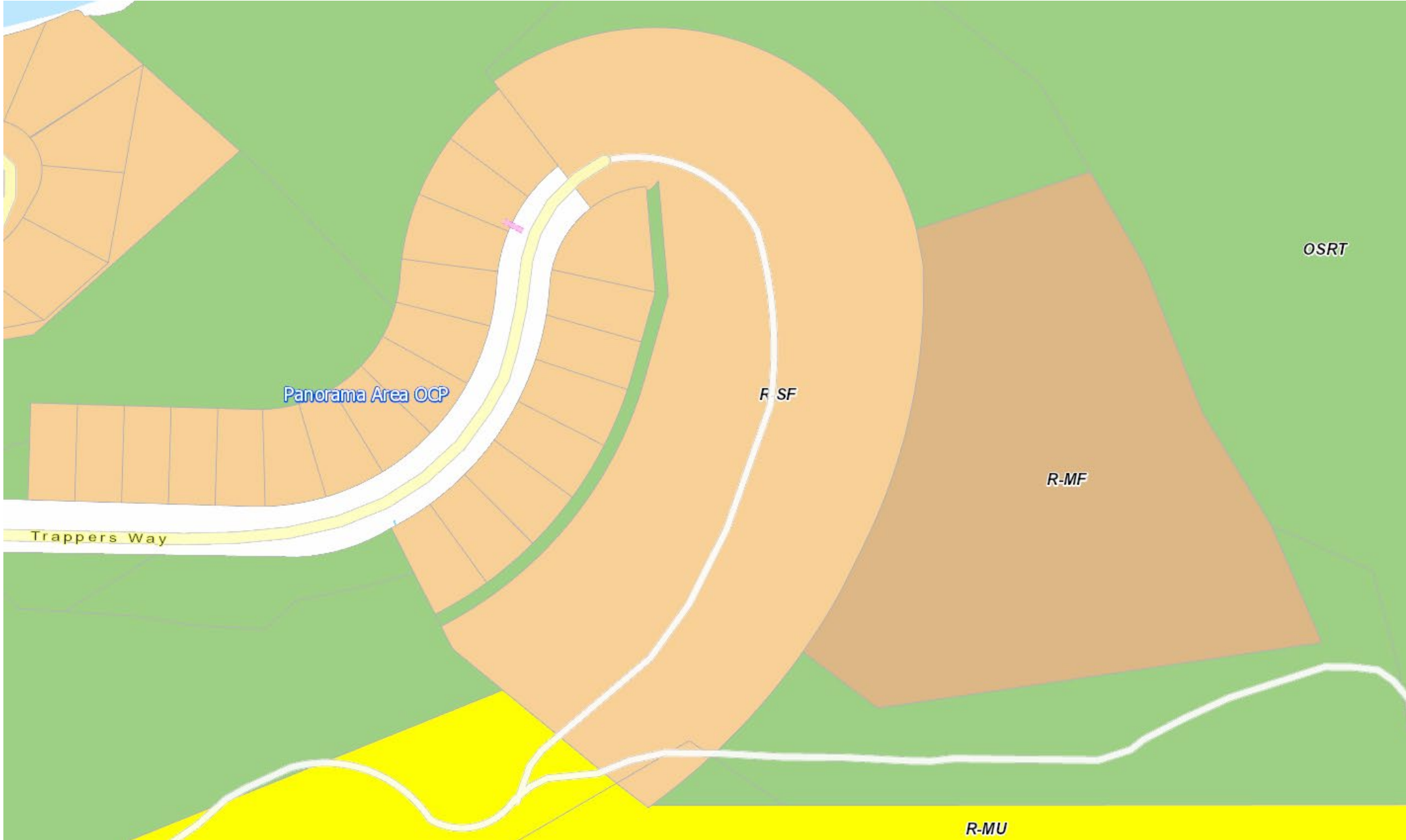
0.16 Ac.
Res.
SFD

Subject Property
33.11 Acres
Residential,
2 Acres or More -
Vacant

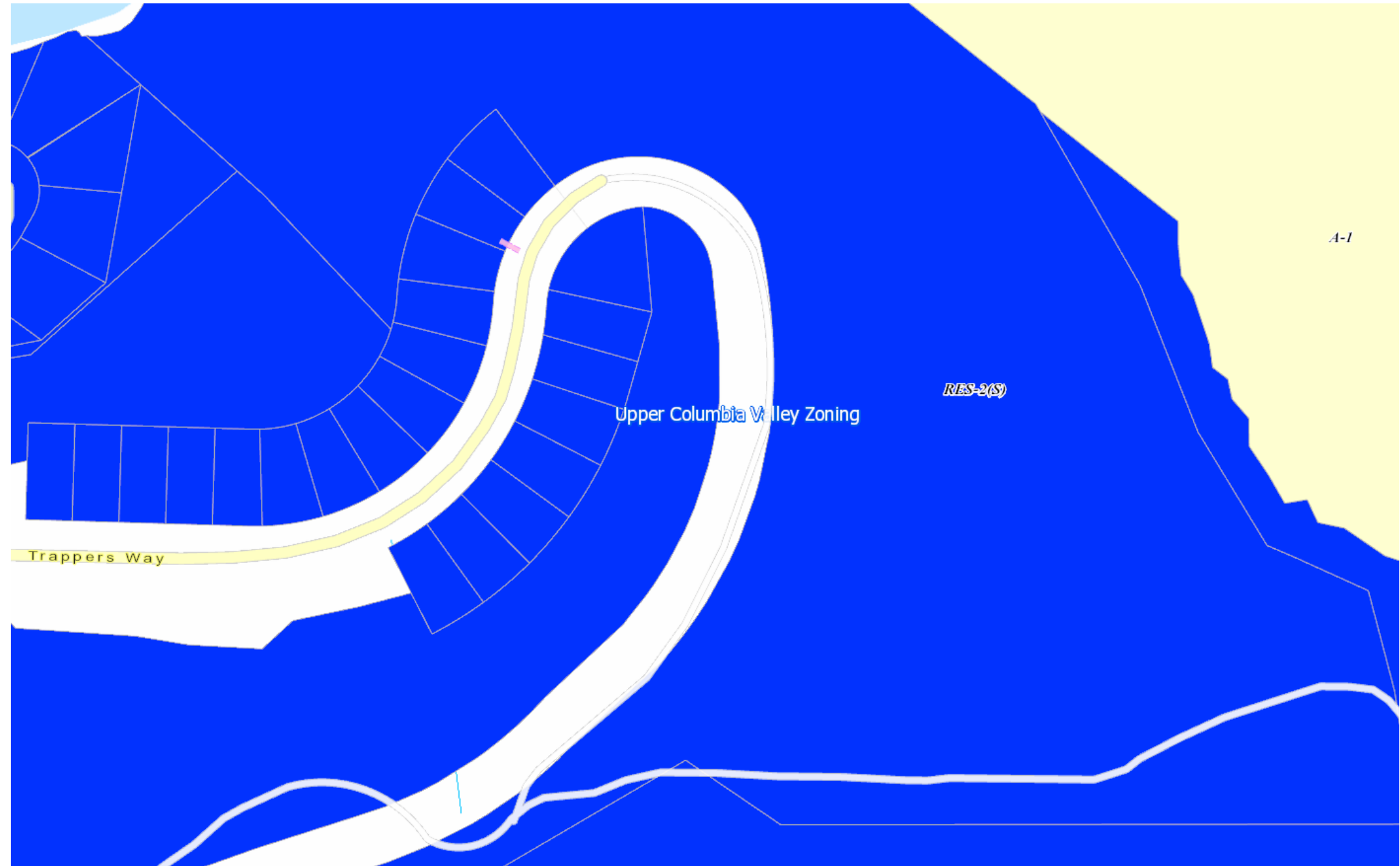
Subject Property
82.74 Acres
Residential,
Recreational Clubs,
Ski Hills

rappers Way

OCP Designation Map



Zoning Map





JAN 30 2023

Regional District of
East Kootenay

30 January 2023

Regional District of East Kootenay
19 - 24th Avenue South
Cranbrook, BC V1C 3H8

Attn: Brett Kormos, Planning Technician

**Re: Application for Land Use Amendment – Panorama Mountain Resort
District Lot 17108 Kootenay District Except Block A
Block A of District Lot 17108 Kootenay District Except Plans NEP80595, EPP19561 and EPP40058**

Dear Mr. Kormos,

On behalf of our client, Panorama Mountain Village Inc., Haworth Development Consulting submit this application for zoning and OCP amendment.

