



**District of Lake Country Official Community Plan Review
Public Input Stage**



(FOR DISCUSSION PURPOSES ONLY)

**Summary of Survey Responses
And
Stakeholder Input Summary**

September 2007

**Prepared for:
District of Lake Country**

Prepared by:



District of Lake Country Official Community Plan Review

Public Input Stage

Over the past several months, the District of Lake Country, with the assistance of CTQ Consultants Ltd, has been undergoing the public input stage of their Official Community Plan review. This involved four Stakeholder meetings, a Mayor and Council Visioning session and a public survey.

This report is an amalgamation of the results of each of the public input opportunities and includes;

- A summary of survey responses.
- A summary of Stakeholder group input.
- Mayor and Council Visioning session results.

Also included as attachments are;

- The public survey questionnaire that was distributed to 100% of households in Lake Country.
- Summary of survey responses presented as raw data.
- Responses to a series of short answer questions.

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Summary of Survey Responses



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Introduction – Public Input Survey

The District of Lake Country is currently gathering public input as part of the review process for its Official Community Plan. This process has included public consultation through stakeholder meetings a Council visioning session and a public survey.

The following report is a summary of the comprehensive survey that was developed and distributed to all Lake Country residents during June of 2007. The intent was to elicit feedback regarding key issues and concerns specific to Lake Country. The survey was mailed out with additional copies available at the Municipal Hall and downloadable from the District’s website. Draw prizes were made available to increase the response rate. A modified survey was also created and distributed to George Elliot Secondary School students, with 238 surveys were returned. Results of the stakeholders meetings will be provided under separate cover.

A total of 1172 surveys were returned by the July 10, 2007 deadline. This corresponds to a 31% return rate¹. Due to the high return rate there is a strong level of confidence that responses are representative of the Lake Country population. This can also be further tested through a public meeting / open house.

The original survey is available as Appendix A and a complete copy of the survey results is attached as Appendix B. A complete list of responses to the open ended questions is contained in Appendix C.

Common Themes

Several common themes emerged from both the closed ended and open ended questions, these are;

TOWN CENTRE EMPHASIS

1. The emphasis on creating / completing the Town Centre and having that as a hub of activity allowing for more commercial, retail and mixed residential.

Questions regarding the continued development of the Town Centre and Main Street were consistently answered with a high level of support.

High / Medium Priority (%)	Town Centre Emphasis
89.0%	Continue to develop the Town Centre and Main Street
87.0%	Growing the Town Centre as an economic core.

In the open ended section of the survey common feedback to how respondents believed Lake Country should look like in 5, 10 and 20 years

¹There is a possibility that student responses could have originated from households that had already completed the unmodified survey. This could potentially create duplicate household responses and reduce the actual return rate.

included references to a “*completed Town Centre*”, “*developed Town Centre with a commercial area*”, and “*a thriving community with a bustling downtown core*”.

GROWTH CONTROL

2. The overall desire to control the rate of growth and its location is another reoccurring highly supported theme.

Numerous responses to growth related questions showed a high level of support for controlling growth and its location. These include;

High / Medium Priority (%)	Growth and Development Initiatives
91.4%	Create a managed growth pattern.
79.8%	The need to limit growth to certain areas.
79.7%	The need to control growth

Overall the respondent attitude is that the District should control growth “*by imposing appropriate planning and development principals and zoning policies*”. Lake Country residents indicated that growth should be limited to the Town Centre and designated growth areas.

HIGHWAY 97

3. Improve Highway 97 in terms of safety, ease of use and traffic flow.

Comments from the open ended question “*What aspect of Lake Country need to be changed dramatically?*” often referred to Highway 97 and other transportation issues. Many of the comments included;

- Widening / 4 lanes on Highway 97
- Improved road maintenance and transportation
- Highway 97 Bypass
- Improved intersections along Highway 97

Within the survey, questions regarding highway and transportation improvements received strong support.

High / Medium Priority (%)	Transportation Initiatives
92.4%	Continue to improve existing roadways and connector routes.
92.0%	Road Maintenance
84%	Design guidelines representing good urban form and character for Highway 97

**RURAL
ATMOSPHERE**

4. According to survey respondents (question 11.1), the number one issue that needs to be addressed over the next 5 – 10 years is the maintenance of “*the character and atmosphere of Lake Country.*” Support throughout the survey was very high for maintaining and enhancing the idea of a “*rural atmosphere*” in Lake Country. Survey response examples include;

High / Medium Priority (%)	Rural Atmosphere Initiatives
89.3%	Continued maintenance of neighbourhood character
86.3%	Maintain the rural character in all Lake Country communities
85.7%	Maintain the rural amenities that attract people to the area.

Section 1 – Demographics

1.1 Source of respondents

%		Ward
41%	(483)	Winfield
20.3%	(237)	GSS Students
15.9%	(186)	Oyama
14.7%	(171)	Okanagan Centre
7.7%	(90)	Carr’s Landing

1.2 Primary Residence

%		Primary residence or 2nd home
99.5%	923	Primary Residence
0.5%	5	Vacation Home

1.3 Length of Residency

%		How long have you lived in your current location?
50.4%	465	10 + Years
18.5%	171	2 – 5 Years
17.2%	159	6 – 10 years
13.8%	127	0 – 2 years
0.1%	1	Not primary Residence

1.4 Owner or Renter

%		Do you own or rent your home?
95.1%	880	Own
4.9%	45	Rent

1.5 Residential Type

%		What best describes your residence?
90.4%	837	Single Family
3.6%	33	Mobile Home
2.1%	19	Apartment / suite
1.9%	18	Retirement home
1.4%	13	Town house
0.6%	6	Duplex / Triplex

1.6 Household Size

%		How many people are there in your household?
49.6%	459	2
16.3%	151	4
15.1%	140	3
10.5%	97	1
8.4%	78	5 or more

1.7 Age Group

%		What age group are you (key respondent) in?
28.2%	262	46 – 55
25.1%	233	56 – 65
18.0%	167	36 – 45
16.3%	151	66 – 75
6.1%	57	Over 76
5.4%	50	26 – 35
1.0%	9	19 – 25

1.8 Gender

%		Gender of key respondent
52.8%	473	Female
47.2%	423	Male

1.9 Primary Employment Location

%		Primary location of employment of main income generator.
36.9%	335	Kelowna
22.9%	208	Retired
21.0%	191	District of Lake Country
12.4%	113	Other
5.0%	45	Vernon
1.3%	12	Regional District of Central Okanagan (Rural Areas)
0.4%	4	North Okanagan Region (Other than Vernon)

1.10 Secondary Employment Location

%		Primary location of employment of secondary income generator.
25.7%	218	Kelowna
24.3%	206	District of Lake Country
18.4%	156	None
17.6%	149	Retired
9.0%	76	Other
3.7%	31	Vernon
1.3%	11	Regional District of Central Okanagan (Rural Areas)
0.2%	2	North Okanagan Region (Other than Vernon)

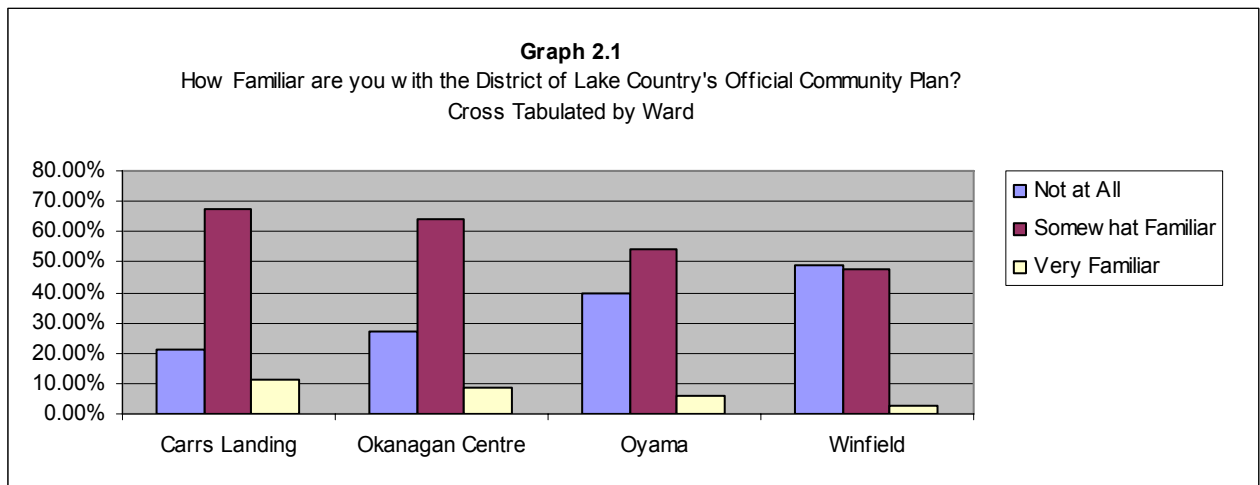
Section 2 - OCP Progress

Section 2 of the survey asked residents how familiar they were with both the DLC Official Community Plan and their Ward’s Neighbourhood Plan.

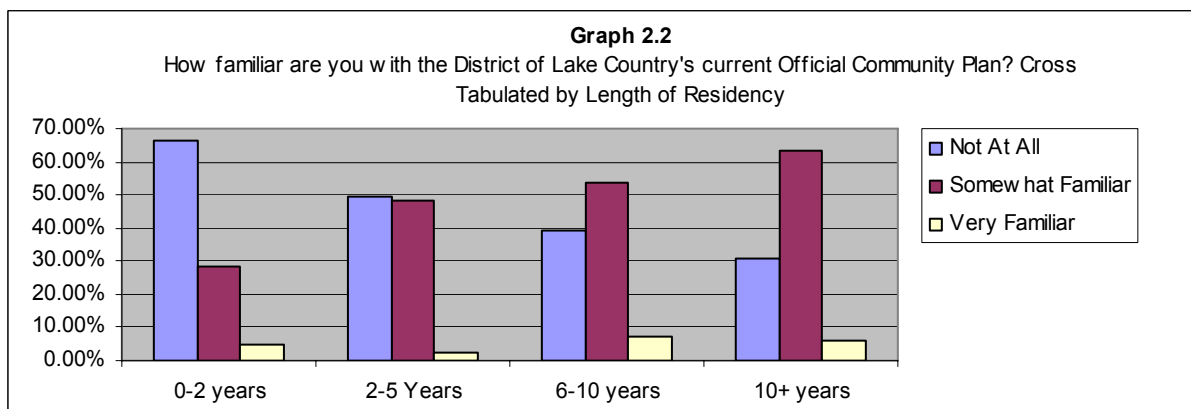
2.1 Official Community Plan familiarity

Rank	%	
1	54.0%	Somewhat familiar
2	40.6%	Not at all
3	5.4%	Very Familiar

Graph 2.1 compares the OCP familiarity to the respondents’ Ward. Both Carr’s Landing and Okanagan Centre showed a significantly higher response of ‘very’ and ‘somewhat familiar’ than that of not having any familiarity with the OCP.



Graph 2.2 compares the OCP familiarity to residency length. The longer the respondent lived in Lake Country, the more likely they were to have a greater familiarity with the DLC OCP.



2.2 Neighbourhood Plan familiarity.

Neighbourhood Plan familiarity results mirrored the results of the OCP familiarity, both by Ward response and length of residency.

Rank	%	
1	48.3%	Somewhat familiar
2	44.7%	Not at all
3	7.1%	Very Familiar

2.3 Prioritization of OCP principals.

When asked to prioritize sixteen OCP related issues the following received the greatest response as high priorities;

Rank	%	(ranked based on combined total high and medium responses)
1	92.4%	Continue to improve existing roadways and connector routes.
2	91.4%	Create a managed growth pattern.
3	86.3%	Maintain the rural character in all Lake Country communities.
4	85.7%	Maintain the rural amenities that attract people to the area.
5	84.7%	Protect agricultural lands from subdivision and encroachment of urban areas.
6	84.4%	Increase access points to waterfront for public use and parkland.

* A complete list of all responses is available in appendix B.

Ranked as the lowest priority, not a priority or not supported:

- Provide opportunities for home based business

Section 3 – Population Change and Residential Growth

Section 3 covered population change and residential growth and included subtopics of housing types, rates of growth, affordability and resort development.

3.1 Prioritization of population, growth and housing initiatives.

When asked to prioritize initiatives regarding population / growth rates and housing, the following received highest priority rating out of nine initiatives:

Rank	%	(ranked based on total high, medium response)
1	89.3%	Continued maintenance of neighbourhood character.
2	79.8%	The need to limit growth to certain areas.
3	79.7%	The need to control growth.
4	75.4%	Need for affordable housing.
5	75.2%	Minimize impact of hillside development.

* A complete list of all responses is available in appendix B

Ranked as the lowest priority, not a priority or not supported:

- Encourage smaller lot sizes

3.2 Current Growth Rate.

Opinion on the current growth rate shows that just over half of the respondents believe that the community is growing too fast.

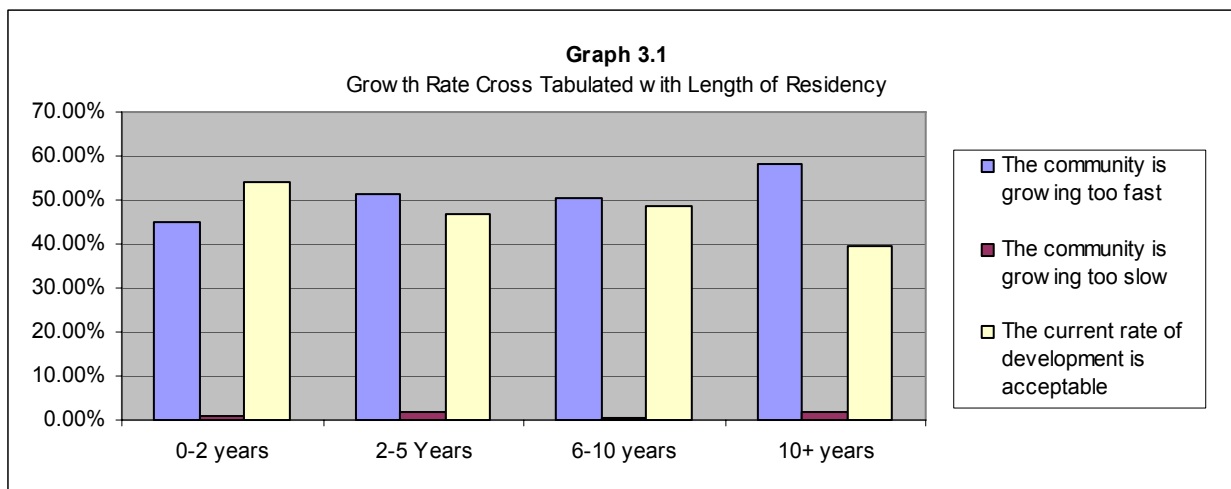
Rank	%	
1	53.0%	The community is growing too fast
2	45.0%	The current rate of development is acceptable
3	2.0	The community is growing too slow

3.3 Future Growth Rate.

When asked what the future growth rate should be, most respondents believed that 3%, or about the same rate the community is currently growing at, is acceptable. Respondent results are further depicted in Graph 3.1.

Rank	%	
1	39.2%	About the same (3% - 280 people / year)
2	28.8%	Somewhat lower than projected (2% - 200 people per / year)
3	16.7%	Much lower than projected (1% - 100 people / year)
4	6.4%	Somewhat higher than projected (4% - 390 people / year)
5	3.8%	Don't know
6	2.5%	Much higher than projected (5% - 480 people / year)
7	2.5%	No growth

Graph 3.1 shows that residents residing in Lake Country 2 years or less found the 3% growth rate *more acceptable* than long term, 10 year plus, residents.



3.4 How should growth be managed?

The majority of respondents agree that the District should *control growth by imposing appropriate planning and development principals and zoning policies*.

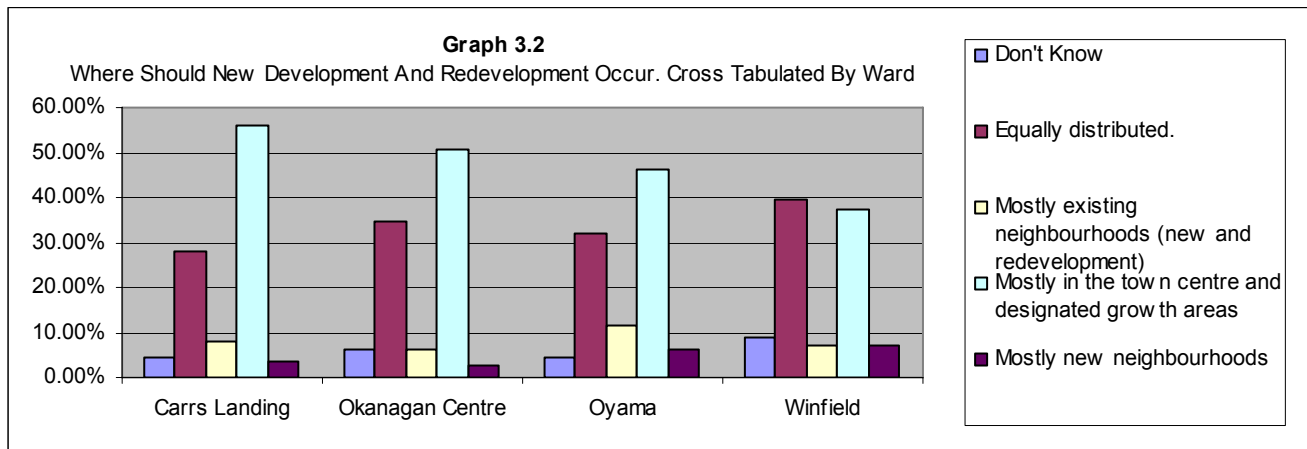
Rank	%	
1	56.8%	Have the District control growth by imposing appropriate planning and development principals and zoning policies.
2	25.0%	Have limited regulations to growth, monitoring success making adjustments as needed.
3	14.3%	Let the market forces of supply and demand control future growth.
4	3.9%	Other

3.5 Where should new development and redevelopment occur?

Survey results indicate that development and redevelopment should be occurring mostly in the *Town Centre and designated growth areas*.

