RDOS

Electoral Area “G”

Official Community Plan

Be Part of the Plan

# WELCOME to Community Conversations!

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*We are developing an Official Community Plan (OCP) for Area “G”. The Community Conversations event is hosted by the Electoral Area “G” Citizens Committee and supported by RDOS staff.*

The goals of this event are to:

- ***Listen and discuss the draft OCP and broad goals with residents***
- ***Share work to date, including draft OCP themes***
- ***Outline what we heard from residents and others so far, and how this was incorporated***

This Community Conversations event has four stations (as outlined below). We encourage you to visit them all.

**A** **Project Overview and FAQs**

***This station provides an overview of the OCP update. This is the first OCP for Electoral Area “G”. Answers to common questions from residents about how the OCP will affect you.***

**B** **What We’ve Heard**

***In round one of engagement, we heard from you on what matters most to the community. This station provides a summary of what we’ve heard so far.***

**C** **Draft Vision and Land Use Plan**

***This station provides and overview of the draft OCP vision and land use plan.***

**D** **Draft Goals**

***The draft land use plan and an overview of the draft broad goals are presented for your feedback at this station.***

***Please move through the room to view the boards at each station, chat with representatives, and provide feedback directly to Citizens Committee members and/or fill out a survey.***

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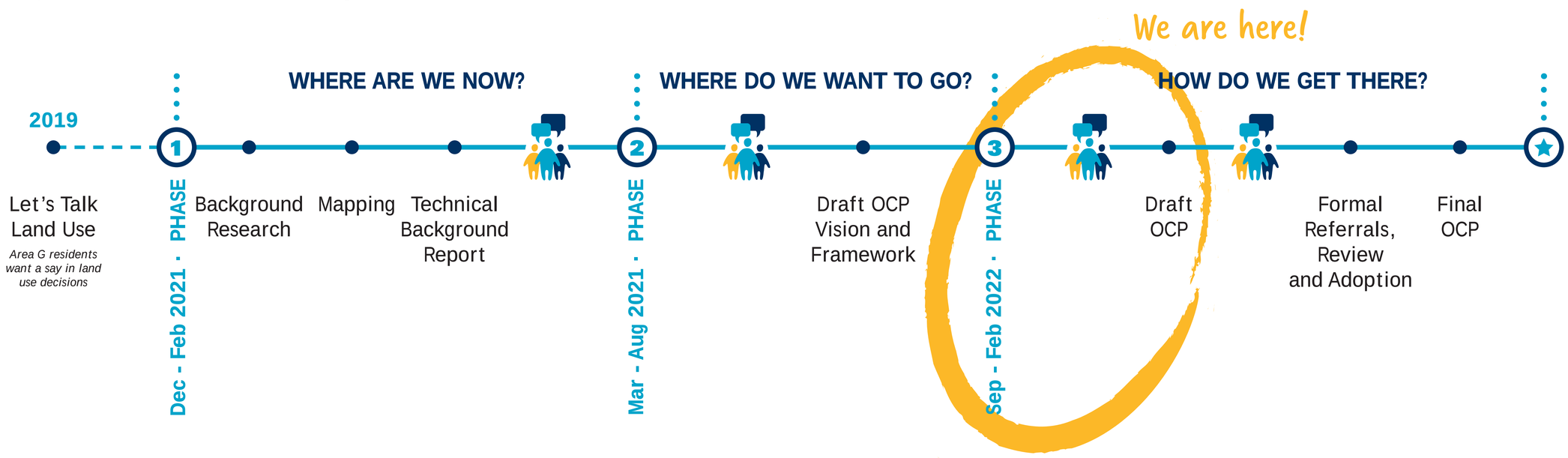
# PROJECT OVERVIEW

A

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### What's an OCP?

*An Official Community Plan (OCP) is a legal policy document that outlines the community's vision. It will provide guidance on land use, transportation, housing, parks, the environment, and infrastructure in Rural Keremeos, Hedley, Olalla and surrounding areas for the next 20-25 years.*




### What will the OCP do?

- Outline a vision to external agencies, neighboring communities & jurisdictions
- Help align future projects with the community's vision
- Establish a framework for future regulation (if required) or support minimal regulation to be maintained (where preferred)
- See FAQs board for more information about what an OCP does and doesn't do

### Who has been involved, and how?

Creating an OCP is a community-driven process. This includes the Citizen's Committee, residents, business owners, property owners and other stakeholders. Engagement includes:

- Citizen's Committee
- Surveys
- Online mapping
- Open house
- Direct to resident project updates
- Community Conversations
- Focus groups


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# FREQUENTLY ASKED QUESTIONS (FAQs)

A

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*This is the first OCP for Electoral Area "G". Many residents have questions on how it will affect their lifestyle and property. Here are some of the common questions and answers.*

### *Is the OCP a bylaw?*

Yes. However, it's a high-level bylaw. Its purpose is to outline the community's vision, overall goals and land use.

