

Attachment B - Letter from UDI



**URBAN
DEVELOPMENT
INSTITUTE**
OKANAGAN

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1460 PANDOSY STREET
KELOWNA, BC V1Y 1P3**

August 15, 2024

To: District of Lake Country
10150 Bottom Wood Lake Road
Lake Country, BC, V4V 2M1

Attention: Mayor and Council

RE: Request to Address Development Application Backlog Before Implementing New DCC Program

Dear Mayor and Council,

On behalf of UDI Okanagan, representing over 200 Developers and thousands of individuals and business owners whose livelihoods depend on the building and real estate industry, this letter is an appeal to Mayor and Council to express our concerns regarding the District of Lake Country's proposed adoption of a new Development Cost Charges (DCC) program. While we understand and appreciate the need for updated infrastructure funding mechanisms, we strongly urge the Council to address the significant backlog of development applications currently in process before implementing the new DCC framework.

As you are aware, the development community has faced considerable delays due to the historical backlog of applications within the District of Lake Country. These delays have created uncertainty for developers and investors, leading to stalled projects and, in some cases, financial losses. Addressing this backlog is crucial for restoring confidence in the development process and ensuring that our industry can continue to contribute positively to the growth and economic vitality of Lake Country.

The introduction of a new DCC program, while necessary, could further complicate an already strained process. Developers with pending applications have been operating under the assumptions of the current DCC structure, and a sudden shift could result in unforeseen financial implications and further delays. We believe it is in the best interest of all stakeholders—developers, the municipality, and the community at large—to clear the existing backlog before any changes to the DCC program are made.

Thank you for your attention and consideration to this appeal. We have received an extraordinary amount of feedback from our members expressing genuine concern regarding the proposed DCC increase, which is counterproductive considering the existing backlog of applications.

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It is our intention to support a robust future in the number of housing starts and together we can provide many more homes for the citizens of the District of Lake Country.

Sincerely,

A handwritten signature in black ink, appearing to read 'Charlene Thomas', written over a light grey rectangular background.

Charlene Thomas
Executive Director
Direct: ((250) 212 4488