Rank	%	
1	43.3%	Mostly in the town centre and designated growth areas
2	36.1%	Equally distributed.
3	7.9%	Mostly existing neighbourhoods (new construction and redevelopment)
4	7.1%	Don't know
5	5.6%	Mostly new neighbourhoods

Graph 3.2 shows opinion on development / redevelopment location by Ward. Most respondents, regardless of their residence, showed a preference for growth to be focused in the *Town Centre and designated growth areas*.



3.6 Which housing types should be included in Lake Country?

Single family homes showed the highest support followed by seniors housing.

Rank	%	(ranked based on combined total high and medium responses)
1	88.9%	Single Family Homes
2	79.6%	Seniors Housing
3	62.9%	Townhouses
4	54.6%	Secondary Suites
5	52.5%	Small Apartment Buildings (condominiums and rentals)
6	46.1%	Mixed Use – residential and commercial combinations
7	43.1%	Secondary Dwellings on a lot (e.g. carriage homes)
8	40.5%	Social Housing
9	37.3%	Dwelling units in accessory buildings
10	36.4%	Recreational Resort Property
11	26.3%	Mobile home parks

3.7 How many stories should be included in multistory developments?

66% of respondents were *split between 3 and 4 stories* as the maximum Council should permit in multistory developments.

Rank	%	
1	33.8%	Max 3
2	32.4%	Max 4.
3	14.0%	Max 6
4	10.0%	More than 6
5	9.8 %	Max 5

3.8 Resources for affordable housing and social housing. (yes or no)

A majority showed support for affordable housing and social housing resources being made available through funding, land availability, and other services (61%).

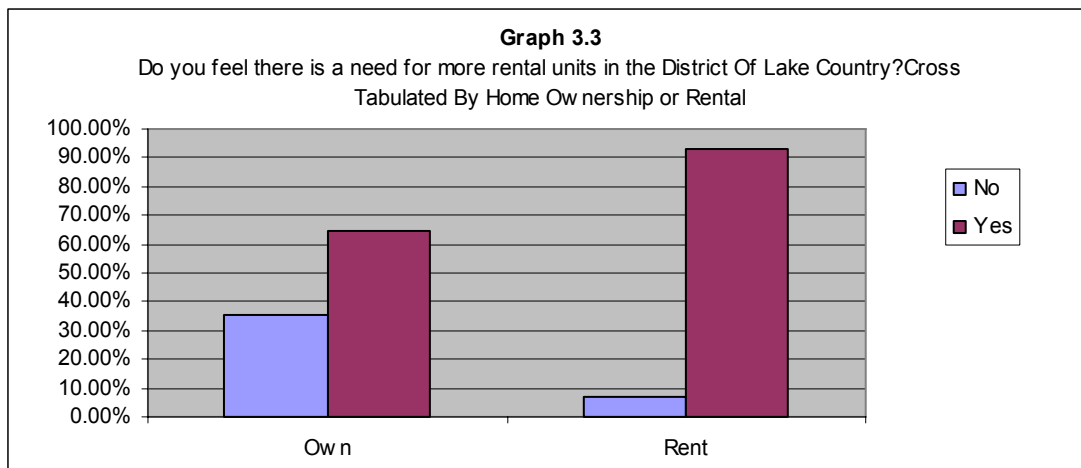
3.8 How should Lake Country address social housing needs?

Ranked as the highest priority, affordable and social housing needs should be addressed by *mandating it's inclusion within all new developments.*

Rank	%	
1	35.4%	Mandate the inclusion of affordable and social housing within all new developments.
2	24.9%	Allow development in designated areas only.
3	18.1%	Allow development subject to zoning (secondary suites).
4	13.9%	Encourage market forces to dictate supply.
5	7.3%	Promote smaller lots and home sites.
6	0.3	Do not address

3.9 Is there a need for more rental units?

Responding to the need for more rental units in Lake Country, the majority agreed that more units were needed (66%). Graph 3.3 shows respondents divided by renters and owners. Nearly all existing renters (93%) believed that there was a need for more rental units.

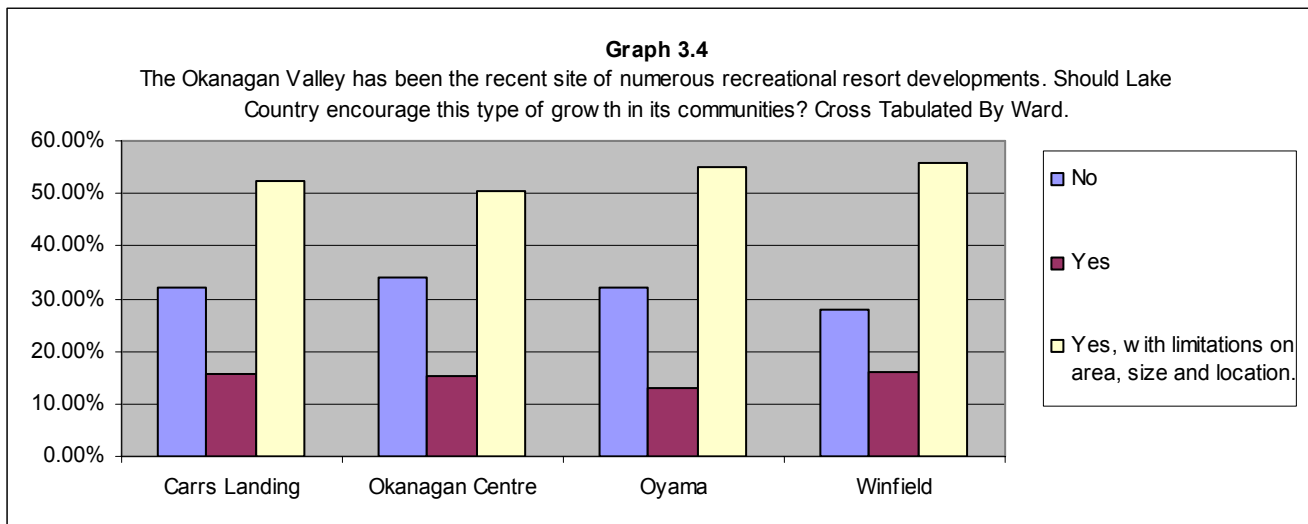


3.10 Should Lake Country encourage recreational resort development?

Lake Country residents showed strong support for resort development, with limitations on size and location (70% - combined responses of ‘Yes’ and ‘Yes, with limitation on size and location’).

Rank	%	
1	54.3%	Yes, with limitations on size and location.
2	30.4%	No
3	15.3%	Yes

Support and opposition to resort development is even amongst the Wards. As shown in Graph 3.4, each Ward showed approximately 65 – 70% support, either responding with “yes” or “yes with limitations”, to encouraging recreational resort development in Lake Country.



Section 4 - Commercial Land Use

4.1 Prioritization of commercial land use initiatives.

Most responses to the prioritization of six commercial land use issues placed them in the medium to high category. The only response that was significantly higher was “*Continued development of the Town Centre and Main Street*” (89.4%).

Rank	%	(ranked based on combined total high and medium responses)
1	89.4%	Continued development of the Town Centre and Main Street
2	70.8%	Attract more / variety of commercial to Lake Country
3	69.1%	Include mixed use (commercial / residential) in the Town Centre
4	67.5%	Continue home based business support.
5	52.7%	Allow more neighbourhood convenience store / retail
6	47.3%	Develop more highway commercial.

4.2 Does Lake Country need more commercial activity? (yes or no)

There is high support for increased commercial activity throughout Lake Country (66%).

4.3 Which commercial types are supported?

Major Retail (e.g. Costco, Wal-Mart etc) was the only commercial type *to not be supported* (70% not supported). Commercial types with high levels of support included;

Rank	%	
1	83.3%	Personal Services
2	80.2%	Offices
3	74.0%	Hardware
4	72.5%	Home Improvements
5	69.4%	Sporting Goods
6	63.2%	Grocery
7	52.7%	Automotive
8	52.6%	Furniture
9	29.9%	Major Retail (e.g Costco, Wal-Mart etc)

Common responses in the “*other*” section include;

- Restaurants (fast food and eat in)
- Clothing stores

Section 5 – Industrial Land Use and Economic Development

5.1 Prioritization of industrial land use and economic development initiatives.

Of the thirteen options, growing the Town Centre as an economic core ranked highest in the initiatives presented for industrial land use and economic development. The ranking is as follows;

Rank	%	(ranked based on combined total high and medium responses)
1	87.0%	Growing the Town Centre as an economic core
2	85.2%	Beautification and revitalization of existing areas
3	84.2%	Encourage sustainable / ‘green’ industry
4	81.2%	Improved Transportation
5	79.9%	Attracting new business

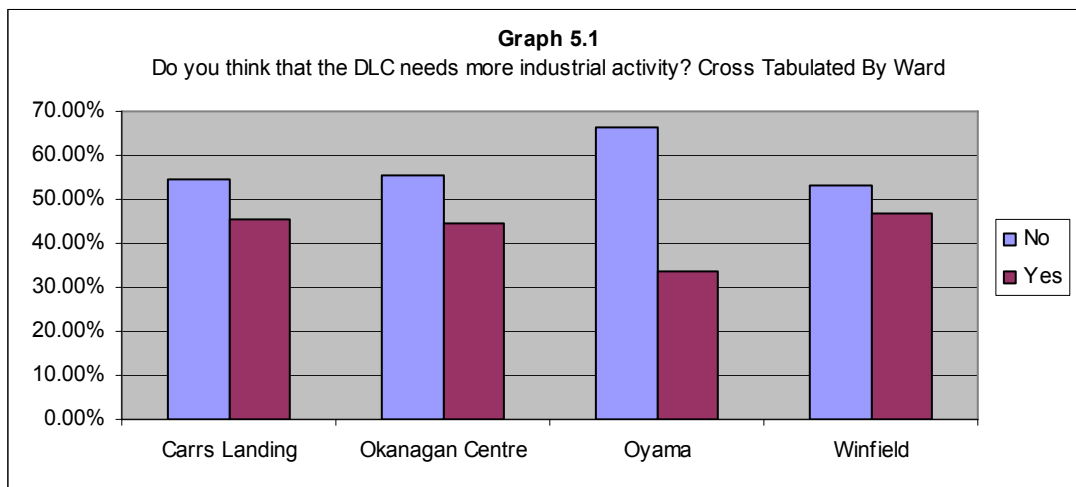
* A complete list is of all responses is available in appendix B

Ranked as the lowest priority, not a priority or not supported;

- Increased industrial zoned areas
- Create other employment generators

5.2 Does Lake Country need more industrial activity?

An increase in the amount of industrial activity was generally **not** supported throughout the District. 56% of respondents replied with “No” to the question “Do you think that the DLC needs more industrial activity?”. As shown in Graph 5.1, when compared to Ward, Oyama showed a higher than average opposition at 66%.



5.3 Is tourism and resort development a viable means of generating long term employment?

Respondents that had resided in Lake Country for *less than 10 years* were more supportive of tourism and resort development as a viable means of employment than were those respondents with *over 10 years* of residency (see Graph 5.2). Overall 58.3% were in favor.



5.4 What form should industrial activity take?

The highest priority response was high tech industrial activity. Traditional resource extraction received the least amount of support.

Rank	%	
1	52.6%	High Tech
2	24.0%	Manufacturing
3	13.0%	Traditional resource extraction

Common responses supplied in the ‘*other*’ section include;

- ‘*Green*’ or environmentally responsible industry
- A mix of manufacturing, high tech and resource extraction

Section 6 – Institutional and Schools

6.1 Prioritization of institutional and school initiatives.

With respect to the ranking of institutional and school related issues, the highest priority was a desire to have *more facilities available for children and youth*. 85.4% listed this as a high priority out of 10 options.

Rank	%	(ranked based on combined total high and medium responses)
1	85.4%	Children’s and Youth Facilities
2	83.8%	Develop more facilities for families
3	81.9%	Partnering with schools to have joint use facilities
4	77.3%	Focus new facilities around a ‘core’ e.g. Main Street
5	77.0%	Develop more facilities for seniors

* A complete list is of all responses is available in appendix B

Ranked as the lowest priority, not a priority or not supported;

- Organize more community events

6.2 Are the institutional facilities and schools meeting your current and projected needs? (yes or no)

Across all Wards, response was very positive that existing institutional facilities and schools were meeting the populations’ current and projected needs (73.6%).

6.3 Which facilities need improvements?

Facilities lacking or in need of improvement were rated as follows;

Rank	%	
1	18.9%	Recreational Facilities (ice rink, pool, etc)
2	15.0%	Youth Facilities
3	10.9%	Arena
4	10.8%	Seniors Services
5	10.1%	Children’s Facilities
7	7.9%	Social Support Facilities
8	6.4%	Schools
9	5.5%	Library
10	4.7%	None
11	4.7%	Art Gallery
12	4.3%	Museum
13	0.9%	Municipal Offices

Section 7 – Agriculture

7.1 Prioritization of agricultural initiatives.

Out of eight initiatives the top ranked agricultural priority was to *maintain and encourage agriculture as a key part of Lake Country’s culture and community*.

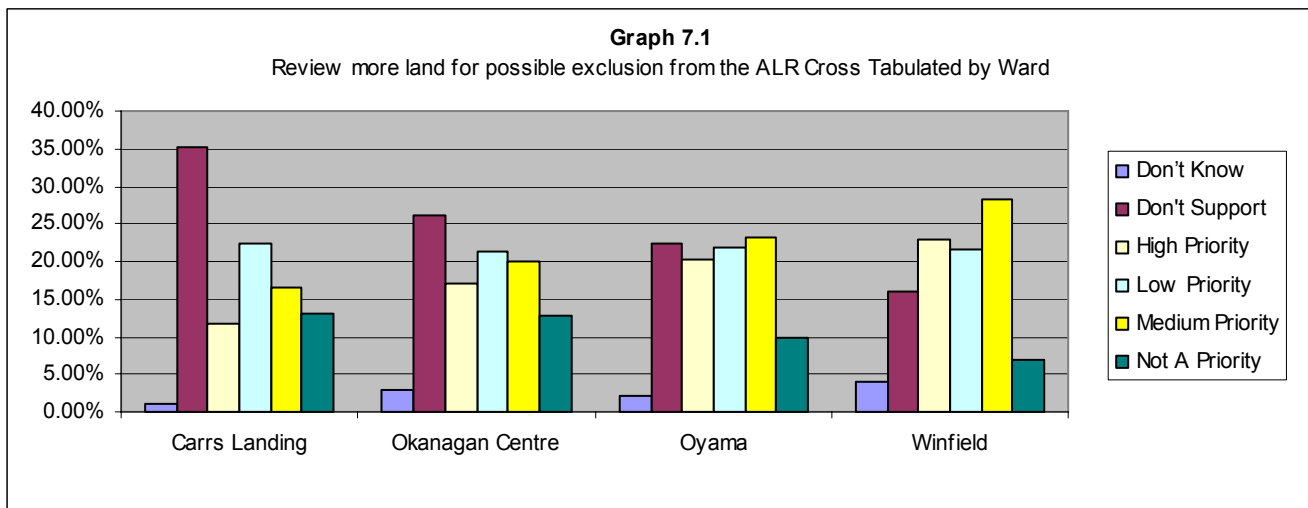
Rank	% (ranked based on combined total high and medium responses)	
1	88.3%	Maintain and encourage agriculture as a key part of Lake Country’s culture and community.
2	87.6%	Protect agricultural land
3	77.3%	Protect and enforce ALR boundaries

* A complete list of all responses is available in appendix B

Ranked as the lowest priority, not a priority or not supported;

- Review more land for possible exclusion from the ALR

Support for ALR and agricultural land is strong as indicated in the above ranked responses. Carr’s Landing residents, as shown in Graph 7.1, were the most opposed to additional land being removed from the ALR with 70% (of Carr’s Landing respondents) ranking this issue as low, not a priority or not supported.



Section 8 – Open Space and the Environment

8.1 Prioritization of open space and environment initiatives.

All environmental issues received high ranking, however, out of all seventeen initiatives *improving and protecting the quality of water in Lake Country* ranked the highest amongst respondents.

Rank	%	(ranked based on combined total high and medium responses)
1	96.3%	Improve / protect water quality
2	93.9%	Promote the conservation of views, natural settings, and the Lake
3	93.4%	Promote conservation of energy / water and land resources
4	92.0%	Protect and enhance open space and parks
5	91.8%	Improve / protect air quality

* A complete list is of all responses is available in appendix B

Ranked as the lowest priority, not a priority or not supported;

- Provide a public marina and moorage on Wood Lake

Boat launches and moorage provided a mix of responses.

Support was shown for a *boat launch* on all the lakes in Lake Country. The highest support was shown for *Wood Lake*.

Rank	%	(ranked based on combined total high and medium responses)
1	59.3%	Provide a major boat launch on Wood Lake
2	56.8%	Provide a major boat launch on Okanagan Lake
3	56.7%	Provide a major boat launch on Kalamalka Lake

Support for a *public marina and moorage* was below 50% in Lake Country. The *least support* for a public marina and moorage was on *Wood Lake*.