### *Will this change how I use my land or what I can build?*

No. The OCP does not regulate properties and buildings.

### *Will there be new regulations for my property?*

No. The OCP outlines existing land use designations (residential, commercial, etc.) and the future desirable land use patterns. It doesn't affect existing use.

### *What is the difference between land use and zoning?*

Land use is not the same thing as zoning. Zoning is more specific and regulates what kinds of uses are allowed on specific parcels and design requirements. Designating land use (in the OCP) does not do this.

### *But once there's an OCP, won't that just mean zoning is next?*

No. Enacting a zoning bylaw requires the support and interest from the community. The RDOS would also need additional resources to create, administer and enforce a zoning bylaw.

### *Will this result in bylaw officers and additional oversight that we currently do not have, including the need for obtaining permits?*

There is no bylaw enforcement associated with an OCP. The OCP can include "Development Permit Areas (DPAs)" and associated "DPA guidelines". These identify locations that need special treatment for certain purposes, such as the protection of development from hazards, water conservation, etc. However, there are no development permit areas proposed in this OCP.

### *Will the OCP address current issues identified by residents? i.e. can we 'clean up' Area G of the debris and trash that accumulates?*

Yes. The OCP can flag these issues to the Regional Board and RDOS staff. OCP policy can support future programs to help address these issues, or to encourage work with local groups or other external partner agencies, thereby making it known and easier for something to be done about it.

### *Will the OCP provide greater services to the area (safety, security, infrastructure, community services, etc.)?*

Yes. Similar to addressing key community issues, this document sets out the policy and framework to move forward with service improvements, where needed. It can also signal to outside agencies that further work is needed, or where partnerships are desirable to get service improvements.

***Do you have another question or concern?*** *Talk to a Citizen's Committee member or RDOS staff for an answer.*



# WHAT WE'VE HEARD

B

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*We've been talking to residents to see what issues they care about most. Common themes we heard included:*



**Exposure to Natural Hazards** such as wildfires and flooding are an item of concern for many residents. Many stakeholders wish to see the OCP include objectives and policies aimed at reducing risk from these hazards.



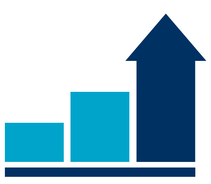
**Unkept properties, unsafe buildings, and illegal dumping** concern some residents. Issues around limited enforcement and reporting were raised.



**The natural beauty and access to parks and recreation** is highly valued by residents. Some wish to see further protection of natural areas and the expansion of trail infrastructure.



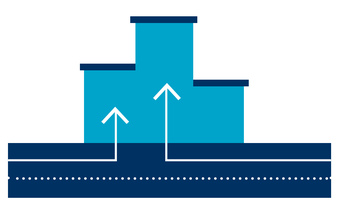
**The freedom from regulation and culture of independence** of the area is highly valued by residents. Some residents identified potential tensions between the desire to see limited regulation and the need to address unsafe buildings, unkept properties, bylaw enforcement, etc.



**Economic development and diversification** was identified as being important to the future of Electoral Area "G".



**Social issues such as drug-use and crime** are visible in some locations and are concerning to some residents.



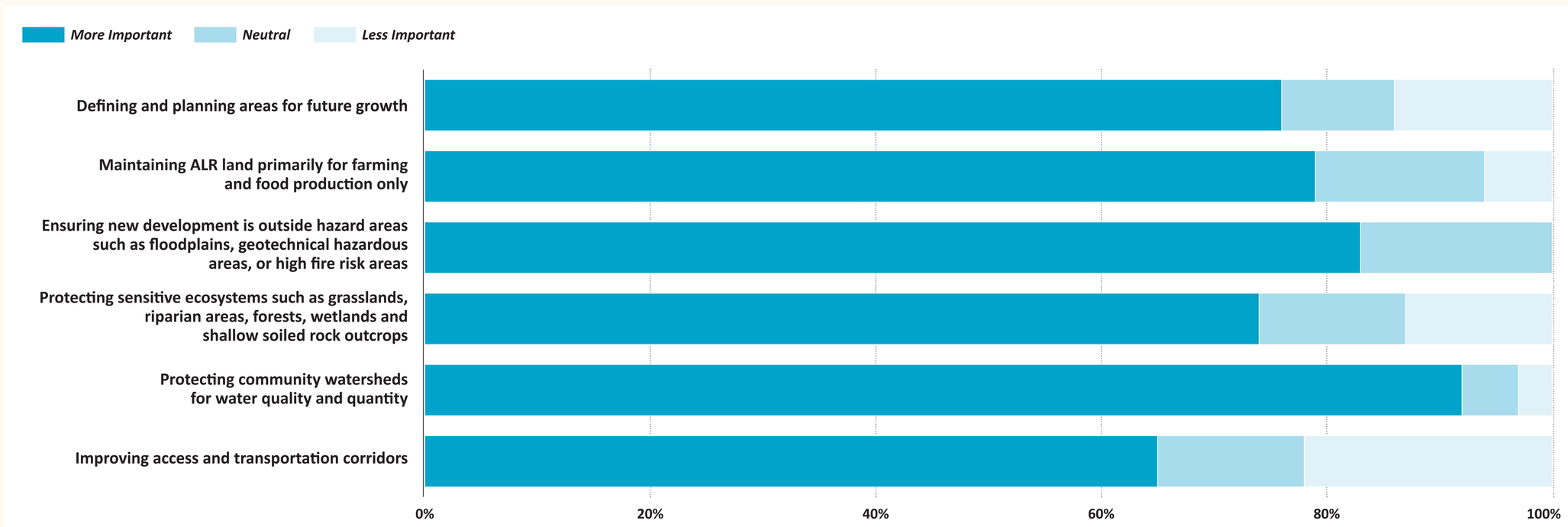
**Lack of services and utilities** including safe drinking water in locations such as Hedley were a high priority for some residents living in affected areas.



