

Address & Legal Description:

1001 Timmins Street

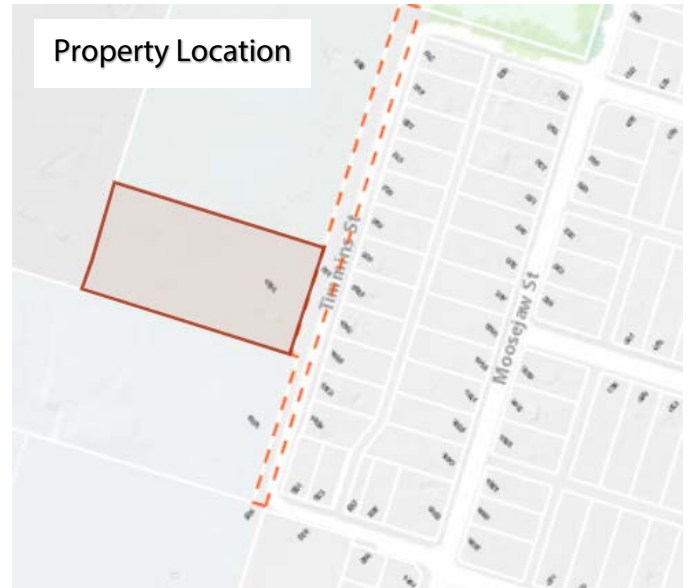
Lot B District Lots 1, 2 and 4 Group 7 Similkameen Division
Yale (Yale-Lytton) District Plan EPP124254

Subject & Proposal

Development Variance Permit PL2024-9858

The applicant is proposing to construct a 6-storey purpose built rental apartment building with 192 units. The following variances to Zoning Bylaw 2024-22 are being considered by Council:

1. Section 6.1.5.4 to increase small car parking spaces from 25% to 31%
2. Section 6.4.4.1 to not require minimum bicycle parking space dimensions for Class 2 spaces
3. Section 6.6 to remove electric vehicle (EV) ready charging requirements subject to the conditions in the permit requiring the provision of EV chargers and EV ready spaces over a 20-year period.
4. Section 10.5.3.1 to reduce the amenity space rate from 20m²/unit to 11.6m²/unit.
5. Section 10.5.3.2 to reduce required amenity space at ground floor level from 25% to 24.3%.



Council Consideration:

Council will consider the Development Variance Permit at its Regular Council Meeting scheduled for **1:00 pm, Tuesday, December 3, 2024** in Council Chambers at Penticton City Hall, 171 Main St.

All meetings will be live streamed via the City's website at: www.penticton.ca/city-hall/city-council/council-meetings. Select the 'Watch Live' button.

Information:

You can find a copy of Development Variance Permit PL2024-9858 on the City's website at www.penticton.ca/publicnotice (or scan the QR code to the right) and at City Hall (during business hours).



The staff report to Council will be available **Friday, November 29, 2024** at City Hall (during business hours) and on the City's *Council Meetings Agendas and Minutes* web page (www.penticton.ca).

Questions?

Please contact Yvonne Mitchell at 250-490-2529 or yvonne.mitchell@penticton.ca with any questions.

Written Submissions:

Any person whose interest may be affected by the proposed Development Variance Permit, may submit written comments by mail or email no later than **9:30 am, Tuesday, December 3, 2024**, to:

Attention: Corporate Officer, City of Penticton

171 Main Street, Penticton, B.C. V2A 5A9

Email: corpadmin@penticton.ca

Please ensure the following is included in your correspondence:

Subject: 1001 Timmins St.

No letter, report or representation from the public will be received by Council after the conclusion of the December 3, 2024 Council Meeting.

Please note that all correspondence submitted to the City of Penticton in response to this Notice must include your name and address and will form part of the public record and will be published in a meeting agenda when this matter is before the Council or a Committee of Council. The City considers the author's name and address relevant to Council's consideration of this matter and will disclose this personal information. The author's phone number and email address is not relevant and should not be included in the correspondence if the author does not wish this personal information disclosed.

Audrey Tanguay

Planning & Licencing Manager