Rank	%	(ranked based on combined total high and medium responses)
1	49.1%	Provide a public marina and moorage on Okanagan Lake
2	45.6%	Provide a public marina and moorage on Kalamalka Lake
3	44.8%	Provide a public marina and moorage on Wood Lake

8.2 Are your needs being met by the amount and location of open space, green space and parks? (yes or no)

A majority agree that their needs are being served by the current open space, green space and parks supply (74.2%).

8.3 Would you consider higher density residential development to preserve open / green space? (yes or no)

When asked if they would consider higher density residential development in the interest of preserving open space, 62% were in favor.

8.4 Should Lake Country have a planned approach for decreasing greenhouse gas emissions? (yes or no)

84% showed a high level of support.

8.5 Should Lake Country encourage development that is more energy efficient, sustainable and uses “green” technology?

There is resounding support for energy efficient, sustainable and green development (81.1%). Some examples to this open ended question include;

- Solar power
- Geothermal energy
- Harnessing wind power.

Section 9 – Services and Utilities

9.1 Prioritization of service and utility initiatives.

With respect to services and utilities, of the twelve initiatives priority was given to *utilize reclaimed water for irrigation*.

Rank	%	(ranked based on combined total high and medium responses)
1	88.2%	Utilize reclaimed water for irrigation
2	86.1%	Improve water quality
3	86.1%	Encourage water conservation (through new development guidelines and user education.
4	82.8%	Continue to expand sanitary sewer service area
5	78.7%	Enhance recycling services

* A complete list is of all responses is available in appendix B

Ranked as the lowest priority, not a priority or not supported;

- Require water metering

Section 10 – Transportation

10.1 Prioritization of transportation initiatives.

In the transportation section, *road maintenance* was the highest priority out of seventeen initiatives. Issues of transportation also arose as a high priority in several other sections of the survey.

Rank	%	(ranked based on combined total high and medium responses)
1	91.7%	Road maintenance
2	82.3%	Accommodate all forms of transportation (bike, pedestrian)
3	79.7%	Wider road shoulders
4	78.0%	Bicycle lanes on all major routes
5	75.0%	Expansion of public transit service

* A complete list is of all responses is available in appendix B

Ranked as the lowest priority, not a priority or not supported;

- Improve / construct more transit shelters.

Section 11 – The Future of Lake Country

11.1 Rank the top 5 issues that Lake Country should address over the next 5 -10 years.

Respondents were asked to create a list of the top 5 issues that need to be addressed over the next 5 – 10 years. The following is a ranking of the priorities as a result of all responses.

Rank	Issue
1	Maintaining the character and atmosphere of Lake Country
2	Protection of the foreshore and lakes
3	Town Centre / Main Street development
4	Protect agricultural lands
5	Improvements to the transportation infrastructure
6	Park and recreation opportunities
7	Affordable housing
8	Environmental protection / responsibility
9	Tourism / resort development
10	New employment opportunities
11	New economic development opportunities
12	Variety of housing types

Short Answer / Open Ended Questions

The final section of the survey consisted of three open ended questions to determine respondent's vision for Lake Country, 5, 10 and 20 years into the future. The first question asked what they wanted Lake Country to be like in 5, 10 and 20 years. The second question asked what aspects of Lake Country should be maintained over the same time frame. Finally, respondents were asked what about their community they would like to see changed. A complete list of responses to these questions is available in the attachment Appendix C.

1. What is your vision for what Lake Country should look like in 5, 10 and 20 years?

A large number of respondents identified the current 'rural atmosphere', 'agricultural heritage', and 'creating a complete downtown' or 'main street' as important priorities over the next 20 years. Common responses can be categorized into the following;

- Complete Town Centre
- Maintained rural atmosphere (agriculture, cleanliness, quiet)
- Maintenance of the agricultural base.

The following quotes represent respondent sentiment;

- "Lake Country should maintain the country feel and build a town centre so all services are here."
- "Create a downtown core with modern stores and restaurants"
- "I would like to see the downtown core grow with more retail variety of stores."
- "Lake Country should be a small rural community mixed with agriculture and residential, with a controlled developed downtown core."
- "Country and small town atmosphere. Wide open space and clear water."
- "I would like to see Lake Country maintain its small town atmosphere and its green spaces"
- "Keep the small town atmosphere with a touch of uniqueness."
- "Keep the small town atmosphere and the agricultural land."
- "Maintain quiet agricultural lifestyle."
- "Main Street is a disaster! Encourage high end marketplace development."

2. What aspects of Lake Country should be maintained for the next, 5, 10, 20 years and beyond?

Similar responses to the visioning question were given when asked what aspect of Lake Country should be maintained. *Agricultural* and *protection of the environment* were common responses. Responses to this question can be categorized into the following;

- Access to and protection of the lakes and foreshore
- Protection of the environment and agricultural lands
- The ‘country’, rural atmosphere

Examples of supporting respondent comments include;

- *“Preserve natural beauty, preserve the lakes, views, agriculture and residential community.”*
- *“Access to the lakes along with beautification of the lakeshore.”*
- *“Protect farm land, protect the lakes, keep the community small and simple.”*
- *“Maintain small town quaint community, green natural parks, and beautiful surroundings.”*
- *“The beauty of the orchards and the lands that the homes are on”*
- *“The rural feel of our community, too much usable agricultural land is being developed.”*
- *“There is a spirit of community that can be maintained as long as we are careful.”*

3. What aspects of Lake Country need to be changed dramatically?

Many respondents indicated that there were several issues surrounding *the highway* that need urgent attention or needed to be dramatically changed. Improvement and completion of the *Town Centre / Main Street* were also important aspects that survey respondents noted. The main categories of responses to this question include;

- A highway bypass / Highway 97
- Road improvements and maintenance.
- The high pace of development
- The amount and location of sand / gravel extraction pits.

The following quotes represent respondent attitudes;

- *“A few more cautious approaches to development”*
- *“Development restrictions that go beyond what they are now.”*
- *“Don’t like the direction we are going in town with big houses for people who live here 4 months a year.”*
- *“Dramatically reduce development and hillside destruction.”*
- *“Equally distributed well planned infrastructure.”*
- *“Highway between Winfield and Oyama must be drastically improved.”*
- *“Gravel pits should be eliminated completely.”*
- *“Improve the flow of transportation.”*
- *“Clean up Highway 97 and provide other access so you don’t have to use the highway all the time to get across town.”*
- *“More sidewalks and wider shoulders on many roads – especially around schools.”*
- *“Must stop the gravel pits!”*
- *“No more gravel pits in view corridors or on agricultural lands.”*
- *“Stop the mindless development that will strain our infrastructure.”*
- *“The level of residential growth which provides more emphasis on new residences is not acceptable.”*



**District of Lake Country Official Community Plan Review
Public Input Stage**

Stakeholder Input Summary



(FOR DISCUSSION PURPOSES ONLY)

September 2007

Prepared for:
District of Lake Country

Prepared by:



Stakeholder Summary

As part of the process of reviewing the District of Lake Country's Official Community Plan, four Stakeholder meetings and one Mayor and Council visioning sessions took place. District staff organized stakeholder participants for meetings covering the following topics;

- Environment
- Growth and Development
- Agriculture and Economic Development
- Parks and Recreation.

A separate meeting with Mayor and Council was held to document their *Vision* for Lake Country's future, important current issues and to develop future policy direction.

The following is a summary of correspondence of each of those meetings. Notes were recorded verbatim. There is no intention by the consultant to edit any response, only to organize the thoughts and input received.

DLC OCP Official Community Plan Review
Environmental Stakeholders Group
June 21, 2007

In Attendance:

Fabian Alexis	Okanagan Indian Band
Jake Thiessen	Okanagan Centre Sector Plan
Rick Simpson	OFGC
Bob McCoubrey	Winfield
Mike Reilly	DLC
Gerry Morton	Carr's Landing
Carmen Stanek	Carr's Landing

Water Resources

General Comments on Water Resources;

- **Public Comments**
 - Ward surveys have shown that issues surrounding water are very important to residents.
 - Survey respondents agreed that they would be willing to pay for excess use.
 - There is a high level of concern regarding misuse of water (e.g. Landscaping)
- **Infrastructure**
 - The OCP should consider the implementation of metering
 - Conservation will help reduce the cost of new expensive infrastructure
 - Water conservation measures should be imposed for landscaping eg golf courses
 - There should be increased control over how new development utilizes the existing infrastructure
- **Water use and Licensing**
 - Currently different water providers have different rules and rates. Need to standardize
 - Historically water charges are on a reverse sliding scale.
 - Need to implement new cost scheme and charge accordingly. E.g. more expensive for increased use.
 - Incorporate rewards for average or below users in their zone.
- **Watersheds**
 - Access to watersheds is too open to the general public and livestock.
 - Protection should start with limited access.
 - Need to increase the control the DLC has over its watersheds. Currently most of the watersheds are outside their boundaries.
 - Consider widening boundaries to bring watershed within and therefore create control.
 - Need accurate maps of Lake Country's watersheds to properly monitor / protect and use.
- **Users**
 - Who gets access to water? Agriculture, residential, development
 - Allocation will come after conservation is in place.

- Servicing agreements are allocating large amounts of water to lots.
 - Agriculture
 - Represents the bulk of use as well as the bulk of loss.
 - Farmers are under the impression that they ‘own’ the water they are being allotted. This is based on persisting historical and cultural beliefs.
 - Need Federal / Provincial funding to encourage efficiency upgrades to existing systems.
 - Developers
 - There is a perception that if agriculture doesn’t use their entire allotment then developers will be able to grab more water for their use.
 - More water equates to more homes and therefore more people in the region.
 - Public
 - Need public buy in that there is a problem before a behavioral change will occur.
 - People will respond when money is attached to an issue.
- **Education and Improvements**
 - Need to encourage engineering improvements e.g. use of grey water systems.
 - The OCP needs proactive statements to encourage education, conservation, and water metering
 - “Measure it to monitor it”
 - There needs to be consistent and accurate ways of measuring and monitoring the existing supply and use.
- **Environmental concerns**
 - Part of the water issue is the preservation of fish habitat.

Development Pace

- **Development and the Environment**
 - Is the current development environmentally sustainable?
 - There should be more clustering of homes to preserve green / open space
 - It should be harder to get approval of developments that do not maintain onsite.
 - The Lakes development has removed all on site trees.
 - There needs to be more attention paid to storm water management and runoff control.
 - Sensitive areas need to be preserved.
 - More care needs to be taken in regard to hillside development, specifically slope stability.
 - There should be an increase in park dedication.
 - The arid climate cannot recuperate as quickly other types. This should be reflected in development regulations on site clearing and landscaping.
- **The style of development**
 - The practice of stripping the land to develop it needs to change. It is wrong for our region.
 - Single family homes are not a sustainable practice.
 - They are more expensive to service with infrastructure.

- The current development boom caters to second home owners who do not live full time in the area. Therefore infrastructure is being built for people who don't even live in the area.
- **Municipal tools**
 - DCCs can be used to slow development
 - DCCs are too low and based on out of date costs.
 - More costs should be passed on to the developer.
 - We need to use the information that we have available.
 - Sensitive Ecosystem Mapping is complete but not in use
 - LEED type standards are available and should be incorporated into today's development.

Current Policy

- **Federal / Provincial / Municipal**
 - The Federal and Provincial jurisdictions are slowing the Municipalities ability to make change.
 - Resources from the Municipality need to be used / offered more
 - Assist land owners with fire hazard clean up. (e.g. ground cover and dangerous trees)
 - Crown Lands
 - DLC needs to apply for a Community Forest application so that it has local control
 - Some local control standards need to be established.
 - There is a large gap between DLC policy / Provincial Laws and enforcement
 - This is mostly due to the cost of enforcement and working in a large area.
- **DLC Policy**
 - The wording of existing policy needs to be strengthened.
 - There is a lack of reference to *implementation* in the current policy.
 - Stronger wording will translate into action.
 - Costs should not be the deciding factor behind policy.
 - E.g. Slash burning may be cheaper than chipping, but the more environmental option should be encouraged / enforced.
 - Policy should include more specifics rather than generalities.
 - Standards should be defined and included.
 - Policy should include measurable targets.
 - The public should push Council to do more and commit to a process.
 - Policy should include best practices leading to measurable and enforceable regulations
 - Policy rebuttal from DLC Staff
 - Current policy is good and is working
 - Developers are complying with DLC staff, regulations and requirements
 - Do the regulations and requirements meet the needs and desires of the community?
 - Do development permit guidelines need to be tightened up?
- **DLC Design**
 - Environment

- The DLC should be conducting environmental sustainability reports on developers.
 - Sustainability is starting to be including in policy, but should be included throughout the OCP.
 - There is a need for a detailed inventory of environmental aspects
 - E.g. create a tree removal bylaw
 - Design standards
 - Environmental aspects need to be included in design standards.
 - Docks, foreshore, hillsides and environmentally sensitive areas all should be included in design standards.
 - Standards should include more than setback and buffers
 - Include water limits, speeds associated with environmental areas
 - Small park dedications are not working and 5% parkland is inadequate.
 - Riparian area regulations exist and should be incorporated into zoning and DP's
 - Without the resources and power, the municipalities don't have much power to enforce.

Sustainability

- **Can we do more?**
 - Create density bonuses.
 - Allow green spaces on property.
 - If something encourages sustainability consider it regardless of scope.
 - Sustainability of community interrelated with individual developments
 - Think community within the individual
- **Environment**
 - When applying the three aspects of sustainability (Social , environmental and economic), environmental should be the first consideration.
 - Encourage community gardens for all new developments.
 - Allow food production on property as an alternative to grasslands
 - Encourage roof top gardens
 - Provide as a secure service just like water
 - Increase bus and transit alternatives
- **Progression / First Steps**
 - Encourage and consider new technology and alternatives to the traditional
 - E.g. small scale hydro power generation
 - Community gardens / roof top gardens
 - Reduce road blocks to new technology.
 - Provide municipal bonds to fund new projects.
 - Bring autonomy back to municipality.
- **OCP Statements**
 - Apply the Triple Bottom Line to all developments and see how they fit in.
 - Quality of life vs. economic success.
 - Apply a *livability quotient*.
- **Building Standards**
 - Incorporate sustainable practices into the water supply system.
 - Apply sustainable practices to architectural design.

DLC OCP Official Community Plan Review
Growth Development and Housing Stakeholders Group
July 19, 2007

In Attendance;

Chris Shell	Oyama Community Hall
Dave Hecko	Winfield Memorial Hall
Loretta Thom	CL Community & Recreation Association
Peter Nott	Ok Centre Sector Plan Committee
Jake Thiessen	Ok Centre Sector Plan Committee
Mark Decker	CL Sector Plan Committee
Fritz Bakker	CL Sector Plan Committee
Carmen Stanek	Carr's Landing Sector Plan Committee.

STAFF:

Mike Reiley
Carie Liefke
Mark Roberts

Growth Rates

▪ **Market**

- The growth rate is controlled by market driven forces. There is a demand for housing so it is continuing.
- Stakeholders suggested that the current rate of growth is not sustainable. A 3% rate would be ideal and suitable to Lake Country
- Can Council control growth? Could control over the infrastructure, zoning and DCC's control or limit growth?
 - *Developers and new owners* should bear the cost of new development. Pressure on the existing infrastructure should not become the burden of existing home owners.
- Large expanses of Green fields are too easy to amalgamate and develop. This type of development is less expensive than revitalization and infill development, but is not sustainable. More cluster style housing would be appropriate.

▪ **Type and Rate of Growth**

- Sustainable development principals are needed to manage growth. Can the current rate of growth be sustained with increased pressure on resources such as water and developable space?
- Growth is currently occurring as fast as the market can take it up and this is not sustainable. Council needs to control growth in some manner.
- Could adding to the infrastructure create booms in growth? If a new section of sanitary sewer is installed will development spring up along it?
- The current style of development is very low density, does not make good use of land and is costly to service.
- There is a need to accommodate a wider range of densities and housing types. Zoning for mixed use is required.

- The current vision does not look far enough ahead, it needs to be expanded to 50 – 100 years into Lake Country's future.
 - Smaller parcels of land need to be created so that a wider range of housing types can be created. This could promote more affordable housing options.
 - It is expensive to service and continue to support large lot development.
- **Growth Areas**
 - The Town Centre should be the focus of the majority of new development. The infrastructure is already in place.
 - Additional zoned land needs to be addressed as it will inevitably come into the market.
 - Waterfront development needs to be addressed.
 - There is increased pressure on lake front property. Increased waterfront development threatens the water resource itself
 - Need to address waterfront development in terms of;
 - Rental uses
 - Waste control
 - Designated growth areas
 - Build out is occurring faster than originally predicted.
 - Urban growth designation shows 100% more potential units than the OCP requested
 - Areas of priority include;
 - Woodsdale infill
 - McCoubrey Flats
 - Moberley Road
 - Woodsdale / Kalamalka Plateau
 - There is an availability of appropriately zoned land for the short term but the long term needs to be addressed.
 - There should be long term protection of certain areas, limiting or stopping growth altogether. Land that is not feasible for development should be protected over the long term.

Character and Design

- **Design Standards**
 - **Town Centre**
 - The Town Centre needs to be developed with a good mix of uses, amenities and character. A solid plan is required to create direction.
 - **Development control**
 - How can the final product of a development be controlled? Are there measures in place to make sure that the initial design stages are followed through to the final product? There needs to be policy implementation and monitoring.

