

The Town has received an application for a Temporary Use Permit (TUP) at 718 North Road requesting permission for the site to be used as a temporary campground with up to 10 RVs for a period of three years while the applicant considers long-term development options. The site is zoned C-1 Commercial, which does not allow campground use. At the time of application, uses on the site include 6 RVs and 3 additional Atco and mobile-home type trailers largely in use as dwellings, with 10 RV hook-ups and a concrete block building with an office and 2 additional units not currently occupied. The existing campground use is in contravention of the bylaw, and therefore this is a retroactive TUP application. As part of the TUP application, the applicant wishes to install 2 sea cans for storage, as shown on the site plan at the northeast corner of the property.

Surrounding uses include four single family residential properties neighbouring the site to the north and east, with C-1 commercial use (Telus Building) across hillcrest road to the south and BC Hydro substation (CDA-1 zoning) and Single family residential uses across North Road to the west.

Attachments include a site survey and site servicing plan in addition to a site context map and excerpts from the OCP Land Use Map and Zoning Map.