The legal description and particulars of the subject parcels are as follows:

Legal Description: **District Lot 17108 Kootenay District Except Block A**
PID: 026-052-253

Registered Owner: Panorama Mountain Village Inc.
2030 Summit Drive
Panorama, BC V0A 1T0

Size of Property: 33.5 ha (82.7 acres)

Existing Zoning: RES-2(S) Ski Resort Residential Accommodation

Existing OCP Designation: R-SF Residential Accommodation Single Family
R-MF Residential Accommodation Multi-Family
R-MU Residential Mixed Use
RES-LI Resort – Light Industrial
OSRT Open Space, Recreation and Trails

Legal Description: **Block A of District Lot 17108 Kootenay District Except Plans NEP80595, EPP19561
and EPP40058**
PID: 026-052-245

Registered Owner: Panorama Mountain Village Inc.
2030 Summit Drive
Panorama, BC V0A 1T0

Size of Property: 15.4 ha (38.0 acres)

Existing Zoning: RES-2(S) Ski Resort Residential Accommodation

Existing OCP Designation: R-SF Residential Accommodation Single Family
R-MF Residential Accommodation Multi-Family
R-MU Residential Mixed Use
RES-LI Resort – Light Industrial
OSRT Open Space, Recreation and Trails

Panorama Mountain Village is seeking to rezone a portion of the above noted parcels comprising approximately 2.7 ha (6.75 acres) from RES-2(S) (Ski Resort Residential Accommodation Zone) to R -2 (Two Family Residential Zone) to permit future development of single family and two-family dwellings. Plans are attached illustrating the proposed zoning amendment.

~~A complementary OCP application is required to amend the OCP designation for approximately 0.05 ha (0.13 acre) from OSRT (Open Space, Recreation and Trails) to R-SF (Residential Single Family) to align the boundary of the proposed development site with the OCP boundary.~~

This application is consistent with the goals and objectives of the Panorama Area Official Community Plan.

The following documentation and other information is attached to this application:

1. Application fee (\$2,250.00) (to be paid by credit card);
2. Rezoning and Bylaw Amendment Application form;
3. Legal Titles for the subject properties;
4. Agent Authorization for Haworth Development Consulting Ltd.

We trust that the preceding is complete and to your requirements.

Please feel free to contact the undersigned at your convenience if you have any questions or require additional information regarding this application.

Sincerely,
Haworth Development Consulting Ltd.



Richard Haworth

Encl.

cc. *Steve Paccagnan, Panorama Mountain Village Inc.*



ALL DIMENSIONS IN METERS
CONTOUR INTERVAL 1.0 METERS

HAWORTH

Development Consulting

Box 223, Suite 203, 223 - 7th Avenue,
Invermere, British Columbia V0A 1K0
T: 250.942.1227