- The District tends to stay out of agreements between land owners and developers when establishing design and character building schemes. Should the District take a bigger role?
 - Development height should be controlled and limited to appropriate areas. Additional study is required to determine the appropriateness and feasibility of high rise development in Lake Country.
 - A system needs to be established to control and enforce covenants. If the current rules are broken the system will disintegrate and cease to function.

- **Sustainability**
 - There needs to be a community focus for sustainability. Can a work / live community be created and maintained?
 - New retail / industrial and commercial need to be attracted to the area to create internal jobs.
 - Care needs to be taken to reduce or eliminate conflicts between resort development and neighboring housing.

- **Resort Development**
 - Resort development has a big impact on the community and the form and character of neighbourhoods. Can large second homes and vacation homes be considered “resorts” and have controls placed on them?
 - Should there be restriction put on the number of resorts in Lake Country? A study of the need and community desire should be completed, putting a cap on resort development?
 - Resort development is not necessarily limited to location and use. Not all resorts have to be on the lake shore and have only tourist oriented services. Current and future developments show a mix of resort, parkland and golf amenities.
 - Access to existing amenities (e.g. lakefront, parkland and open space) needs to be controlled so that the community does not lose out. A reduction in access can lead to a loss of respect for the development.

Height and Massing

- **High Rises**
 - Higher buildings should be limited to certain areas and a maximum height of 4 stories.
 - Multistory development should also take into account topography and sight lines, including underground parking, green space, multi family units, and good design.
 - High rise development should be limited to commercial areas, the town centre, and only be done if complementary to adjacent development

- **Hillside Development**

- Lake Country is topographically challenged and hillside development is inevitable.
- There should be restrictions on hillside development such as;
 - Restrict development for slopes over 30%
 - Consider aesthetic and geotechnical issues
- Current regulation regulations are only safety oriented. Aesthetics need to be incorporated into design guide lines.
- There is a need for a comprehensive hillside development plan.

- **Affordable Housing**
 - There is a need for more affordable housing in Lake Country. Affordable homes benefit the community by;
 - Supporting school populations
 - Increasing the population that will shop in the community
 - Increase the number of youth in the community
 - Bringing in new business
 - Affordable housing is part of the overall community mix.
 - The current perception is against suites and duplexes, but these style of residences could help to meet the market need for affordability.
 - There needs to be services for the working sector. For example, farm labor is an essential component of the community that is not addressed in housing or affordable housing.
 - Allow more legal suites

- **Municipal Tools**
 - DCC's need to be increased to help fund or subsidize affordable housing
 - The District should pursue government grants for affordable housing.

DLC OCP Official Community Plan Review
Agriculture and Economic Development Stakeholders Group
July 5, 2007

Peter Withers	Chamber of Commerce
Heather Murley	CDC
Robert Fine	EDC
Catherine Henderson	AAC
Roger Bailey	AAC
Russel Husch	BC Fruit Growers Association
Al Gatzke	
Richard Gibbons	Okanagan Centre Community Hall

Tax Base Alternatives

- **Tax Bases**
 - A broader tax base is required. Options may include;
 - Taking advantage of UBCO proximity
 - Cater to students needs for housing
 - Attract faculty and research with facilities
 - Attract UBCO affiliated high tech business
 - The film industry could create a large market
 - Other small agriculture related business (e.g. pie making, niche boutiques etc.)
 - All business types should be environmentally and community friendly.
 - DLC has the ability and potential to compete with Kelowna and Vernon.
 - Agriculture should be the dominant form of business in Lake Country.
- **Industrial**
 - Create a light industry park within Lake Country
 - More facilities for light industry are needed. Attract business for value added industry
 - Limit “ big smoke’ type industry
 - Have conditions and regulation in place prior to developing and increasing industrial presence.

Relationship to Kelowna

- **Community Enhancement**
 - Each of the communities in Lake Country needs to establish its own identity
 - Lake Country is going to change whether we like it or not, how we prepare for that is what will define the community.
- **Commercial**
 - “*Big Box*” commercial development must be addressed before it infiltrates the Lake Country market.
 - How can, or does it, fit into the DLC terms and regulations.
- **Main Street**

- The down town core and Main Street need to be developed so that it can ‘*mature*’ before the arrival or pressure of “*Big Box*” commercial.
- Main Street is the biggest opportunity to create a Lake Country identity.
 - Main Street and down town in an opportunity to show the combination of experiences that differentiate Lake Country from Kelowna.
- **Resources**
 - Boating and Camping are huge resources that attract tourist.
 - There are more opportunities for cottage development
 - Campgrounds are being lost. Need to reestablish camping in Lake Country
 - Resort development can bring a lot of negative impacts to the area. Need to prepare and plan for the positives and negatives.

Agriculture

- **Development**
 - Smart Growth principals should be applied to avoid sprawl and preserve the existing positive amenities
 - Mixtures of ALR and development areas are acceptable.
 - Development focus should be on the Town Centre, away from producing agricultural land.
 - Should other uses of ALR land be encouraged, while keeping the land as part of the ALR?
- **Agricultural Protection**
 - Protection of agricultural lands is a top priority
 - Poor producing lands will always under pressure for development and exclusion. These lands need to be protected.
 - A big picture approach to ALR and agricultural lands needs to be taken so that agricultural areas do not become severed from one another
 - Buffers needs to be maintained between agriculture and other uses.
 - Transitions between densities are also essential. Protect agriculture from high density areas.
 - The DLC needs to take a comprehensive / holistic approach to agriculture
- **Value Added**
 - What is the next level of agriculture?
 - Does experience and tourism play a role?
 - There is a need to keep the agriculture but add to its value.
 - E.g. add day spas to create a overall experience.

Pressure on Agriculture

- **Density**
 - Higher density developments are acceptable to use less land and protect the ALR / agricultural lands
 - Density bonuses for developers could encourage alternatives.
- **Growth**
 - There shouldn’t be a stop to development, do not institute the ‘urban growth’ boundary
 - The DLC must allow for intensive growth to protect agriculture

▪ **Protection**

- Don't allow road construction through ALR, this creates a division and intrusion
- Diversify development away from residential only.

Summary

Catherine Henderson: The tourism plan needs to be created to cover all of Lake Country

Peter Withers: Preservation of the "*image*" of agriculture is necessary. Bring the farmers together through an association. Decide what sort of agricultural community we are.

Russ Husch: Need to balance both agriculture and other uses to protect character. Let developers contribute ideas to how to protect agriculture

Bob Fine: Balance is needed
Value added for agriculture
Value added for small business too

Heather Murley: Development should incorporate greenspace

Alan Gatzke: Non traditional forms of agriculture
Intensify agriculture (restaurants)
New zone for ALR (2 zones)

Richard Gibbons: Protection of green space (incl ALR) to protect character
Try to guide development and growth

Roger Bailey: Move agriculture to a position where residential buyers understand they are in an agricultural community.
Farmers must come together

DLC OCP Official Community Plan Review
Parks / Recreation and Cultural Stakeholders Group
July 25, 2007

In Attendance;

Rod McDonald	L.C. Softball
Chuck Gallacher	Winfield Minor Hockey / Lake Country Minor Ball
Wendy Caban	L.C. Rotary
Sharon McCoubrey	Public Art Commission
Holly McNeil-Hay	L.C. Rotary
Emily Permes	Seniors
Susan Bauhart	OK Centre Sector Plan
Sheila Gunn	L.C. Parks and Recreation / Jack Seaton Park

Parks and Recreation Facilities

- **Facilities / Needs**
 - Arena
 - Discussions have begun to twin the arena
 - The current state is unacceptable. The current facility needs an upgrade to address safety issues.
 - Filling ice time in the day is the main problem. If other tenants could be attracted the upgrades could be funded and completed sooner.
 - Synergy / cohesion of user groups will make the project more financially feasible.
 - Current plans to upgrade the facility will eliminate one baseball diamond. Can this be compensated for?
 - Aquatic Centre
 - The aquatic centre has been a long standing issue with little support and / or research. There has been no past lobbying nor has there been a feasibility study.
 - Location
 - Multi use facilities need to be centrally located. All facilities cannot be placed in all Wards, competition should not be encouraged.
 - Interactive facilities
 - Other unorganized sports or health related activities are under-represented. (e.g. gardening opportunities, passive parks).
 - Teen Centre
 - There is a need for a teen centre. The logical place would be in the Town Centre.
 - Indoor facilities
 - Indoor facilities are needed for walking and other uses. Some place users can escape the winter cold and summer heat. (e.g. walking track similar to Capitol News Centre).

- Lake Access
 - Access to the lakes is deemed important.
 - More land should be purchased so that it will be available in the future. Parking needs to be accommodated as well.
 - The old packing site in Woodsdale should be acquired and designated park.
- Public camping
 - Camp site numbers are dwindling. The stakeholders identified a large need for more camping opportunities.
- **Groups**
 - Bureaucracy is slowing community organizations ability to spend their money
 - Rotary Club
 - The Rotary Club has funding but is having a difficult time spending it.
 - They want to transform the old Winfield Elementary into a Boys and Girls club / Art Centre.
 - Seniors
 - The seniors groups are very supportive of a swimming pool / aquatic centre,
 - Increased seniors programming is needed.
 - Seniors see much of the infrastructure as not accommodating them
 - Current Seniors centre is closed due to neighboring construction
 - Sidewalks are not available and roads are not walkable / safe.
- **Planning**
 - Community Recreation
 - There needs to be more DLC staff involved in recreation planning and programming.
 - Create interconnections with already existing successful groups rather than trying to start over.
- **DLC Staff response**
 - New developments are addressing what is being requested. The developers are meeting the requirements that they are being asked to.
 - DLC has been more concerned with acquiring trails / smaller parks in natural settings
 - Not playing fields, but open / green spaces
 - Current policy states that less than 2 acres parks will not be accepted as dedications. This needs to change so that smaller parks can be created within communities.
 - Dedication monies need to go towards establishing the numerous underdeveloped small parks.
 - Land is not the problem. The problem is using what they already have available.

Community Culture

- **Economics**
 - Arts and culture are a major economic contributor that are not readily acknowledged.
 - The Art walk is the biggest annual art show outside of the Lower Mainland
 - Currently sponsored by DLC and some corporate sponsors.
 - There is no organized labor force or group, it is mostly volunteer driven.
 - Lake Country needs an art gallery
 - There should be DCC's associated with art and culture to solidify it as an important part of the community.
 - There needs to be a mechanism to bring more attention and funding to the need for facilities, events and programming.
- **Community and Culture**
 - Art needs to be incorporated into a tourism action plan.
 - There is a need to better profile art and culture within the community
 - Amalgamate artisans into one place for a better profile, a place to come together and show their work (art gallery).
 - Art and culture need to be supported just as much as other areas of the community.
 - The OCP needs to define and show the importance of art and culture in the Lake Country.
 - Art and culture can be used as a means of tourism and community enhancement
 - Community Look and Feel.
 - There is an increased interest / demand in the look and feel of the community
 - There needs to be a downtown as a focal point for art and culture to grow around.
 - DP's need to be in place to control the look and feel
 - The community will build around the downtown so it is important to manage its development.
 - Public spaces and street scaping are important
 - There needs to be inviting open spaces, connected with parks and trails. Pedestrian friendly streets, a complete town square, and a community gateway.
 - Highway 97 needs to be addressed
 - Beautification, create a gateway, destination feel.

Trail Networks

- **Existing Trails**
 - There is a need to protect the integrity of the existing system so that future development will respect the existence of a trail 'network'

- “Walk around Lake Country” drew up a trail network, but there is no formal land dedication, therefore no enforcement.
 - Creekside Park Plan
 - How will the Provincial Riparian regulations impact this park development?
 - Does the Greenspace plan cover this park?
 - Trails should be separate from roadways
 - The current roadways lack sidewalks or wide shoulders and are not walkable.
- **Future Trails**
 - A Trails Master Plan / comprehensive trail plan is required. This is essential for proper development. A unified plan will amalgamate several developer plans and make future planning more efficient and effective.
 - Stakeholders feel that trail opportunities are being lost to pushy developers.
 - Covenants should be established for trail networks on undeveloped land and land in between future and existing developments
 - Trails should be looped or be destination trails
 - Main Street should incorporate recreation corridors
 - Wood Lake Recreation Corridor
 - Highway relocation could create a recreation corridor along the previous highway alignment.

Boat Launches and Marinas

- **Location and Need**
 - A boat launch area should be designated and pursued.
 - Stakeholder participants identified a strong need for more boat launches.
 - Currently there is no *legal* access to Wood Lake.
 - A marina would be preferred over several small docks.
 - Once the highway is relocated there will be an increased opportunity for boat launches / marinas.
- **Impact**
 - Fisheries need to examine the carrying capacity of the lake and the impact of current and increased boat use and docks.
 - Lack of parking is a major problem. Any new launches or marinas need to be accompanied by adequate parking.
 - Stakeholders expressed a concern that with increased development access to the lake fronts will be reduced.

Golf Courses

- **Use of Green space / Infrastructure**
 - Stakeholder consensus is that there is a need for more courses but not to use ALR land.

- Use of limited resources , infrastructure and land area are big concerns that need to be examined.
- Sprawl
 - Large areas that courses require (160 acres plus), spread communities further apart.
 - Housing within the golf communities do not address issues of affordability nor do they provide a mix of housing types
 - Stakeholders wonder if it is good planning to use ALR land for golf courses. It is their belief that ALR land should be protected.
- **Tourist vs. Local**
 - Need to examine the differences between a local course, tourist destination and a resort style course.
 - The Valley isn't necessarily operating at capacity, but there is a '*player*' demand for different courses to play.
 - There is a need to differentiate between the high-end course and others. The high end courses bring money to the community but do little to enhance the available public amenities.

DLC OCP Official Community Plan Review
Mayor and Council Visioning Session
July 10, 2007

Mayor and Council: Vision Statements

Council discussed their vision for the future of Lake Country; their comments included;

Country Character (General)

- Council wants to define and maintain the “*rural character*” of Lake Country. Creating an urban community in a rural setting.
- The Town Centre needs to be developed and contain all the necessary amenities to service the community including;
 - Retail and services
 - Employment opportunities
 - Recreation
 - Mixed use aspects
- The Town centre should be the hub of activity with a central square something that identifies Lake Country.
- Lake Country should become a place where people want to live for a life time, not just visit.
- Historical sites need to be preserved.
- There needs to be more community orientation, create one common community.
- Boundaries need to be addressed.

Growth, Housing and Development

- There needs to be a greater mix of housing types including smaller housing forms and lots. Create a cradle to grave community.
- Restrictions on development should be developed;
 - Limit to 4 story development
 - Eliminate steep slope development (+25%)
- There is a direct connection between growth and resource use (dependency and depletion). Growth should be monitored so that resources are not outstripped.

Economics and Agriculture

- Council wants to protect the agricultural land base creating a prosperous and diverse industry.
- Clean light industry is appropriate for Lake Country

Services and Infrastructure

- Initiatives should be pursued that will reduce the dependency on automobiles. (e.g. cluster housing, alternative transportation, work / home relationships).
- There is a need for more youth activity opportunities, a swimming pool, parks and boat launches.

- The highway needs to be addressed for upgrades and aesthetics.

Parks and Environment

- Sustainable principals need to be encouraged. (E.g. increased use of geothermal energy and a reduced dependency on auto travel.)
- There needs to be a comprehensively planned trail system
- Watersheds and natural amenities need to be protected.

Mayor and Council: Issues in Lake Country

Mayor and council identified these policy development directions;

Community Development

- There is a lack of a common vision for the community. Agricultural vs. residential vs. recreational tourism. Need to unify.

Growth, Housing and Development

- How can change be addressed within the community? There is a need for a communication link between the generations.
- Tourism expansion is ongoing, how will this impact the community?
- Development needs to continue, but can it be managed properly
- Waterfront property continues to increase in value reducing the availability of lake amenities.
- Guidelines are needed for building design and hillside development.
- How can Lake Country limit and manage the rate of growth?

Economics and Agriculture

- Orchards are transforming. What is their future?
- The DLC needs to be more proactive on “*business recruitment*”
- Need to define areas where “*light industry*” should occur.

Services and Infrastructure

- Need to resolve the wastewater treatment issue (system capacity).
- Highway 97 needs to be addressed (e.g. intersections, aesthetics, bypass)
- Urban services are being requested by many of the new residences, how will this impact Lake Country.
- How will the expansion of sewer service impact the rural character of the community?
- There needs to be regulations regarding existing septic systems

Mayor and Council: Policy Development

Mayor and council identified these issues;

Community Development

- The Town Centre design guidelines need to be improved (upgraded and updated)
- Policy developed needs to have strong community buy-in.
- Policy needs to be well articulated.
- The OCP needs to be fine tuned.

Growth, Housing and Development

- There needs to be an established direction for the supply of designated future development land.
- Urban areas need to be contained and the intensity needs to be controlled.
- Higher density development needs to be encouraged.
- There needs to be more “*starter*” single family homes for the younger demographic.
- Hillside development standards need to be established.
- The Town Centre needs to be the focus for high density residential growth.
- Lake Country needs more affordable and rental housing.

Economics and Agriculture

- Policy needs to be developed to create more jobs.

Services and Infrastructure

- Alternative energy and water sources need to be pursued.
- Water metering and methods of conservation should be instituted.

Parks and Environment

- Preservation of green spaces and environmentally sensitive areas needs to continue
- Policy needs to be developed to create parks and trails

Appendix A: Official Community Plan Review Survey



District of Lake Country Official Community Plan Review and Update
Official Community Plan Review Survey



District of Lake Country

Carr's Landing • Okanagan Centre • Oyama • Winfield

The District of Lake Country is starting the process of reviewing its Official Community Plan (OCP). To help us with the initial public input phase we are asking you to take a moment and fill out this survey. Your responses will provide us with your views on issues and changes that have occurred in Lake Country. Additional copies of the survey are available on the District website (www.lakecountry.bc.ca) or at the District Municipal Office. Please return the survey using the postage paid envelope or to the Municipal office, by **June __, 2007**.

