



Public Notice

New Residential Development

September 4, 2025

penticton.ca

As part of the Provincial Government's Housing Action Plan and new legislation (s. 464 of the Local Government Act, effective November 30, 2023), the City is prohibited from holding a Public Hearing for Zoning Amendment Bylaws that facilitate residential development and are consistent with the Official Community Plan. As such, there is no opportunity to speak to Council in person.

A new residential development is being proposed in your neighbourhood:

Property:

594 Lakeshore Dr. W.

Lot 7 District Lot 2 Group 7 Similkameen Division Yale (Formerly Yale Lytton) District Plan 4075

Proposal:

The applicant is proposing to construct a four-storey, 12-unit multifamily development. In order to facilitate the development, the applicant has applied for the following:

1. Rezone the property from R4-L (Small-Scale Multi-Unit Residential: Large Lot) to RM3 (Medium Density Multiple Housing).
2. Vary the following sections of Zoning Bylaw 2024-22:
 - Section 10.5.2.7: Reduce the interior side yard setbacks from 4.5m to 3.0m.
 - Section 5.2.2: To allow a landscape buffer to be interrupted by a parking lot at the rear of the property.
 - Section 4.9.1: Increase the permitted projection of a balcony in the front yard setback from 1.5m to 5.0m.

Information:

You can find a copy of Zoning Amendment Bylaw No. 2025-24 and Development Variance Permit PL2024-9807 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).

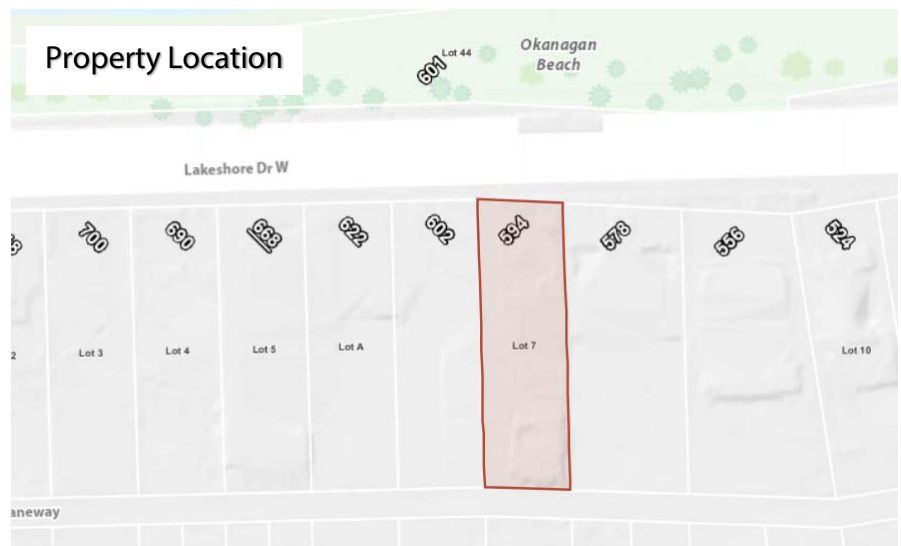


The staff report to Council will be available **Friday, September 12, 2025** at City Hall (during business hours) and on the City's *Council Meetings Agendas and Minutes* web page (www.penticton.ca).

Council Consideration:

Council will consider giving first reading to Zoning Amendment Bylaw No. 2025-24 at its Regular Council meeting scheduled for **1:00 pm, Tuesday, September 16, 2025** in Council Chambers, Penticton City Hall, 171 Main St.

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Consideration of Development Variance Permit PL2024-9807 is subject to adoption of the zoning amendment bylaw. Adoption of the bylaw may occur at a future Council meeting.

All meetings will be live streamed via the City's website at www.penticton.ca.

Questions?

Please contact Gabe Tamminga at 250-490-2517 or gabe.tamminga@penticton.ca with any questions.

Written Submissions:

All submitted comments will be distributed to Council and must be received by mail or email no later than 9:30 am, Tuesday, September 16, 2025, to:

Attention: Corporate Officer, City of Penticton

171 Main Street, Penticton, BC V2A 5A9

Email: corpadmin@penticton.ca

Please ensure the following is included in your correspondence:

Subject: 594 Lakeshore Dr. W.

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