

To The Board of Directors of the RDOS,

Re: Application No. I2025.001-TUP

I believe there are many benefits to this rental spot and the home that occupies it. Personally it makes better use of my property and is a source of income. It provides an environmentally friendly, inexpensive housing option at a time of significant need in our area. My renters provide valuable services to the area as working health care professionals.

During the two years of my renters living in the space, there have not been any complaints from neighbours or community; to the contrary, many in both Penticton and Okanagan Falls have shown significant support of their home in this community. I understand that my property is located in Area I. However the property's close proximity to Okanagan Falls means that myself and my renters economic relationship and presence is strongly relevant to the Okanagan Falls community, which is why I mention the support received from Ok Falls specifically as opposed to other communities within Area I.

The rental spot on my property was set up several years ago for a good friend who was going through some challenging times and needed a place to live temporarily as they worked away from the area half the year. All services were installed by professionals:

- Value Contracting installed the water hydrant connected to my well
- Paul Johnson Contracting installed the septic and graded the spot.
- A qualified electrician and a lineman helped connect 50 amp power directly from the house to a "power box" - there are no long extension cords running across the property

There have been no concerns with the services and they have been maintained. I make a note of these services to demonstrate that I am trying to do things within the appropriate regulations.

Furthermore, when I reviewed the zoning bylaws for my property as a layman, it appeared to me that (because I am zoned for an additional dwelling unit) this house would qualify as an additional dwelling unit. I believe it is an interpretation that the average person would make.

This TUP application was filed in October 2025. That is 6 months of unknown and waiting. That is on top of the additional year of the first TUP application that was withdrawn by the RDOS. This amount and length of stress has had an effect upon myself and my renters.

I am urging the board to understand that I have put the time, effort, and money into hiring professionals to ensure the services were up to standards. This home and space is well kept and professionally completed. The home that my renters live in is built to standards equal to a single dwelling house. From looking at the bylaws in place and how my land is zoned, I thought that everything was up to code. It is my hope that the big picture will be considered and recognize both the positive impact of my renters and the current housing crisis.

Kent Percevault

Owner, 1609 Green Lake Road