



STAFF REPORT TO COMMITTEE

DATE OF REPORT March 29, 2021
MEETING TYPE & DATE Special Electoral Area Services Committee Meeting of July 7, 2021
FROM: Community Planning Division
Land Use Services Department
SUBJECT: CVRD Short Term Rental of Single Family Dwellings Policy 2012
FILE: 6480 Community Planning – Official Community Plan

PURPOSE/INTRODUCTION

The purpose of this report is to present and recommend that the CVRD Short Term Rental of Single Family Dwellings Policy 2012 be rescinded.

RECOMMENDED RESOLUTION

That it be recommended to the Board that the CVRD Short Term Rental of Single Family Dwellings Policy 2012 be rescinded.

BACKGROUND

As part of ongoing improvement, existing land use planning policies were reviewed for consistency with the draft Official Community Plan for the Electoral Areas Bylaw 4270 and with the *Local Government Act*. The CVRD Short Term Rental of Single Family Dwellings Policy 2012 is recommended to be rescinded on the basis of being inconsistent or redundant.

ANALYSIS

The Short Term Rental of Single Family Dwellings Policy was adopted almost a decade ago.

Short term rentals have become a significant issue in communities across the region and the policy is arguably very out of date.

Ultimately, proper interpretation of the zoning bylaw should determine whether or not land may be used for a specified purpose.

The modernized zoning bylaw proposes to bring consistency to the definition of short term rental (under 30 days in single-family residential dwellings) and location. However, this is an issue that the Board may wish to explore further through the OCP modernization process.

FINANCIAL CONSIDERATIONS

N/A

COMMUNICATION CONSIDERATIONS

N/A

STRATEGIC/BUSINESS PLAN CONSIDERATIONS

This responds to the Strategic Plan direction to review all existing land use bylaws to identify challenges and opportunities for improved consistency.

GENERAL MANAGER COMMENTS

☐ Not Applicable

Referred to (upon completion):

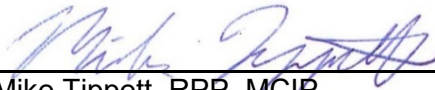
- ☐ Communications & Engagement
- ☐ Community Services *(Cowichan Community Centre, Cowichan Lake Recreation, South Cowichan Recreation, Arts & Culture, Emergency Management, Facilities & Transit)*
- ☐ Corporate Services *(Finance, Human Resources, Legislative Services, Information Technology, Procurement)*
- ☐ Engineering Services *(Environmental Services, Recycling & Waste Management, Water Management)*
- ☐ Land Use Services *(Community Planning, Development Services, Inspection & Enforcement, Economic Development, Parks & Trails)*

Prepared by:



Alison Garnett, RPP, MCIP
Planner II

Reviewed by:



Mike Tippett, RPP, MCIP
Manager



Ann Kjerulf, RPP, MCIP
General Manager

Reviewed for form and content and approved for submission to the Committee:

Resolution:

☒ Manager, Legislative Services

Financial Considerations:

☒ Manager, Finance

ATTACHMENTS:

Attachment A – CVRD Short Term Rental of Single Family Dwellings Policy 2012