**Many residents do not want to see rapid changes** to Electoral Area "G" and envision the community looking similar in the future to how it looks now, with minimal regulation.

## Survey Highlights

A resident survey asked how to protect the things the community feels are important and what to include in the OCP. Here's what we heard.



# DRAFT OCP VISION

C

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*Every OCP has what's called a "Vision Statement". This statement provides a quick and more general picture of what's important to residents and how the community sees itself in 20-25yrs time.*

***Why?*** Change is inevitable. Having a vision statement helps maintain the things you care about.

Here is the draft vision statement for the OCP:

*Electoral Area "G" is a predominantly rural region made up of smaller settlement areas and communities. Resident's value the independent spirit and minimal regulations of the area, as well as preserving and stewarding its important agricultural areas, natural habitats, and recreation areas. Residents are also committed to ensuring water resources are well-managed and protected and that community wildfire risks are reduced.*

**QUESTION:** *Are the values you consider important for Area "G" represented in the Draft Vision statement above? Use a sticky dot to indicate your choice.*

| NO | SORT OF | MOSTLY | YES |
|---|---|---|---|
| | | | |

*Are any key words, themes or topics missing from this vision? Does it capture your vision for Area "G"? Use a sticky note to add any additional thoughts and stick it here.*



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# DRAFT LAND USE PLAN

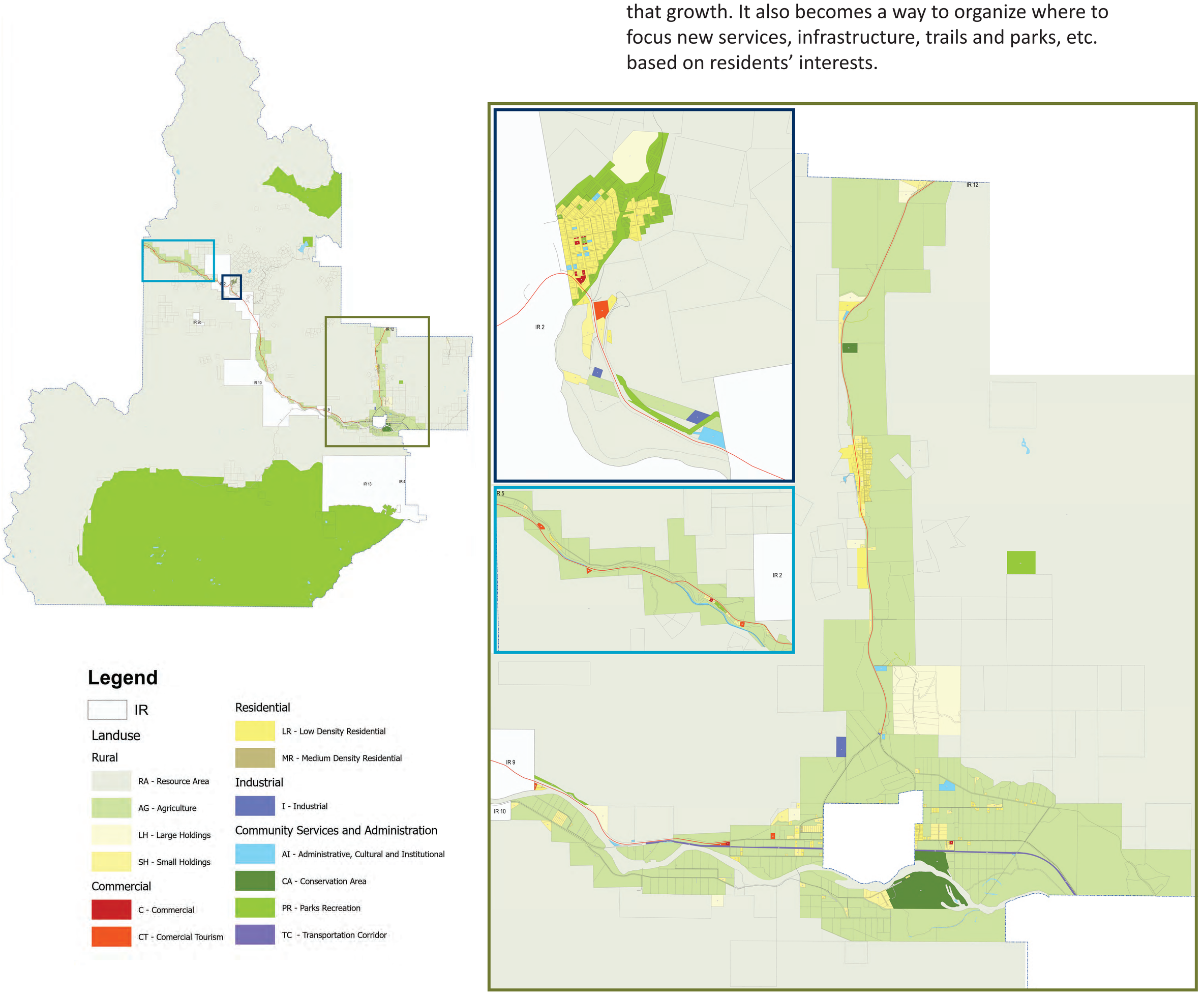
C

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*An important part of the OCP is what's called a "Land Use Plan". This is a map of the existing or desired use of land now and into the future.*

Land use is not the same thing as zoning. Zoning is more specific and regulates what kinds of uses are allowed on specific parcels, and design requirements. Designating land use does not do this.

***Why?*** Land use is useful to map out a desired pattern of development. Should future growth occur (for example, new subdivision development or redevelopment of existing lots), it shows where the community is ok with that growth. It also becomes a way to organize where to focus new services, infrastructure, trails and parks, etc. based on residents' interests.



# DRAFT GOALS

D

## Be Part of the Plan

*The following outlines draft goals for the OCP. Grab a sticky note and tell us — Do you agree or disagree with each goal? Is there anything missing?*



