



TO: Regional Board of Directors

FROM: Chair Mark Pendergraft

DATE: March 19, 2026

RE: Public Hearing Report - Amendment Bylaw Nos. 2497.18, 2026 and 3065.02, 2026

Purpose of Bylaws:

The proposed amendments to the Electoral Area “H” Official Community Plan (OCP) Bylaw No. 2497, 2012, and Zoning Bylaw No. 3065, 2024, are related to an application proposing to rezone approximately 10.42 ha of the subject property to facilitate its subdivision into five lots ranging in size from 1.05 to 5.36 hectares.

Public Hearing Overview:

The Public Hearing for Bylaw Nos. 2497.18, 2026, and 3065.02, 2026, was convened on Thursday, March 19, 2026, at 9:00 am, at the RDOS Board Room, 101 Martin Street.

Members of the Regional District Board present were:

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|---------------------------|------------------------------|
| Chair Mark Pendergraft | RDOS, Electoral Area “A” |
| Vice Chair Campbell Watt | RDOS, City of Penticton |
| Director George Bush | RDOS, Electoral Area “B” |
| Director Irwin Chahal | RDOS, Electoral Area “C” |
| Director Matt Taylor | RDOS, Electoral Area “D” |
| Director Adrienne Fedrigo | RDOS, Electoral Area “E” |
| Director Riley Gettens | RDOS, Electoral Area “F” |
| Director Tim Roberts | RDOS, Electoral Area “G” |
| Director Bob Coyne | RDOS, Electoral Area “H” |
| Director Subrina Monteith | RDOS, Electoral Area “I” |
| Director Isaac Gilbert | RDOS, City of Penticton |
| Director Ryan Graham | RDOS, City of Penticton |
| Director Jason Reynen | RDOS, City of Penticton |
| Director Doug Holmes | RDOS, District of Summerland |
| Director Richard Barkwill | RDOS, District of Summerland |
| Director Sue McKortoff | RDOS, Town of Osoyoos |
| Director Martin Johansen | RDOS, Town of Oliver |
| Director Arden Holley | RDOS, Village of Keremeos |
| Director Spencer Coyne | RDOS, Town of Princeton |

Members of the Regional District staff present were:

- Jim Zaffino, Chief Administrative Officer
- Tracey Batten, Corporate Officer
- Ben Kent, Planner I
- Mariane Frizzi, Planning Technician
- Lesley Gibbons, Recording Secretary

There were two (2) members of the public present.

In accordance with Section 466 of the *Local Government Act*, and Section 94(1)(b) of the *Community Charter*, a notice regarding the public hearing was posted in a public notice posting place at 101 Martin Street, Penticton, BC V2A 5J9.

Additionally, pursuant with the Regional District's *Public Notice Bylaw No. 2977, 2022*, the time and place of the public hearing was notified electronically as follows:

- by posting the notice on the Regional District's website; and
- by distributing the notice through the Regional District's email subscription service (VoyentAlert!) on March 5, 2026.

Copies of reports and correspondence received related to Bylaw Nos. 2497.18, 2026, and 3065.02, 2026, were available for viewing at the Regional District office during the required posting period.

Pursuant to Section 464 and 465 of the *Local Government Act*, Chair Pendergraft called the Public Hearing to order at 9:00 a.m. in order to consider the amendment bylaws.

Summary of Representations:

There were no written briefs submitted at the public hearing.

Chair Pendergraft called a first time for briefs and comments from the floor and noted that a binder is available which includes all written comments received to date and anyone wishing to review the comments could do so.

Mariane Frizzi, Planning Technician, outlined the proposed Bylaws.

Chair Pendergraft asked if anyone wished to speak to the proposed bylaws.

Chair Pendergraft asked a second time if there was anyone who wished to speak further to the proposed bylaws.

Chair Pendergraft asked a third time if there was anyone who wished to speak further to the proposed bylaws and hearing none, declared the public hearing closed at 9:05 am.

Recorded by:

Lesley Gibbons

Lesley Gibbons
Recording Secretary

Confirmed:

Mariane Frizzi
Planning Technician

Confirmed:

Mark Pendergraft
Chair