**All responses are confidential. There is no need to disclose your name or address.
Please only submit one survey per household.**

Thank you!

Please choose the best possible answer from the selection provided. Select only one response unless instructed otherwise.

Indicate your response by circling () the letter associated with your chosen answer or by marking the box with the following (or).

1. Demographics

1. What ward do you reside in? (see attached map)
 - a. Winfield
 - b. Okanagan Centre
 - c. Oyama
 - d. Carrs Landing

2. Is this your primary residence?
 - a. Primary residence
 - b. Vacation home

3. How long have you lived in your current location
 - a. 0-2 years
 - b. 2-5 years
 - c. 6-10 years
 - d. 10+ years

4. Do you own or rent your home?
 - a. Own
 - b. Rent

5. What best describes your residence?
 - a. Single Family
 - b. Duplex / triplex
 - c. Apartment / suite
 - d. Mobile home
 - e. Townhouse
 - f. Retirement Home

6. How many people are there in your household?
- a. 1
 - b. 2
 - c. 3
 - d. 4
 - e. 5 or more
7. What age group are you (key respondent) in?
- a. Under 19
 - b. 19-25
 - c. 26-35
 - d. 36-45
 - e. 46-55
 - f. 56-65
 - g. 66-75
 - h. Over 76
8. Gender of key respondent
- a. Female
 - b. Male
9. Primary location of employment of **main** income generator
- a. District of Lake Country
 - b. Vernon
 - c. Kelowna
 - d. Regional District of Central Okanagan (rural areas)
 - e. North Okanagan Region (other than Vernon)
 - f. Other _____
10. Primary location of employment of **secondary** income generator
- a. District of Lake Country
 - b. Vernon
 - c. Kelowna
 - d. Regional District of Central Okanagan (rural areas)
 - e. North Okanagan Region (other than Vernon)
 - f. None
 - g. Other _____

2. OCP Progress

1. How familiar are you with the District of Lake Country's current Official Community Plan?
- a. Very Familiar
 - b. Somewhat familiar
 - c. Not at all
2. How familiar are you with the Neighbourhood Plan for your area?
- a. Very familiar
 - b. Somewhat familiar
 - c. Not at all

3. The current OCP outlines several development principals to maintain and strengthen the image of Lake Country as it grows. Prioritize these principals as to how they represent your image of Lake Country.

	High Priority	Medium Priority	Low Priority	Not a Priority	Don't Support	Don't Know
1. Create a managed growth pattern.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2. Maintain the rural character in all Lake Country communities.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3. Develop a vibrant downtown core and neighbourhood commercial areas.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4. Protect agricultural lands from subdivision and encroachment of urban uses.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5. Maintain the rural amenities that attract people to the area.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6. Provide a mix of housing types	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7. Provide opportunities for home based business.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8. Implement design guidelines that represent good urban design, form and character as applied to the following;						
a. Single family homes	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
b. Multi family homes	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
c. Commercial developments	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
d. Industrial developments	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
e. Town Centre	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
f. Highway 97 corridor	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9. Increase access points to waterfront for public use and parkland.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10. Continue to improve existing roadways and connector routes.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
11. Create new employment generators	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

3. Population Change and Residential Growth

1. In your opinion, which of these population, growth and housing initiatives are priorities?

	High Priority	Medium Priority	Low Priority	Not a Priority	Don't Support	Don't Know
1. The need for increased housing variety	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2. Need for affordable housing	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3. Continued maintenance of neighbourhood character	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4. Introducing more neighbourhood commercial (retail / service)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5. Encourage smaller lot sizes	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6. The need to control growth rate	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7. The need to limit growth to certain areas	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8. The need to control residential form and character with a design theme	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9. Minimizing impact of hillside development.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

2. In 2006 approximately 580 single family and multi family units and lots were created. 2007 seems to be at pace with 2006. The OCP designates enough land to accommodate 7435 future units over the next 20-30 years. This growth would add 15,000 people to the current population of 10,000 creating a community of 25,000. Do you think we are growing too fast?

a. Yes

b. No

3. The growth rate from 1996 through 2001 was 2.9%. From 2001 to 2006 the growth rate grew to 3.7%. District estimates use 3% per year growth as a standard to review future demands. What would you like to see as a future growth rate?
- a. No growth
 - b. Much lower than projected (1% - 100 people/year)
 - c. Somewhat lower than projected (2% - 200 people/year)
 - d. About the same (3% - 280 people/year)
 - e. Somewhat higher than projected (4% - 390 people/year)
 - f. Much higher than projected (5% - 480 people/year)
 - g. Don't know
4. How should growth be managed?
- a. Let the market forces of supply and demand control future growth.
 - b. Have the District control growth by imposing appropriate planning and development principals and zoning policies.
 - c. Have limited regulations to growth, monitoring success making adjustments as needed.
 - d. Other : _____
5. Where should new development and redevelopment occur;
- a. Mostly new neighbourhoods
 - b. Mostly existing neighbourhoods (new and redevelopment)
 - c. Mostly in the town centre and designated growth areas
 - d. Equally distributed.
 - e. Don't know

6. Housing within the District is currently made up of single family homes, many on large lots. There has been an increased market demand for a wider variety of housing types. Which types of housing would you like to see included in Lake Country over the next 5 – 20 years?

(Prioritize the table below)

	High Priority	Medium Priority	Low Priority	Not a Priority	Don't Support	Don't Know
1. Single Family Homes	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2. Secondary suites	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3. Dwelling units within accessory buildings	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4. Second dwellings on a lot (e.g. carriage homes)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5. Townhouses	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6. Recreational resort property	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7. Small apartment buildings (Condominiums and rentals)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8. Seniors housing	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9. Mobile home parks	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10. Mixed use – residential and commercial combinations	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
11. Social housing	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

7. How many stories should Council permit in multistory developments?
- a. Maximum 3
 - b. Maximum 4
 - c. Maximum 5
 - d. Maximum 6
 - e. More than 6
8. Should the District of Lake Country increase resources available for affordable housing and social housing through funding, land availability and other services?
- a. Yes
 - b. No
9. Affordable and social housing needs may increase as a community grows. How should Lake Country address these needs?
- a. Mandate the inclusion of affordable and social housing within all new developments.
 - b. Allow development in designated areas only.
 - c. Allow development subject to zoning (secondary suites).
 - d. Promote smaller lots and home sites.
 - e. Encourage market forces to dictate supply.

10. Do you feel there is a need for more rental units in the District of Lake Country?
 a. Yes b. No
11. The Okanagan Valley has been the recent site of numerous recreational resort developments. Should Lake Country encourage this type of growth in its communities?
 a. Yes
 b. No
 c. Yes, with limitations on area, size and location.

4. Commercial Land Uses

1. In your opinion, which of these commercial land use initiatives are priorities?

	High Priority	Medium Priority	Low Priority	Not a Priority	Don't Support	Don't Know
1. Continued development of the Town Centre and Main Street	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2. Include mixed use (commercial / residential) in Town Centre	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3. Continue home based business support	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4. Develop more highway commercial	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5. Attract more / variety of commercial to Lake Country	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6. Allow more neighbourhood convenience store / retail	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

2. Do you think that the DLC needs more commercial activity?

- a. Yes b. No

3. Would you support the inclusion of more diverse commercial types in Lake Country? Select from the list below;

	Support	Don't Support		Support	Don't Support
1. Grocery	<input type="checkbox"/>	<input type="checkbox"/>	2. Hardware	<input type="checkbox"/>	<input type="checkbox"/>
3. Sporting Goods	<input type="checkbox"/>	<input type="checkbox"/>	4. Personal Services	<input type="checkbox"/>	<input type="checkbox"/>
5. Furniture	<input type="checkbox"/>	<input type="checkbox"/>	6. Home Improvements	<input type="checkbox"/>	<input type="checkbox"/>
7. Automotive	<input type="checkbox"/>	<input type="checkbox"/>	8. Major Retail (e.g. Costco, Wal-Mart etc.)	<input type="checkbox"/>	<input type="checkbox"/>
9. Offices	<input type="checkbox"/>	<input type="checkbox"/>	10. Other	<input type="checkbox"/>	<input type="checkbox"/>

5. Industrial Land Use and Economic Development

1. In your opinion, which of these industrial land use and economic development initiatives are priorities?

	High Priority	Medium Priority	Low Priority	Not a Priority	Don't Support	Don't Know
1. Growing the Town Centre as an economic core	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2. Attracting new business	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3. Increasing industrial zoned areas	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4. Attracting value added businesses	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5. Beautification and revitalization of existing areas	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6. Promoting tourism / resort development	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7. Improved transportation	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8. Developing business incentives	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9. Encourage sustainable / 'green' industry	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10. Support and develop high tech / knowledge based industries	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
11. Support and develop traditional resource based industries	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
12. Support home based business / cottage industry	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
13. Other employment generators	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

2. Do you think that the DLC needs more industrial activity?

a. Yes

b. No

3. Do you think that tourism and resort development is a viable means of generator long term employment in Lake Country?

a. Yes

b. No

4. What form should industrial activity take?

a. Traditional resources extraction

b. High tech

c. Manufacturing

d. Other _____

6. Institutional and Schools

1. In your opinion, which of these institutional and school initiatives are priorities?

	High Priority	Medium Priority	Low Priority	Not a Priority	Don't Support	Don't Know
1. Develop more facilities for ;	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
a. Families	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
b. Children / Youth	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
c. Seniors	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2. Increase preservation of historical / cultural places and buildings	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3. Focus new facility development around a 'core' e.g. Main street	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4. Partner with schools to have joint use facilities.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5. Provide more recreational and cultural programming	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6. Organize more community events	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7. Provide a swimming pool / aquatic centre	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

2. In your opinion, are the institutional facilities and schools meeting your current and projected needs?

a. Yes

b. No

3. If some facilities are lacking, which ones need improvement? (**circle all that apply**)
- a. None
 - b. Schools
 - c. Children’s Facilities
 - d. Social Support Facilities
 - e. Seniors services
 - f. Youth Facilities
 - g. Arena
 - h. Recreational Facilities (Ice Rink, Pool etc.)
 - i. Library
 - j. Museum
 - k. Municipal Offices
 - l. Art Gallery

7. Agriculture

1. In your opinion, which of these agricultural initiatives are priorities?

	High Priority	Medium Priority	Low Priority	Not a Priority	Don't Support	Don't Know
1. Protect agricultural land	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2. Protect and enforce ALR boundaries	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3. Create buffers between agricultural and other land uses	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4. Review more land for possible exclusion from the ALR	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5. Diversify agricultural / Agri-tourism	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6. Improve water supply to agricultural lands	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7. Allow development on agriculturally designated lands that are deemed not suitable for agriculture.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8. Maintain and encourage agriculture as a key part of Lake Country’s culture and community.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

8. Open Space and the Environment

1. In your opinion, which of these open space and environmental initiatives are priorities?

	High Priority	Medium Priority	Low Priority	Not a Priority	Don't Support	Don't Know
1. Improve / protect air quality	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2. Improve / protect water quality	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3. Promote conservation of energy / water and land resources	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4. Promote conservation of views, natural settings and the lake	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5. Improve protection of environmentally sensitive areas	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6. Protect and enhance open space and parks	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7. Improve trail networks and bike paths / bike routes	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8. Tree protection	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9. Recycling services and education	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10. Increase public access to water front.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
11. Provide a major boat launch on;						
a. Okanagan Lake	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
b. Kalamalka Lake	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
c. Wood Lake	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
12. Provide a public marina and moorage on;						
a. Okanagan Lake	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
b. Kalamalka Lake	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
c. Wood Lake	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

2. Do you feel that your needs are being served by the amount and location of open space, green space and parks in Lake Country?
 - a. Yes
 - b. No
3. Would you consider higher density residential development in the interest of preserving open / green space?
 - a. Yes
 - b. No
4. Should the District have a planned approach for decreasing greenhouse gas emissions?
 - a. Yes
 - b. No
5. Should the District of Lake Country encourage development that is more energy efficient, sustainable and uses 'green' technology?
 - a. Yes - please provide examples _____
 - b. No

9. Services and Utilities

1. In <u>your</u> opinion, which of these service and utility initiatives are priorities?	High Priority	Medium Priority	Low Priority	Not a Priority	Don't Support	Don't Know
1. Improve sanitary sewer services (higher levels of treatment)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2. Continue to expand sanitary sewer service area	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3. Utilize reclaimed water for irrigation	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4. Allocate more water for domestic irrigation	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5. Allocate more water for agricultural irrigation	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6. Improve quality of water	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7. Allocate more water for future development	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8. Require water metering	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9. Improve water supply and services	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10. Encourage water conservation (through new development guidelines and user education)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
11. Improved fire protection services	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
12. Enhanced recycling service	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

10. Transportation

1. In <u>your</u> opinion, which of these transportation initiatives are priorities?	High Priority	Medium Priority	Low Priority	Not a Priority	Don't Support	Don't Know
1. Highway 97 bypass	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2. Traffic calming measures in certain neighbourhoods	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3. Expansion of public transit service	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4. New multi-use trails and corridors	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5. Enhancing existing network	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6. Maintain rural character of roads	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7. Bicycle lanes on major routes	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8. Wider road shoulders	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9. Road maintenance	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10. Accommodate all forms of transportation (bike, pedestrian)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
11. Improve / construct more transit shelters	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
12. Improve internal connectivity	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
13. Boulevard / roadway landscape treatments	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
14. Improve road signage	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
15. Construct more sidewalks	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
16. Provide more frequent public transit service	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
17. Provide a park and ride service	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

11. The Future of Lake Country

1. What should be the District of Lake Country's **top 5** issues to address over the next **5 – 10 years**?
Rank the top five issues from the list below.

- | | |
|----------|----------|
| 1. _____ | 4. _____ |
| 2. _____ | 5. _____ |
| 3. _____ | |

- | | |
|--|---|
| A. Centralized commercial Town Centre | B. Improvements to transportation infrastructure |
| C. Tourism / Resort development | D. Maintaining the character and atmosphere of Lake Country |
| E. Affordable housing | F. Protection of the foreshore and the lake |
| G. New economic development opportunities | H. Town Centre / Main Street development |
| I. New employment opportunities | J. Protect agricultural lands |
| K. Variety of housing types | L. Other _____ |
| M. Environmental protection / responsibility | |

Please use the space provided to answer the following short answer questions.

1. What is your vision for what Lake Country should look like in 5, 10 and 20 years?

2. What aspects of Lake Country should be maintained for the next 5, 10, 20 years and beyond?

3. What aspects of Lake Country need to be changed dramatically?

Thank you for taking the time to provide input into the future of your community. Please return the survey by using the enclosed paid postage envelope, or return the survey to the District Municipal Hall by **June __, 2007**

Appendix B: Official Community Plan Review Survey Summary of Responses



District of Lake Country Official Community Plan Review Survey

Summary of Responses

Sept. 2007

Section - 1.0 Demographics

1.1 What ward do you reside in?

41.4%	483	Winfield
20.3%	237	Student
15.9%	186	Oyama
14.7%	171	Okanagan Centre
7.7%	90	Carrs Landing

1.2 Is this your primary residence?

99.5%	923	Primary Residence
0.5%	5	Vacation Home

1.3 How long have you lived in your current location?

50.4%	465	10 + Years
18.5%	171	2-5 years
17.2%	159	6-10 years
13.8%	127	0-2 years
0.1%	1	not primary residence

1.4 Do you own or rent your home?

95.1%	880	Own
4.9%	45	Rent

1.5 What best describes your residence?

90.4%	837	Single Family
3.6%	33	Mobile Home
2.1%	19	Apartment / suite
1.9%	18	Retirement home
1.4%	13	Townhouse
0.6%	6	Duplex / Triplex

1.6 How many people are there in your household?

49.6%	459	2
16.3%	151	4
15.1%	140	3
10.5%	97	1

8.4%	78	5 or more
------	----	-----------

1.7 What age group are you (key respondent) in?

28.2%	262	46-55
25.1%	233	56-65
18.0%	167	36-45
16.3%	151	66-75
6.1%	57	Over 76
5.4%	50	26-35
1.0%	9	19-25

1.8 Gender of Key Respondent

52.8%	473	Female
47.2%	423	Male

1.9 Primary location of employment of main income generator

36.9%	335	Kelowna
22.9%	208	retired
21.0%	191	District of Lake Country
12.4%	113	Other:
5.0%	45	Vernon
1.3%	12	Regional District of Central Okanagan (rural areas)
0.4%	4	North Okanagan Region (other than Vernon)

1.10 Primary location of employment of secondary income generator

25.7%	218	Kelowna
24.3%	206	District of Lake Country
18.4%	156	None
17.6%	149	retired
9.0%	76	Other:
3.7%	31	Vernon
1.3%	11	Regional District of Central Okanagan (rural areas)
0.2%	2	North Okanagan Region (other than Vernon)

Section - 2.1

2.1 How familiar are you with the District of Lake Country's current Official Community Plan?

54.0%	497	Somewhat familiar
40.6%	374	Not at all
5.4%	50	Very Familiar

Section - 2.2

2.2. How familiar are you with the Neighborhood Plan for your area?

48.3%	443	Somewhat familiar
44.7%	410	Not at all
7.1%	65	Very Familiar

Section - 2.3 The current OP outlines several development principals to maintain and strengthen the image of Lake Country as it grows. Prioritize these principals as to how they represent your image of Lake Country;