### NEW GROWTH AND DEVELOPMENT

**Draft Goal:** Manage and accommodate new growth incrementally, in existing residential areas, and with adequate servicing.



### WATER RESOURCES

**Draft Goal:** Protect and manage water resources, including both surface and groundwater, for residential uses, agriculture, and ecosystem health.



### NATURAL HAZARDS AND CLIMATE CHANGE

**Draft Goal:** Manage and reduce risks from natural hazards such as wildfire and flooding in order to enhance community resilience.



### NATURAL ENVIRONMENT

**Draft Goal:** Steward and protect the area's natural features, including sensitive ecosystems and habitat.

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# DRAFT GOALS

D

## Be Part of the Plan

*The following outlines draft goals for the OCP. Grab a sticky note and tell us — Do you agree or disagree with each goal? Is there anything missing?*



### TRANSPORTATION

**Draft Goal:** Maintain a safe and efficient multi-modal transportation system for all road users working in cooperation with the Ministry of Transportation and Infrastructure.




### ECONOMIC DEVELOPMENT AND TOURISM

**Draft Goal:** Support and retain existing businesses, while encouraging new businesses, in particular those supporting new sustainable tourism related activities.



### RECREATION

**Draft Goal:** Work to build and promote the areas trail systems and maintain existing high-quality park and recreational spaces.



### HERITAGE

**Draft Goal:** Support and honour the area's history and heritage, Indigenous and settlement.

# DRAFT GOALS

D

## Be Part of the Plan

*The following outlines draft goals for the OCP. Grab a sticky note and tell us — Do you agree or disagree with each goal? Is there anything missing?*



### AGRICULTURAL LANDS

**Draft Goal:** Protect and support the areas existing agricultural activity and lands that contribute to the areas economic base, character and sense of place.



### INFRASTRUCTURE (WATER & SANITARY) AND SERVICES

**Draft Goal:** Improve and support the development of new or combined infrastructure, including community water and sanitary sewer systems and improved internet connectivity.



### RECONCILIATION

**Draft Goal:** Continued engagement and collaboration with Upper Similkameen Indian Band and Lower Similkameen Indian Band.



### COMMUNITY HEALTH AND WELLBEING

**Draft Goal:** Promote community health, safety, active living and support the area's aging population.

***Thank-you for your input!***