

**REGIONAL DISTRICT OF OKANAGAN-SIMILKAMEEN**

**BYLAW NO. 3046, 2025**

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**A Bylaw to amend the electoral area zoning bylaws**

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The REGIONAL BOARD of the Regional District of Okanagan-Similkameen in open meeting assembled, ENACTS as follows:

1. This Bylaw may be cited for all purposes as the “Regional District of Okanagan-Similkameen Private Utilities Regulation Zoning Amendment Bylaw No. 3046, 2025.”

2. The “Okanagan Valley Zoning Bylaw No. 2800, 2022,” is amended by:

i) adding a new definition of “community sewer system” under Section 4.0 (Definitions) to read as follows:

“**community sewer system**” means a system of works owned operated and maintained by the *Regional District*, a municipality, an Indigenous governing body or an improvement district and which is established and operated for the collection, treatment and disposal of sanitary sewage and which serves more than one *parcel*, and for certainty excludes such system of works owned and operated by a strata corporation, private sewer utility or business corporation.

ii) adding a new definition of “community water system” under Section 4.0 (Definitions) to read as follows:

“**community water system**” means a water supply system owned, operated and maintained by the *Regional District*, a municipality, an Indigenous governing body or an improvement district, and for certainty excludes a water supply system owned and operated by a strata corporation, private water utility or business corporation.

iii) replacing Section 8.1.4 (Minimum Parcel Size Exceptions for Subdivision) under Section 8.0 (Subdivision Regulations) in its entirety with the following:

.4 If a provision in this Bylaw establishes a minimum parcel size of less than 1.0 ha for a new parcel to be created by subdivision:

- a) that minimum parcel size only applies to a new parcel that will be connected to both community water and community sewer systems; and
- b) in all other circumstances the minimum parcel size for a new parcel to be created by subdivision is the 1.0 ha or greater minimum parcel size established by this Bylaw for the zone in which the parcel would be located;
- c) despite sub-section 8.1.4(a) and Section 4.0 (Definitions), ), in Electoral Areas “C” and “E” a community water system or community sewer system does not exclude a system owned and operated by a strata corporation, private water utility or business corporation.

READ A FIRST AND SECOND TIME this 6<sup>th</sup> day of March, 2025.

PUBLIC HEARING held on this 20<sup>th</sup> day of March, 2025.

READ A THIRD TIME, AS AMENDED, this \_\_\_\_ day of \_\_\_\_\_, 2025.

I hereby certify the foregoing to be a true and correct copy of the “Regional District of Okanagan-Similkameen Private Utilities Regulation Zoning Amendment Bylaw No. 3046, 2025”, as read a Third time by the Regional Board on this \_\_\_\_ day of \_\_\_\_\_, 2025.

Dated at Penticton, BC this \_\_\_\_ day of \_\_\_\_\_, 2025.

\_\_\_\_\_  
Corporate Officer

Approved pursuant to Section 52(3) of the *Transportation Act* this \_\_\_\_ day of \_\_\_\_\_, 2025.

\_\_\_\_\_  
For the Minister of Transportation & Infrastructure

ADOPTED this \_\_\_\_ day of \_\_\_\_\_, 2025.

\_\_\_\_\_  
Board Chair

\_\_\_\_\_  
Corporate Officer