2.3.1 Create a managed growth pattern.

69.9%	622	High priority
21.5%	191	Medium priority
4.0%	36	Low priority
2.2%	20	Don't know
1.2%	11	Don't support
1.1%	10	Not a priority

2.3.2 Maintain the rural character in all Lake Country communities

58.0%	517	High priority
28.3%	252	Medium priority
7.8%	70	Low priority
3.1%	28	Not a priority
1.7%	15	Don't support
1.1%	10	Don't know

2.3.3 Develop a vibrant downtown core and neighborhood commercial areas

40.2%	363	High priority
36.0%	325	Medium priority
15.8%	143	Low priority
4.3%	39	Not a priority
3.0%	27	Don't support
0.8%	7	Don't know

2.3.4 Protect agricultural lands from subdivision and encroachment of urban areas

60.1%	552	High priority
24.6%	226	Medium priority
9.3%	85	Low priority
2.6%	24	Not a priority
2.5%	23	Don't support
0.9%	8	Don't know

2.3.5 Maintain the rural amenities that attract people to the area

58.9%	537	High priority
26.8%	244	Medium priority
9.5%	87	Low priority
2.3%	21	Not a priority
1.4%	13	Don't support
1.1%	10	Don't know

2.3.6 Provide a mix of housing types

37.1%	339	Medium priority
36.7%	335	High priority
17.3%	158	Low priority
5.0%	46	Not a priority
3.1%	28	Don't support
0.9%	8	Don't know

2.3.7 Provide opportunities for home based business

36.1%	322	Medium Priority
28.6%	255	High Priority
20.9%	186	Low Priority
9.7%	86	Not A Priority
2.5%	22	Don't Support
2.2%	20	Don't Know

2.3.8 Implement design guidelines that represent good urban design, form and character as applied to the following; Single family homes

44.4%	404	High priority
33.2%	302	Medium priority
12.1%	110	Low priority
5.1%	46	Not a priority
3.8%	35	Don't support
1.4%	13	Don't know

2.3.9 Implement design guidelines that represent good urban design, form and character as applied to the following; Multi family homes

37.4%	334	High priority
34.9%	312	Medium priority
15.1%	135	Low priority
6.5%	58	Not a priority
4.9%	44	Don't support
1.2%	11	Don't know

2.3.10 Implement design guidelines that represent good urban design, form and character as applied to the following; Commercial developments

40.2%	355	High priority
33.3%	294	Medium priority
16.8%	148	Low priority
5.5%	49	Not a priority
3.2%	28	Don't support
1.0%	9	Don't know

2.3.11 Implement design guidelines that represent good urban design, form and character as applied to the following; Industrial developments

38.2%	340	High priority
28.6%	254	Medium priority
19.0%	169	Low priority
7.6%	68	Not a priority
5.1%	45	Don't support
1.5%	13	Don't know

2.3.12 Implement design guidelines that represent good urban design, form and character as applied to the following; Town Centre

52.5%	469	High priority
30.8%	275	Medium priority
10.2%	91	Low priority
3.9%	35	Not a priority
1.9%	17	Don't support
0.8%	7	Don't know

2.3.13 Implement design guidelines that represent good urban design, form and character as applied to the following; Highway 97 corridor

58.5%	524	High priority
25.3%	226	Medium priority
9.3%	83	Low priority
3.5%	31	Not a priority
1.8%	16	Don't support
1.7%	15	Don't know

2.3.14 Increase access points to waterfront for public use and parkland

58.5%	536	High priority
25.9%	237	Medium priority
9.5%	87	Low priority
2.9%	27	Not a priority
2.4%	22	Don't support
0.8%	7	Don't know

2.3.15 Continue to improve existing roadways and connector routes

65.6%	600	High priority
26.8%	245	Medium priority
5.6%	51	Low priority
1.5%	14	Not a priority
0.4%	4	Don't know
0.1%	1	Don't support

2.3.16 Create new employment generators

36.6%	334	Medium priority
31.2%	285	High priority
21.2%	194	Low priority
7.0%	64	Not a priority
2.8%	26	Don't support
1.1%	10	Don't know

Section - 3.1 In your opinion , which of these population, growth and housing initiatives are priorities?

3.1.1 The need for increased housing variety

38.2%	340	Medium priority
26.9%	240	High priority
22.0%	196	Low priority
8.9%	79	Not a priority
2.7%	24	Don't support
1.3%	12	Don't know

3.1.2 Need for affordable housing

46.3%	421	High priority
29.1%	265	Medium priority
14.5%	132	Low priority
7.0%	64	Not a priority
2.1%	19	Don't support
1.0%	9	Don't know

3.1.3 Continued maintenance of neighborhood character

54.7%	492	High priority
34.6%	311	Medium priority
8.2%	74	Low priority
1.3%	12	Not a priority
0.8%	7	Don't know
0.4%	4	Don't support

3.1.4 Introduce more neighborhood commercial (retail / service)

32.9%	299	Medium priority
30.7%	279	Low priority
14.9%	136	High priority
11.4%	104	Not a priority
9.0%	82	Don't support
1.1%	10	Don't know

3.1.5 Encourage smaller lot sizes

28.8%	263	Don't support
27.1%	247	Low priority
17.8%	162	Medium priority

15.8%	144	Not a priority
8.0%	73	High priority
2.5%	23	Don't know

3.1.6 The need to control growth

55.6%	505	High priority
23.7%	215	Medium priority
12.8%	116	Low priority
3.9%	35	Don't support
3.4%	31	Not a priority
0.7%	6	Don't know

3.1.7 The need to limit growth to certain areas

54.8%	502	High priority
25.0%	229	Medium priority
11.2%	103	Low priority
4.1%	38	Not a priority
3.5%	32	Don't support
1.3%	12	Don't know

3.1.8 The need to control residential form and character with a design theme

28.9%	264	Medium priority
25.5%	233	High priority
23.7%	217	Low priority
11.7%	107	Not a priority
7.7%	70	Don't support
2.5%	23	Don't know

3.1.9 Minimizing impact of hillside development

49.0%	452	High priority
26.2%	242	Medium priority
14.2%	131	Low priority
5.3%	49	Not a priority
3.1%	29	Don't support
2.1%	19	Don't know

Section - 3.2

3.2 2006 approximately 580 single family and multi family units and lots were created. 2007 seems to be at pace with 2006. The OCP designates enough land to accommodate 7435 future units over the next 20-30 years. This growth would add 15,000 people to the current population of 10,000 creating a community of 25,000. Do you think we are growing too fast?

53.0%	539	The community is growing too fast
45.0%	458	The current rate of development is acceptable
2.0%	20	The community is growing too slow

Section - 3.3

3.3 The growth rate from 1996 through 2001 was 2.9%. From 2001 to 2006 the growth rate grew to 3.7%. District estimates use 3% per year growth as a standard to review future demands. What would you like to see as a future growth rate?

39.2%	361	About the same (3% - 280 people / year)
28.8%	265	Somewhat lower than projected (2% - 200 people per / year)
16.7%	154	Much lower than projected (1% - 100 people / year)
6.4%	59	Somewhat higher than projected (4% - 390 people / year)
3.8%	35	Don't know
2.5%	23	Much higher than projected (5% - 480 people / year)
2.5%	23	No growth

Section - 3.4

3.4. How should growth be managed?

56.8%	511	Have the District control growth by imposing appropriate planning and development principals and zoning policies.
25.0%	225	Have limited regulations to growth, monitoring success making adjustments as needed.
14.3%	129	Let the market forces of supply and demand control future growth.
3.9%	35	Other:

Section - 3.5

3.5. Where should new development and redevelopment occur;

43.3%	393	Mostly in the town centre and designated growth areas
36.1%	327	Equally distributed.
7.9%	72	Mostly existing neighbourhoods (new and redevelopment)
7.1%	64	Don't know
5.6%	51	Mostly new neighbourhoods

Section - 3.6 Housing within the District is currently made up of single family homes, many on large lots. There has been an increased market demand for a wider variety of housing types. Which types of housing would you like to see included in Lake Country over

3.6.1 Single Family Homes

49.8%	434	High Priority
38.9%	339	Medium Priority
7.5%	65	Low Priority
1.8%	16	Not A priority
1.0%	9	Don't know
0.9%	8	Don't support

3.6.2 Secondary Suites

31.8%	278	Medium Priority
25.8%	225	Low Priority
22.8%	199	High Priority
9.7%	85	Not A Priority
8.0%	70	Don't Support
1.8%	16	Don't Know

3.6.3 Dwelling units with accessory buildings

26.7%	225	Low Priority
25.1%	211	Medium Priority
16.4%	138	Not A Priority
12.2%	103	High Priority
10.7%	90	Don't Support
8.9%	75	Don't Know

3.6.4 Secondary Dwellings on a lot (e.g. carriage homes)

25.7%	224	Low Priority
25.7%	224	Medium Priority
17.4%	152	High Priority
17.2%	150	Don't Support
12.2%	106	Not A Priority
1.8%	16	Don't Know

3.6.5 Townhouses

40.3%	353	Medium Priority
22.6%	198	High Priority
21.6%	189	Low Priority
8.5%	74	Not A Priority
5.6%	49	Don't Support
1.4%	12	Don't Know

3.6.6 Recreational resort property

29.3%	253	Low Priority
24.4%	211	Medium Priority
17.8%	154	Not A Priority
14.1%	122	Don't Support
12.5%	108	High Priority
1.9%	16	Don't Know

3.6.7 Small apartment buildings (condominiums and rentals)

32.8%	284	Medium Priority
23.8%	206	Low Priority
19.4%	168	High Priority
12.7%	110	Don't Support
10.3%	89	Not A Priority
1.2%	10	Don't Know

3.6.8 Seniors housing

43.4%	388	High Priority
36.2%	324	Medium Priority
13.4%	120	Low Priority
3.1%	28	Not A Priority
2.6%	23	Don't Support
1.3%	12	Don't Know

3.6.9 Mobile home parks

29.1%	255	Low Priority
21.9%	192	Don't Support
21.3%	187	Not A Priority
17.6%	154	Medium Priority
8.7%	76	High Priority
1.4%	12	Don't Know

3.6.10 Mixed use - residential and commercial combinations

29.6%	258	Medium Priority
25.3%	220	Low Priority
16.5%	144	High Priority
12.5%	109	Don't Support
12.3%	107	Not A Priority
3.8%	33	Don't Know

3.6.11 Social Housing

26.5%	233	Low Priority
25.5%	224	Medium Priority
15.0%	132	High Priority
14.3%	126	Not A Priority
14.1%	124	Don't Support
4.6%	40	Don't Know

Section - 3.7

3.7 How many stories should Council permit in multistory developments?

33.8%	301	Max 3
32.4%	288	Max 4
14.0%	125	Max 6
10.0%	89	More than 6
9.8%	87	Max 5

Section - 3.8

3.8 Should the District of Lake Country increase resources available for affordable housing and social housing through funding, land availability and other services?

60.6%	537	Yes
39.4%	349	No

Section - 3.9

3.9 Affordable and social housing needs may increase as a community grows. How should Lake Country address these needs?

35.4%	314	Mandate the inclusion of affordable and social housing within all new developments.
24.9%	221	Allow development in designated areas only.
18.1%	160	Allow development subject to zoning (secondary suites).
13.9%	123	Encourage market forces to dictate supply.
7.3%	65	Promote smaller lots and home sites.
0.3%	3	Do not address

Section - 3.10

3.10 Do you feel there is a need for more rental units in the District of Lake Country?

65.7%	582	Yes
34.3%	304	No

Section - 3.11

3.11 The Okanagan Valley has been the recent site of numerous recreational resort developments. Should Lake Country encourage this type of growth in its communities?

54.3%	500	Yes, with limitations on area, size and location.
30.4%	280	No
15.3%	141	Yes

Section - 4.1 In your opinion, which of these commercial land use initiatives are priorities?

Instructions Provided To Respondents

In your opinion, which of these commercial land use initiatives are priorities?

4.1.1 Continued development of the Town Centre and Main Street

65.6%	594	High Priority
23.8%	216	Medium Priority
6.5%	59	Low Priority
2.1%	19	Not a Priority
1.3%	12	Don't Support
0.7%	6	Don't Know

4.1.2 Include mixed use (commercial / residential) in Town Centre

35.1%	315	Medium Priority
34.0%	305	High Priority
18.5%	166	Low Priority
5.5%	49	Don't Support
5.2%	47	Not a Priority
1.7%	15	Don't Know

4.1.3 Continue home based business support

35.7%	319	Medium Priority
31.8%	284	High Priority
20.6%	184	Low Priority
6.9%	62	Not a Priority
3.7%	33	Don't Support
1.2%	11	Don't Know

4.1.4 Develop more highway commercial

32.1%	285	Medium Priority
29.3%	260	Low Priority
15.2%	135	High Priority
10.6%	94	Don't Support
10.2%	91	Not a Priority
2.6%	23	Don't Know

4.1.5 Attract more / variety of commercial to Lake Country

40.9%	366	Medium Priority
29.9%	267	High Priority
17.6%	157	Low Priority
6.4%	57	Not a Priority
3.9%	35	Don't Support
1.3%	12	Don't Know

4.1.6 Allow more neighbourhood convenience store / retail

35.0%	314	Medium Priority
27.4%	246	Low Priority
17.7%	159	High Priority
9.9%	89	Don't Support
8.6%	77	Not a Priority
1.3%	12	Don't Know

Section - 4.2

4.2 Do you think that the DLC needs more commercial activity?

65.6%	573	Yes
34.4%	301	No

Section - 4.3 Would you support the inclusion of more diverse commercial types in Lake Country? Select from the list below;

4.3.1 Grocery

63.2%	558	Support
36.8%	325	Don't Support

4.3.2 Hardware

74.0%	644	Support
26.0%	226	Don't Support

4.3.3 Sporting Goods

69.4%	597	Support
30.6%	263	Don't Support

4.3.4 Personal Services

83.3%	730	Support
16.7%	146	Don't Support

4.3.5 Furniture

52.6%	457	Support
47.4%	411	Don't Support

4.3.6 Home Improvements

72.5%	630	Support
27.5%	239	Don't Support

4.3.7 Automotive

52.7%	460	Support
47.3%	413	Don't Support

4.3.8 Major Retail (e.g. Costco , Wal-Mart etc.)

70.1%	632	Don't Support
29.9%	269	Support

4.3.9 Offices

80.2%	700	Support
19.8%	173	Don't Support

4.3.10 Other

86.0%	197	Support
14.0%	32	Don't Support

Section - 5.1 Industrial Land Use and Economic Development 1. In your opinion, which of these industrial land use and economic development initiatives are priorities?

Instructions Provided To Respondents

In your opinion, which of these industrial land use and economic development initiatives are priorities?

5.1.1 Growing the Town Centre as an economic core

60.0%	535	High Priority
27.0%	241	Medium Priority
8.4%	75	Low Priority
2.0%	18	Not a Priority
1.6%	14	Don't Support
0.9%	8	Don't Know

5.1.2 Attracting new business

41.5%	366	High Priority
38.4%	338	Medium Priority
13.4%	118	Low Priority
4.3%	38	Not a Priority
1.6%	14	Don't Support
0.8%	7	Don't Know

5.1.3 Increasing industrial zoned areas

31.4%	274	Low Priority
29.2%	255	Medium Priority
19.0%	166	High Priority
10.4%	91	Don't Support
8.4%	73	Not a Priority
1.7%	15	Don't Know

5.1.4 Attracting value added businesses

38.7%	333	Medium Priority
34.8%	300	High Priority
13.9%	120	Low Priority
5.3%	46	Don't Know
4.8%	41	Not a Priority
2.4%	21	Don't Support

5.1.5 Beautification and revitalization of existing areas

53.6%	472	High Priority
31.6%	278	Medium Priority
10.8%	95	Low Priority
2.6%	23	Not a Priority
0.8%	7	Don't Know
0.6%	5	Don't Support

5.1.6 Promoting tourism / resort development

31.8%	281	Medium Priority
30.2%	267	High Priority
22.5%	199	Low Priority
8.0%	71	Not a Priority
6.6%	58	Don't Support
1.0%	9	Don't Know

5.1.7 Improved transportation

50.3%	447	High Priority
30.9%	274	Medium Priority
13.0%	115	Low Priority
3.3%	29	Not a Priority
1.7%	15	Don't Support
0.9%	8	Don't Know

5.1.8 Developing business incentives

35.2%	306	Medium Priority
26.4%	229	High Priority
24.9%	216	Low Priority
7.0%	61	Not a Priority
5.1%	44	Don't Support
1.5%	13	Don't Know

5.1.9 Encourage sustainable / 'green' industry

53.2%	469	High Priority
31.0%	273	Medium Priority
10.0%	88	Low Priority
3.2%	28	Not a Priority
1.6%	14	Don't Support
1.0%	9	Don't Know

5.1.10 Support and develop high tech / knowledge based industries

39.0%	342	High Priority
33.7%	296	Medium Priority
17.7%	155	Low Priority
5.5%	48	Not a Priority
2.3%	20	Don't Support
1.9%	17	Don't Know

5.1.11 Support and develop traditional resource based industries

34.8%	305	Medium Priority
25.7%	225	Low Priority
22.1%	194	High Priority
7.8%	68	Not a Priority
6.6%	58	Don't Support
3.0%	26	Don't Know

5.1.12 Support home based business / cottage industry

38.1%	338	Medium Priority
33.1%	293	High Priority
18.2%	161	Low Priority
5.6%	50	Not a Priority
4.0%	35	Don't Support
1.0%	9	Don't Know

5.1.13 Other employment generators

35.3%	274	Medium Priority
19.6%	152	High Priority
18.7%	145	Low Priority
15.5%	120	Don't Know
7.7%	60	Not a Priority
3.2%	25	Don't Support

Section - 5.2

5.2 Do you think that the DLC needs more industrial activity?

56.4%	499	No
43.6%	386	Yes

Section - 5.3

5.3 Do you think that tourism and resort development is a viable means of generator long term employment in Lake Country?