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REVISIONS

REV	DATE	DESCRIPTION

PANORAMA MOUNTAIN RESORT

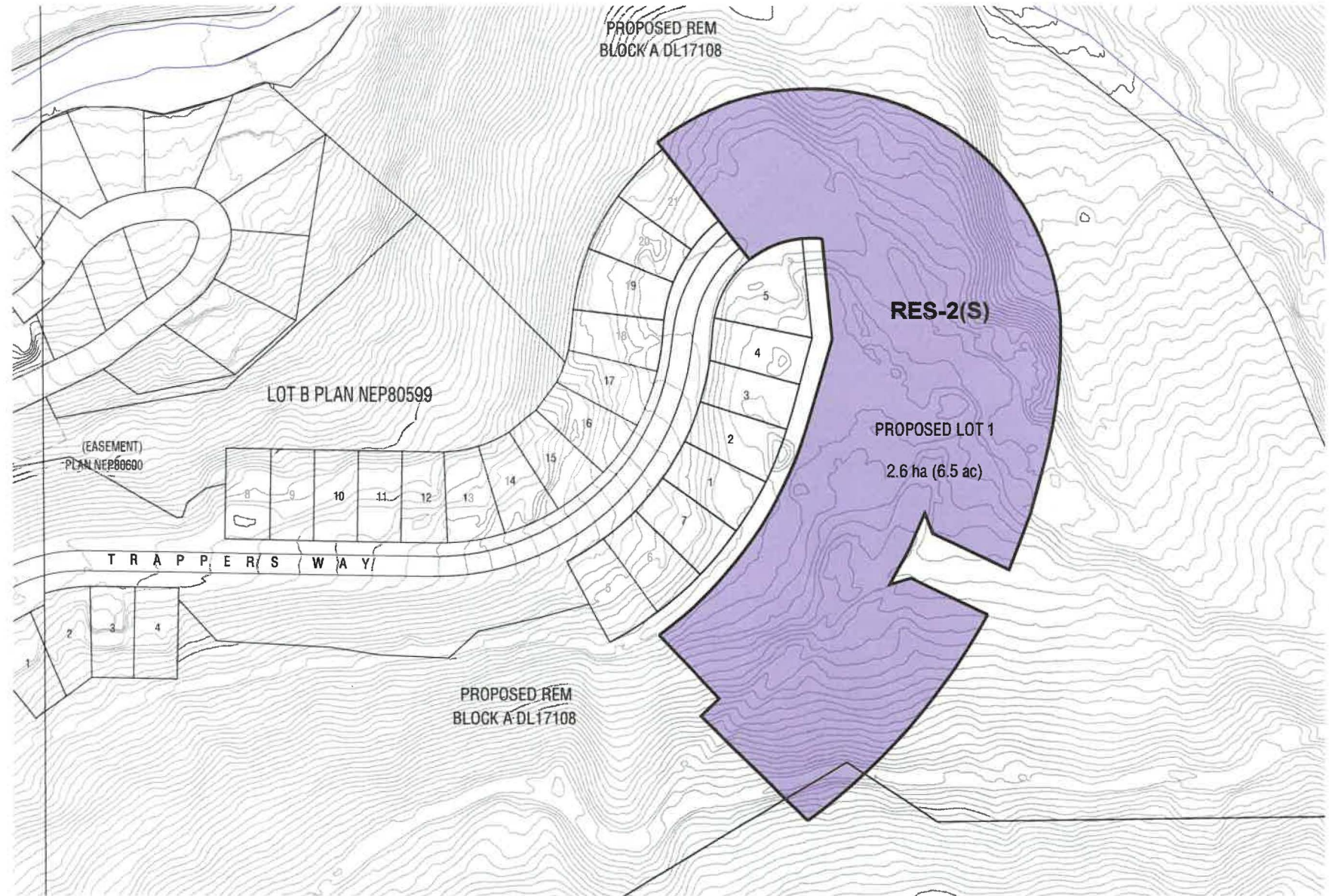
TRAPPERS RIDGE PHASE 3

PANORAMA MOUNTAIN RESORT
REGIONAL DISTRICT OF EAST KOOTENAY, BRITISH COLUMBIA
PANORAMA MOUNTAIN VILLAGE INC.

SCALE	AS NOTED
DATE	18 JANUARY 2021
DESIGNED FOR	SUPERVISION
PROJECT NUMBER	1202
DESIGN BY	PH
DRAWN BY	PH

SUBJECT PROPERTY - AIR PHOTO

DATE OF REVISION



HAWORTH
Development Consulting

Box 221, Suite 205, 628 - 7th Avenue,
Invermere, British Columbia V0A 1K9
T: 250.942.1227



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REVISIONS

REV	DATE	DESCRIPTION

PANORAMA MOUNTAIN RESORT

TRAPPERS RIDGE PHASE 3

PANORAMA MOUNTAIN RESORT
REGIONAL DISTRICT OF EAST Kootenay, British Columbia
PANORAMA MOUNTAIN VILLAGE INC.