58.3%	518	Yes
41.7%	370	No

Section - 5.4

5.4 What form should industrial activity take?

52.6%	440	High tech
24.0%	201	Manufacturing
13.0%	109	Traditional resources extraction
10.3%	86	Other:

Section - 6.1 Institutional and Schools - Which of these institutional and school initiatives are priorities

Instructions Provided To Respondents

In your opinion, which of these institutional and school initiatives are priorities?

6.1.1 Develop more facilities for Families

48.7%	526	High Priority
35.1%	379	Medium Priority
8.8%	95	Low Priority
3.6%	39	Don't know
2.9%	31	Not a Priority
1.0%	11	Don't support

6.1.2 Develop more facilities for Children / Youth

53.9%	586	High Priority
31.5%	342	Medium Priority
8.2%	89	Low Priority
3.0%	33	Don't know
2.6%	28	Not a Priority
0.8%	9	Don't support

6.1.3 Develop more facilities for Seniors

42.1%	450	High Priority
34.9%	373	Medium Priority
14.1%	151	Low Priority
3.8%	41	Not a Priority
3.6%	39	Don't know
1.5%	16	Don't support

6.1.4 Increase preservation of historical / cultural places and buildings

35.0%	389	High Priority
34.3%	381	Medium Priority
20.2%	224	Low Priority
6.1%	68	Not a Priority
2.4%	27	Don't know
2.0%	22	Don't support

6.1.5 Focus new facility development around a 'core' e.g. Main street

43.5%	489	High Priority
33.8%	380	Medium Priority
13.8%	155	Low Priority
4.4%	49	Not a Priority
3.0%	34	Don't know
1.6%	18	Don't support

6.1.6 Partner with schools to have joint use facilities.

46.4%	523	High Priority
35.5%	400	Medium Priority
9.8%	110	Low Priority
3.7%	42	Don't know
2.6%	29	Not a Priority
2.1%	24	Don't support

6.1.7 Provide more recreational and cultural programming

37.6%	422	Medium Priority
35.0%	393	High Priority
18.7%	210	Low Priority
4.6%	52	Not a Priority
2.6%	29	Don't know
1.5%	17	Don't support

6.1.8 Organize more community events

41.3%	465	Medium Priority
25.2%	284	Low Priority
23.0%	259	High Priority
6.6%	74	Not a Priority
2.6%	29	Don't know
1.2%	14	Don't support

6.1.9 Provide a swimming pool / aquatic centre

43.2%	490	High Priority
21.7%	246	Medium Priority
16.8%	191	Low Priority
8.5%	96	Don't support
8.1%	92	Not a Priority
1.8%	20	Don't know

Section - 6.2

6.2 In your opinion, are the institutional facilities and schools meeting your current and projected needs?

73.6%	797	Yes
26.4%	286	No

Section - 6.3

6.3 If some facilities are lacking, which ones need improvement? (circle all that apply)

18.9%	584	Recreational Facilities (ice rink, pool etc)
15.0%	463	Youth Facilities
10.9%	338	Arena
10.8%	334	Seniors services
10.1%	313	Children's Facilities
7.9%	244	Social Support Facilities
6.4%	197	Schools
5.5%	170	Library
4.7%	146	None
4.7%	145	Art Gallery
4.3%	132	Museum
0.9%	28	Municipal Offices

Section - 7.1 Agriculture - In your opinion, which of these agricultural initiatives are priorities?

7.1.1 Protect agricultural land

65.4%	592	High Priority
22.2%	201	Medium Priority
7.7%	70	Low Priority
2.1%	19	Not a Priority
1.3%	12	Don't Support
1.2%	11	Don't Know

7.1.2 Protect and enforce ALR boundaries

53.3%	476	High Priority
24.0%	214	Medium Priority
13.2%	118	Low Priority
3.8%	34	Don't Support
2.9%	26	Not a Priority
2.8%	25	Don't Know

7.1.3 Create buffers between agricultural and other land uses

44.5%	395	High Priority
30.3%	269	Medium Priority
14.3%	127	Low Priority
4.5%	40	Not a Priority
4.1%	36	Don't Know
2.3%	20	Don't Support

7.1.4 Review more land for possible exclusion from the ALR

24.5%	219	Medium Priority
21.6%	193	Low Priority
21.0%	188	Don't Support
20.4%	182	High Priority
9.3%	83	Not a Priority
3.2%	29	Don't Know

7.1.5 Diversify agricultural / Agri-tourism

38.5%	340	Medium Priority
30.2%	266	High Priority
16.9%	149	Low Priority

7.0%	62	Don't Know
4.9%	43	Not a Priority
2.5%	22	Don't Support

7.1.6 Improve water supply to agricultural lands

32.8%	290	Medium Priority
24.1%	213	High Priority
23.0%	203	Low Priority
10.5%	93	Don't Know
6.1%	54	Not a Priority
3.5%	31	Don't Support

7.1.7 Allow development on agriculturally designated lands that are deemed not suitable for agriculture.

36.3%	330	High Priority
28.5%	259	Medium Priority
14.8%	134	Low Priority
11.1%	101	Don't Support
6.6%	60	Not a Priority
2.6%	24	Don't Know

7.1.8 Maintain and encourage agriculture as a key part of Lake Country's culture and community.

66.8%	604	High Priority
21.5%	194	Medium Priority
8.0%	72	Low Priority
2.1%	19	Not a Priority
0.9%	8	Don't Support
0.8%	7	Don't Know

Section - 8.1 Open Space and the Environment - In your opinion, which of these open space and environmental initiatives are priorities?

8.1.1 Improve / protect air quality

74.0%	847	High Priority
17.8%	204	Medium Priority
5.1%	58	Low Priority
1.6%	18	Don't Know
1.5%	17	Not a Priority

0.1% 1 Don't Support

8.1.2 Improve / protect water quality

85.7% 985 High Priority
10.6% 122 Medium Priority
2.3% 27 Low Priority
0.8% 9 Don't Know
0.4% 5 Not a Priority
0.1% 1 Don't Support

8.1.3 Promote conservation of energy / water and land resources

73.2% 831 High Priority
20.2% 230 Medium Priority
4.1% 47 Low Priority
1.2% 14 Don't Know
1.1% 12 Not a Priority
0.2% 2 Don't Support

8.1.4 Promote conservation of views, natural settings and the lakes

76.5% 876 High Priority
17.4% 199 Medium Priority
3.5% 40 Low Priority
1.2% 14 Not a Priority
1.1% 13 Don't Know
0.3% 3 Don't Support

8.1.5 Improve protection of environmentally sensitive areas

69.9% 795 High Priority
21.4% 243 Medium Priority
5.5% 63 Low Priority
1.6% 18 Don't Know
1.2% 14 Not a Priority
0.4% 5 Don't Support

8.1.6 Protect and enhance open space and parks

68.6% 781 High Priority
23.4% 266 Medium Priority
5.0% 57 Low Priority
1.7% 19 Not a Priority
1.0% 11 Don't Know
0.4% 5 Don't Support

8.1.7 Improve trail networks and bike paths / bike routes

56.3%	642	High Priority
27.0%	308	Medium Priority
10.7%	122	Low Priority
3.9%	45	Not a Priority
1.1%	12	Don't Know
1.0%	11	Don't Support

8.1.8 Tree protection

56.5%	645	High Priority
27.9%	318	Medium Priority
10.2%	116	Low Priority
2.8%	32	Not a Priority
1.8%	20	Don't Know
0.9%	10	Don't Support

8.1.9 Recycling services and education

58.5%	668	High Priority
29.0%	331	Medium Priority
9.0%	103	Low Priority
1.9%	22	Not a Priority
1.1%	12	Don't Know
0.4%	5	Don't Support

8.1.10 Increase public access to water front.

53.6%	609	High Priority
26.7%	304	Medium Priority
12.8%	145	Low Priority
3.2%	36	Not a Priority
2.5%	28	Don't Support
1.3%	15	Don't Know

8.1.11 Provide a major boat launch on Okanagan Lake

35.3%	390	High Priority
21.5%	238	Medium Priority
20.3%	225	Low Priority
9.4%	104	Not a Priority
8.0%	89	Don't Support
5.4%	60	Don't Know

8.1.12 Provide a major boat launch on Kalamalka Lake

34.1%	376	High Priority
22.6%	249	Medium Priority
19.3%	213	Low Priority
9.8%	108	Not a Priority
8.5%	94	Don't Support
5.7%	63	Don't Know

8.1.13 Provide a major boat launch on Wood Lake

38.9%	434	High Priority
20.4%	228	Medium Priority
18.0%	201	Low Priority
8.8%	98	Don't Support
8.8%	98	Not a Priority
5.2%	58	Don't Know

8.1.14 Provide a public marina and moorage on Okanagan Lake

30.6%	340	High Priority
21.8%	242	Low Priority
18.5%	206	Medium Priority
11.6%	129	Don't Support
11.3%	125	Not a Priority
6.2%	69	Don't Know

8.1.15 Provide a public marina and moorage on Kalamalka Lake

26.6%	295	High Priority
22.7%	252	Low Priority
19.0%	211	Medium Priority
13.1%	145	Don't Support
12.4%	137	Not a Priority
6.2%	69	Don't Know

8.1.16 Provide a public marina and moorage on Wood Lake

27.2%	307	High Priority
21.3%	240	Low Priority
17.6%	199	Medium Priority
14.4%	163	Don't Support
13.3%	150	Not a Priority
6.2%	70	Don't Know

Section - 8.2

8.2 Do you feel that your needs are being served by the amount and location of open space, green space and parks in Lake Country?

74.2%	832	Yes
25.8%	289	No

Section - 8.3

8.3 Would you consider higher density residential development in the interest of preserving open / green space?

61.9%	695	Yes
38.1%	427	No

Section - 8.4

8.4 Should the District have a planned approach for decreasing greenhouse gas emissions?

84.0%	935	Yes
16.0%	178	No

Section - 8.5

8.5 Should the District of Lake Country encourage development that is more energy efficient, sustainable and uses 'green' technology?

42.2%	437	Yes
38.9%	403	Provide example:
18.8%	195	No

Section - 9.1 Services and Utilities - In your opinion, which of these service and utility initiatives are priorities?

9.1.1 Improve sanitary sewer services (higher levels of treatment)

43.6%	387	High Priority
32.8%	291	Medium Priority
10.9%	97	Low Priority
7.4%	66	Don't Know
3.4%	30	Not a Priority
1.8%	16	Don't Support

9.1.2 Continue to expand sanitary sewer service area

50.2%	452	High Priority
32.6%	294	Medium Priority
9.3%	84	Low Priority
3.8%	34	Not a Priority
2.4%	22	Don't Know
1.7%	15	Don't Support

9.1.3 Utilize reclaimed water for irrigation

61.6%	554	High Priority
26.6%	239	Medium Priority
6.3%	57	Low Priority
3.0%	27	Don't Know
1.4%	13	Don't Support
1.1%	10	Not a Priority

9.1.4 Allocate more water for domestic irrigation

32.2%	288	Medium Priority
29.7%	266	Low Priority
17.8%	159	High Priority
7.2%	64	Not a Priority
7.0%	63	Don't Know
6.1%	55	Don't Support

9.1.5 Allocate more water for agricultural irrigation

36.7%	328	Medium Priority
22.7%	203	High Priority
21.9%	196	Low Priority
9.7%	87	Don't Know
5.9%	53	Not a Priority
3.0%	27	Don't Support

9.1.6 Improve quality of water

65.9%	597	High Priority
20.2%	183	Medium Priority
7.1%	64	Low Priority
3.2%	29	Not a Priority
2.6%	24	Don't Know
1.0%	9	Don't Support

9.1.7 Allocate more water for future development

30.0%	267	High Priority
28.8%	257	Medium Priority
20.9%	186	Low Priority
9.1%	81	Don't Support
6.2%	55	Not a Priority
5.1%	45	Don't Know

9.1.8 Require water metering

25.9%	232	High Priority
20.1%	180	Low Priority
19.8%	178	Medium Priority
17.5%	157	Don't Support
11.9%	107	Not a Priority
4.8%	43	Don't Know

9.1.9 Improve water supply and services

43.3%	386	High Priority
31.7%	283	Medium Priority
13.2%	118	Low Priority
5.6%	50	Not a Priority
3.9%	35	Don't Know
2.2%	20	Don't Support

9.1.10 Encourage water conservation (through new development guidelines and user education)

60.4%	541	High Priority
25.7%	230	Medium Priority
8.5%	76	Low Priority
2.6%	23	Not a Priority
1.6%	14	Don't Support
1.3%	12	Don't Know

9.1.11 Improved fire protection services

39.6%	354	Medium Priority
36.7%	328	High Priority
13.2%	118	Low Priority
5.0%	45	Don't Know
4.1%	37	Not a Priority
1.3%	12	Don't Support

9.1.12 Enhanced recycling service

46.6%	423	High Priority
32.1%	291	Medium Priority
15.1%	137	Low Priority
3.5%	32	Not a Priority
1.8%	16	Don't Support
0.9%	8	Don't Know

Section - 10.0 Transportation - In your opinion, which of these transportation initiatives are priorities?

10.1.1 Highway 97 bypass

48.3%	424	High Priority
22.3%	196	Medium Priority
14.0%	123	Low Priority
6.9%	61	Not a Priority
4.8%	42	Don't Know
3.6%	32	Don't Support

10.1.2 Traffic calming measures in certain neighbourhoods

34.1%	300	Medium Priority
32.0%	282	High Priority
20.2%	178	Low Priority
6.3%	55	Not a Priority
5.0%	44	Don't Know
2.4%	21	Don't Support

10.1.3 Expansion of public transit service

44.7%	404	High Priority
30.3%	274	Medium Priority
15.5%	140	Low Priority
5.4%	49	Not a Priority
2.8%	25	Don't Know
1.3%	12	Don't Support

10.1.4 New multi-use trails and corridors

33.9%	303	Medium Priority
33.1%	296	High Priority
20.9%	187	Low Priority
7.8%	70	Not a Priority
2.6%	23	Don't Know
1.6%	14	Don't Support

10.1.5 Enhancing existing trail or road network

36.7%	326	Medium Priority
33.9%	301	High Priority
20.9%	186	Low Priority
4.9%	44	Not a Priority
2.5%	22	Don't Know
1.1%	10	Don't Support

10.1.6 Maintain rural character of roads

35.8%	319	High Priority
32.0%	285	Medium Priority
20.5%	183	Low Priority
6.1%	54	Not a Priority
3.8%	34	Don't Support
1.9%	17	Don't Know

10.1.7 Bicycle lanes on major routes

52.1%	471	High Priority
25.9%	234	Medium Priority
14.0%	127	Low Priority
5.0%	45	Not a Priority
2.2%	20	Don't Support
0.8%	7	Don't Know

10.1.8 Wider road shoulders

52.3%	468	High Priority
27.4%	245	Medium Priority
14.0%	125	Low Priority
4.0%	36	Not a Priority
1.2%	11	Don't Know
1.0%	9	Don't Support

10.1.9 Road maintenance

62.9%	564	High Priority
28.8%	258	Medium Priority
7.1%	64	Low Priority
0.8%	7	Not a Priority
0.3%	3	Don't Support
0.1%	1	Don't Know

10.1.10 Accommodate all forms of transportation (bike, pedestrian)

51.4%	464	High Priority
30.9%	279	Medium Priority
12.8%	116	Low Priority
3.0%	27	Not a Priority
1.1%	10	Don't Support
0.8%	7	Don't Know

10.1.11 Improve / construct more transit shelters

30.3%	269	Low Priority
29.6%	263	Medium Priority
21.8%	194	High Priority
9.8%	87	Not a Priority
5.4%	48	Don't Know
3.1%	28	Don't Support

10.1.12 Improve internal connectivity

34.5%	301	Medium Priority
23.4%	204	High Priority
22.7%	198	Low Priority
8.8%	77	Don't Know
8.7%	76	Not a Priority
1.8%	16	Don't Support

10.1.13 Boulevard / roadway landscape treatments

34.5%	305	Low Priority
28.3%	250	Medium Priority
18.9%	167	High Priority
11.8%	104	Not a Priority
4.0%	35	Don't Support
2.6%	23	Don't Know

10.1.14 Improve road signage

32.3%	288	Low Priority
29.3%	261	Medium Priority
20.5%	183	High Priority
14.1%	126	Not a Priority
2.2%	20	Don't Support
1.5%	13	Don't Know

10.1.15 Construct more sidewalks

33.7%	302	High Priority
28.4%	255	Medium Priority
25.5%	229	Low Priority
7.4%	66	Not a Priority
2.7%	24	Don't Support
2.3%	21	Don't Know

10.1.16 Provide more frequent public transit service

37.4%	336	High Priority
28.0%	252	Medium Priority
20.2%	182	Low Priority
7.6%	68	Not a Priority
4.6%	41	Don't Know
2.2%	20	Don't Support

10.1.17 Provide a park and ride service

37.0%	331	High Priority
23.9%	214	Low Priority
23.6%	211	Medium Priority
9.6%	86	Not a Priority
3.5%	31	Don't Know
2.5%	22	Don't Support

Section - 11.1 The Future of Lake Country

11.1 What should be the District of Lake Country's top 5 issues to address over the next 5 – 10 years? Rank the top five issues from the list below.