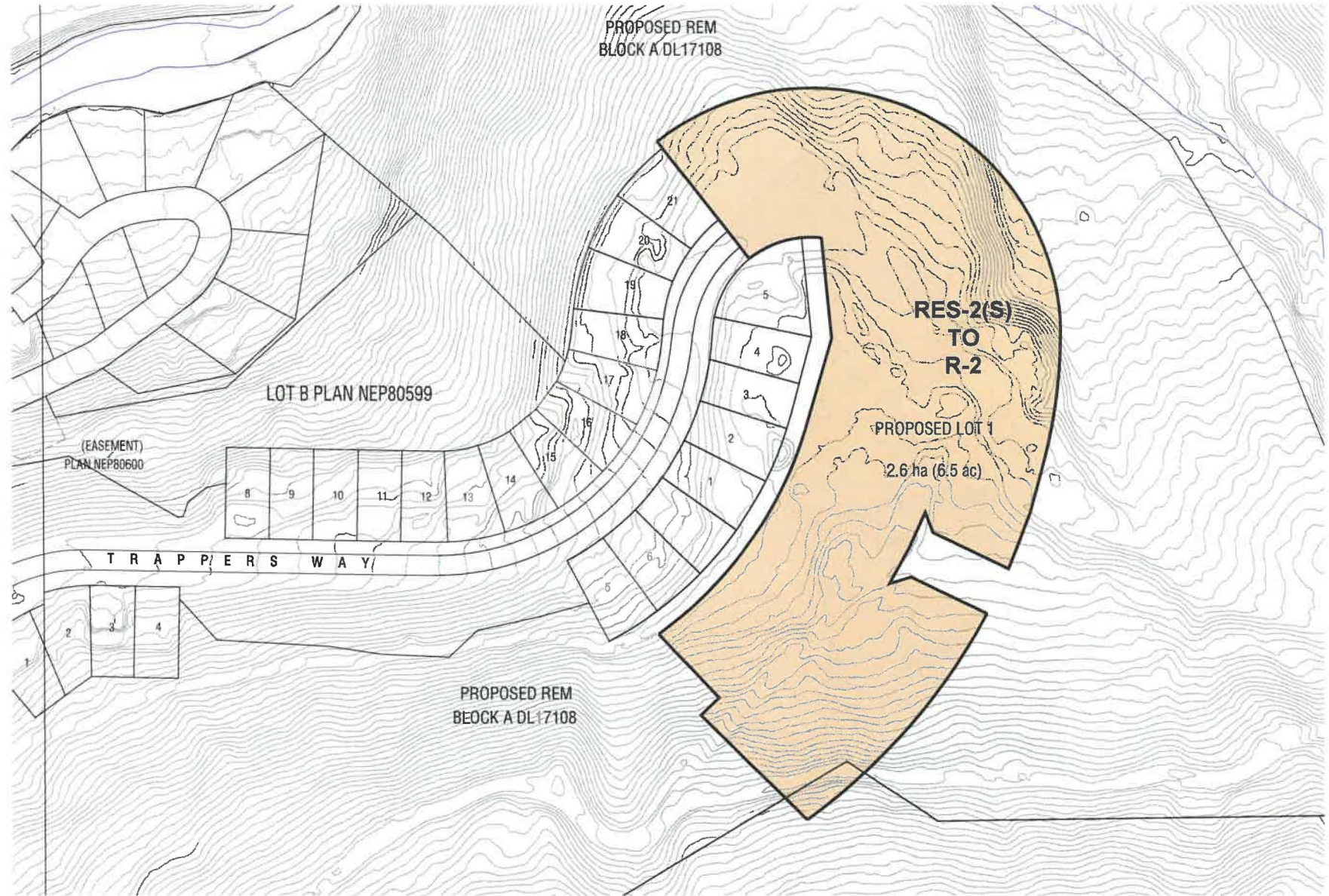
SCALE	AS SHOWN
DATE	16 JANUARY 2023
DESIGNED FOR	SUBDIVISION
PROJECT NUMBER	17102
DESIGN BY	PH
DRAWN BY	PH

DRAWING TITLE
EXISTING ZONING

DRAWING NUMBER



ALL DIMENSIONS IN METERS
CONTOUR INTERVAL 1.0 METERS



PROPOSED REM
BLOCK A DL17108

LOT B PLAN NEP80599

(EASEMENT)
PLAN NEP80600

TRAPPERS WAY

PROPOSED REM
BLOCK A DL17108

RES-2(S)
TO
R-2

PROPOSED LOT 1
2.6 ha (6.5 ac)



ALL DIMENSIONS IN METERS
CONTOUR INTERVAL 1.0 METERS

HAWORTH
Development Consulting

Box 223, Suite 203, 806 - 7th Avenue,
Invermere, British Columbia V0A 1K0
T: 250.340.1227



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REVISIONS

NO.	DATE	DESCRIPTION

PANORAMA MOUNTAIN RESORT

TRAPPERS RIDGE PHASE 3

PROPOSED A REVISION TO THE RES-2(S) ZONING DISTRICT OF EAST KOOTENAY BENTON/COLUMBIA PLANNING AREA MOUNTAIN RESORT INC.

SCALE	AS SHOWN
DATE	18 JANUARY 2025
DRAWN FOR	CLIENT/OWNER
PROJECT NUMBER	17102
ORDER BY	PH
DRAWN BY	FE

DRAWING TITLE
PROPOSED ZONING AMENDMENT

DRAWING NUMBER