5.7%	307	C - Maintaining the character and atmosphere of Lake Country #1
3.8%	204	E - Protection of foreshore and the Lake #2
2.9%	155	A - Improvements to transportation infrastructure #1
2.8%	152	E - Protection of foreshore and the Lake #3
2.8%	151	I - Protect Agricultural lands #3
2.7%	148	C - Maintaining the character and atmosphere of Lake Country #2
2.7%	147	G - Town Centre / Main Street development #1
2.7%	144	L - Park and Recreation opportunities #5
2.6%	138	G - Town Centre / Main Street development #2
2.5%	135	D - Affordable housing #4
2.4%	128	K - Environmental protection / responsibility #4
2.2%	119	G - Town Centre / Main Street development #3
2.1%	115	L - Park and Recreation opportunities #4
2.1%	114	E - Protection of foreshore and the Lake #1
2.1%	114	K - Environmental protection / responsibility #3
1.9%	102	I - Protect Agricultural lands #4
1.9%	101	I - Protect Agricultural lands #2
1.9%	101	K - Environmental protection / responsibility #5
1.8%	99	D - Affordable housing #3
1.8%	99	K - Environmental protection / responsibility #1
1.8%	96	D - Affordable housing #2
1.8%	96	E - Protection of foreshore and the Lake #4
1.8%	95	H - New employment opportunities #5
1.7%	93	E - Protection of foreshore and the Lake #5
1.7%	91	G - Town Centre / Main Street development #4
1.6%	87	C - Maintaining the character and atmosphere of Lake Country #3
1.6%	86	D - Affordable housing #5
1.6%	86	K - Environmental protection / responsibility #2
1.6%	84	G - Town Centre / Main Street development #5
1.5%	83	D - Affordable housing #1
1.5%	80	B - Tourism / Resort development #4

1.5%	79	A - Improvements to transportation infrastructure #2
1.4%	78	J - Variety of housing types #5
1.4%	78	L - Park and Recreation opportunities #3
1.4%	77	A - Improvements to transportation infrastructure #5
1.4%	74	A - Improvements to transportation infrastructure #3
1.3%	72	C - Maintaining the character and atmosphere of Lake Country #4
1.3%	70	A - Improvements to transportation infrastructure #4
1.3%	70	C - Maintaining the character and atmosphere of Lake Country #5
1.3%	69	B - Tourism / Resort development #5
1.3%	69	I - Protect Agricultural lands #5
1.2%	67	H - New employment opportunities #4
1.2%	64	F - New Economic development opportunities #5
1.2%	64	M - Other #1
1.2%	63	B - Tourism / Resort development #2
1.1%	59	F - New Economic development opportunities #4
1.0%	56	J - Variety of housing types #3
0.9%	48	H - New employment opportunities #3
0.9%	48	I - Protect Agricultural lands #1
0.9%	48	J - Variety of housing types #4
0.9%	46	F - New Economic development opportunities #2
0.9%	46	F - New Economic development opportunities #3
0.8%	43	B - Tourism / Resort development #3
0.8%	41	L - Park and Recreation opportunities #2
0.6%	33	H - New employment opportunities #2
0.6%	32	J - Variety of housing types #2
0.6%	31	L - Park and Recreation opportunities #1
0.6%	30	B - Tourism / Resort development #1
0.4%	22	F - New Economic development opportunities #1
0.3%	16	J - Variety of housing types #1
0.2%	13	H - New employment opportunities #1
0.2%	13	M - Other #2
0.2%	12	M - Other #5
0.1%	8	M - Other #3
0.1%	6	M - Other #4
0.0%	2	D - Affordable housing #6
0.0%	2	E - Protection of foreshore and the Lake #6
0.0%	1	C - Maintaining the character and atmosphere of Lake Country #6
0.0%	1	H - New employment opportunities #6
0.0%	1	J - Variety of housing types #6
0.0%	1	M - Other #6

Appendix C: Official Community Plan Review Survey Short Answer Responses



Short Answer Question #1; Summary of Responses.

Question:

“What is your vision for what Lake Country should look like in 5, 10 and 20 years?”

Retain rural atmosphere as much as possible

20 years a semi rural community with many amenities in the town core

3% growth- quality housing, not much density

5 10 20, build re facilities, finish downtown core, attract professional/ high-tech industry

5 lake country on the map, 10 good agricultural base, 20 sustained town

5 replace pine trees and also form a solid core for the town so people do not have to drive anywhere to get what they need, create a bypass to make the city quieter, 20 taking full advantage of green energy

5 town centre in full swing, 10 population reaches 15 00 and steadies out,

5 year build marina with restaurants, 10 developed one area to account for all the entertainment, 20 maintain 90% waterfront for non development

5 year develop a bit more fill out but keep the same feel

5 year lake county should be a tourist destination

5 year protected water front, 10 still rural atmosphere, 20 not part of Kelowna

5 year roads and streets completed, 10 store and commercial completer, 20 complete and diversified town

5 year rural agricultural maintained

5 years - complete main street, more wineries ad golf courses, E side wood lake development started. 10

years - major tourist resort of each lake, Lake Stone partially complete. 20 years - high density housing downtown, mixed commercial residential

5 years a thriving community with many different multi cultural events, 10 years with large aging community seniors wont have to leave lake country, 20 lake country will be know from its famous agriculture

5 years about the same, 10 years expand the city centre, 20 years don't know

5 years complete the town centre including main street

5 years completion of town centre, 10 years become a tourist town, 20 year LC will have grown along with rest of the Okanagan

5 years improve sidewalks and town core, 10 years controlled development 20 years who knows

5 years maintain status quo, 10 have a developed town centre, 20 have greatest town in the province

5 years more developed centre with condos and new stores, 10 swimming pool, 20 a perfect mix of residential commercial and retail

5 years town centre will be complete

5 years, a place for families to live. 10 year a model of a family oriented community, 20 years a place that attracts residents

5 years, construction should slow down, water meters on every home, 10 years, pool rec centre. 20 years our community should be beautiful

a balance of urban residential agricultural commercial and industrial

a beautiful bedroom community that maintains the charm of a whit picket fence and perfectly trimmed lawn

a better town clean it up and get a new rink

a big community

a bigger city offering better tourism

a booming front near the water with shops and restaurants alike to support tourism and the community

a broad economically self sustaining modern community

a buzzing metropolis with sky scrapers

a charming community that maintains the beauty and uniqueness of Lake Country

a clean attractive community

a clean attractive town centre

a clean little town with better access and parking\

a clean productive town which people can be proud of, with reasonable priced housing

a community that everyone can enjoy with sustainable industry to support the town
a community that is tidy
a community with a mix of nice neighbor hoods wit a rural character
a community with clean air and beautiful views
a definite plan for developers to follow
a destination based resort community
a developed town centre with a commercial area
a diverse and vibrant community
a diverse and vibrant community where people want to call home and never leave
a division of Kelowna
a family centered community with access to trails and waterfront
a few more things to do
a friendly town to live and stay
a fully developed town centre and main street
a fully developed town centre with a variety of businesses
a gold mixture of commercial residential agriculture and tourism based industry
a good communities with all necessary amenities
a great place to live
a healthy growing community
a healthy mix of residential and agriculture
a lake country safe for all without a prison
a lake country that has maintained its essential character
a little more developed
a lower rate of growth and development
a mix of permanent residential recreation and multi family complexes
a more controlled development and a look much like it does today
a natural community with many amenities of a large town
a nice city with a better boat launch
a new shopping centre for the town and improvement of water and sewer services and quality
a nice place to live
a nice quiet area with no hwy running through
a nice small community that is clean and has character
a community that is rural agricultural with plenty of parks
a community where a person can walk to work and also to services
a community without a jail and a developed town centre
a part of Kelowna with more facilities
a peaceful diverse community
a place for all ages can dwell safely
a place were people can live without problems with money
a place where people want to live
a place where you can bike kayak and enjoy life care free
a plan would be a start
a pretty tourist destination community and a beautiful main street
a prison colony and mining town
a put together downtown core, affordable housing, a slower growth rate
a quaint community with a mix of orchards, stores and housing
a quiet city that doesn't look like Vancouver
a rural atmosphere with high density affordable housing on the main street
a rural bedroom community\
a rural country area with leisure and green spaces

a rural environmentally responsible community
a safe environment to raise a family in
a safe healthy environment for people of all ages
a semi rural area close to everything
a safe community where you can walk the streets at night
a small city with a vibrant main street
a small community that respects each other
a small community with a comfortable life
a small town atmosphere with centralized character
a small town based mainly on single family homes with maintained agricultural land
a small town/ city with great homes and shops
a smarter smaller town
a semi rural community with high-density housing in the core
a thriving community with a bustling downtown core, easy to get around via trails and greenways
a thriving community with built up town area aka town centre
a town centre with main street
a town
a town
a town which I can spend my monthly income in
a town with placed limits on development
a trimmed polished cleaned beautiful small town
a Vermont attitude, with organic farms and pristine lakes
a very clean still small town
a very developed town with movie theaters
a very slow growth rate
a viable community with new commercial growth for a small town and a back route to access all shops so you don't have to drive on the highway
a vibrant community that is self supporting, with adequate transportation, shopping and infrastructure
a vibrant community with wide variety of attractions
a vibrant downtown core with mixed housing
a vibrant downtown core with residential above commercial
a vibrant expanding community
a vibrant industrial area of value added business
a vibrant town centre catering to locals and tourists while keeping the rural character of lake country
a vibrant town centre with a mix of business and high density home up to 6 stories high
a vibrant town core with more high density housing in Winfield
a well developed city centre
a well maintained community with moderate growth
A well planned community with services to enhance it. open to growth but control it
a quaint community with just enough commercial to sustain itself
a quiet community that offers a natural and recreational facilities
about the same size but with lots of attractions
access to all lakes, pool, walking and bike trails
access to lake maintained for all
adequate access to new developments and improved sewers is a must
affordable housing
affordable, accessible to all
agricultural land maintaining the character
agricultural land preserved

Agricultural tourism with slow sustained growth, keep rural setting, tourism based seasonal business, no large developments, improve sporting resource
agriculture, recreation area with housing for all income levels
agriculture preserved and growth contained
allow developers in various outer areas
a lot bigger
amalgamate with Kelowna or Vernon
maintain agricultural character
ample green space centralized in the town centre, and a good amount of development and industry
an AGRU tourist destination
an area of natural beauty
an assortment of high-rises, row houses walled multi home , mobile homes, farm land, based on a vibrant empowered base
an efficiently developed city centre
an improved town centre
an inclusive community
an opportunity for tourism
an updated community with resorts marinas and great town centre
as is now
as it is
as small as it is now
attract business to help our tax base
attractive affordable safe places
attractive downtown area
avoid Kelowna hwy 97 disaster
ban new developments in green spaces
basically the same but make a pool and better lake access
be a autonomous community
be a bit bigger
beautiful clean lakes with lots of green areas
beautiful economy
beautiful peaceful safe community
because of current water situation development needs to be very taken care of
become a theme town and open opportunities for specialty shops
bedroom community with farms and no town centre or main street
bedroom community with limited industrial commercial base
bedroom community, resort/ tourism
bedroom community, support for commercial and home based business, downtown core that provides services, improve transit, viable agriculture
bedroom community to Kelowna
very similar to what it is now with small amount of growth
better
better
better
better bus routes that go down the lake
better bus system
better downtown more multi family homes, better planned growth
big a lot of houses
big city
big city
bigger and more places to shop

bigger connected to oyama
bigger better
biking walking paths along old hwy97 between Winfield and Oyama
bit bigger
boat launches and no more parking in front of it
boating community beaches are an attraction
business access roads for all roads that aren't busy
businesses along a main street, wood lake free of motor boats, presents of orchards, spacing of houses
busy
busy with better architecture
cant read
cant read
cant read
centralized downtown core complete with apartments greater than 6 stories
change not much
change the name of lake country and slow down developments
clean air and water
clean air water
clean and affordable clean town centre
clean and enjoyable places such as parks
clean and green much the same as it is today
clean attractive lake and land
clean landscaped, tourism resort development, maintain character, atmosphere, foreshore
clean up the sides of highway 97 and complete main street
clean up yards and roadways
clean, bigger and more jobs
clean, green
clean, user friendly lakeshore
Cleaner air and water, affordable housing, public transit and more retail
cleaner greener, but about the same
cleaner, greener
Cohesive town centre, Remain the same
community that offers great recreation facilities
community living in limited traffic and open development
community that has access to lakes
comparable to the present
complete the town centre main street
complete town centre
completed town centre, better traffic flow
completion of the town centre
concentrate on city core
comfortable friendly with clean water
Connect 2 shopping areas
construction of storm sewers
continue moderate growth
Continue to be a rural community
continue with a small town atmosphere
continue with a small town atmosphere
continued peaceful quiet character
continuous planned sustained growth

Control Growth

control growth so we can sustain the beauty

Control the incoming population

control water uses because of the particular desert like landscape

controlled development high density with green spaces, commuter transit between Kelowna and Vernon

controlled growth

controlled growth and development of town core and areas close to tower

Country and small town atmosphere. Wide open space clean water

country atmosphere with hi tech buildings in the core

Country estates, more golf courses,

country feel

country living with modern amenities

create a real town centre so residence don't have to drive to Vernon or Kelowna

create downtown with few motorized vehicles allowed

create more bike and walking trails and also create more social housing

definitive and attractive town centre in 10 year

Dense town centre, diversified economy, focus on agri tourism, improved transportation, high air / water quality

develop a character and atmosphere

develop a viable downtown core that houses residential and commercial all in the same buildings

develop connecting walking and biking paths

develop downtown keep the same aesthetics as now

develop the core and keep outer parts rural

developed with the theme in mind

development is inevitable so it should just be controlled in an appropriate manner

development has to slow down

developments geared towards everyone

DNE Big city

don't care

don't care we are moving away

don't develop and expand so fast

don't grow

don't strip all the trees from the land

downtown core with modern stores and restaurants

due to the position of LC it will always be a bedroom community to Kelowna and Vernon

Enough amenities to not have to go to Kelowna

enough water for the people who are already here

exactly the same as now

exactly the same as it is now

exactly the same it is now for population

existing neighbor hoods to remain the same, new developments to be created as planned, build multi family

homes in easy access areas

expand highway from Gatsby's to Turtle bay. Reclaim gravel pit areas

Extended bus route, town centre improvements, new street lights at busy intersections

face the facts that's it going to grow no what

fairly rural and easy to find way around

fairly the same

fewer mega houses and more commercial development

fewer monster homes, ALR quiet community,

filled with houses and populated

finish main street

finish the downtown core and commercial
Finished downtown core, more amenities, more policing, more teen activities, clean air / lake water, wood
lake board walk , boat launches
finish that stupid connection between the two malls
friendly community
follow same plan as Westbank
for more technologically advanced
form a strong economic and industrial centre
friendly and cozy
friendly environment, health and environment conscientious
fully complete town centre with a mix of business, more apartment townhouse complexes
good controlled sustainable growth with good drinking water
good honest government
good infrastructure and low income housing
good water all year of everyone
growth is important and I would like to see it to continue growing
great wonderful city
green nice not a lot of condos
green spaces kept green and the roads improved
greener
growing community with neighbor hoods and high-density housing near the core
growth of only 3-5 thousand keeping the small town feel for people who reside
growth plus diversification
have a better community
have a managed growth plan, keep the charm of living in DLC
have a new hockey arena
have its own feel of rural yet practical
have lots of access and trail to the lake
high density core and spread out communities around that
high density housing within preserved green space and around commercial
hiking trails and no over development
hillside plus hill top protection
hopefully we can maintain the character of lake country
hope that Winfield will one day inquire shops
hopefully a bit more developed
hopefully a low growth
hopefully about the same but with a few more condos
hopefully not like Vancouver
hopefully not many more housing areas
hopefully not overrun with houses
how it is now
hwy 97 bypass corridor, improvement in camping and such and mild development
hwy bypass underway and water cleanup
I am sure with what is happening it will be great
I don't know
I don't mind growth but would hate to see it like Kelowna
I don't want to change but I know it will
I hope it to still have the rural feeling it has now
I hope that development doesn't take over the rural atmosphere
I like lake country as a small community but I would like to see some added professional services
I would like to see areas with various lots sizes

I think lake country will look like a bigger town
I think we will be apart of Kelowna
I want sustained growth
I want to be able to sit on my deck at night and look at all the stars
I want to be assured the district will have enough water to sustain our growth
I would like to see Lake Country develop socially and environmentally
I would like to see an agricultural city
I would like to see controlled growth
I would like to see limited residential growth and increased industrial growth
I would like to see it look the same in ten years
I would like to see the downtown core grow with more retail variety stores
I would like too see more golf course and industrial areas
I would like lake country to maintain its rural atmosphere
I would like to be able to see the surrounding mountains
I would like to see a more clear lake country
I would like to see Carr's Landing road improved with proper walkways and lighting
I would like to see lake country keep its small country feel
I would like to see lake country stay smaller mostly rural community
I would like to see lake country stay the same
I would like to see sidewalks and bicycle lanes
I would love to see clean
id like to see lake country maintain its small town atmosphere and its green spaces
ideally the only change would be the town centre
if we keep growing like we do now it become a big mess
I'm leaving but join Kelowna and build another high school
improve agricultural land/ and improve tourism
improve and maintaining green space
improve highway, Town Centre, beautification, no more sandpits
improve lake access and developed bike paths and sidewalks
improve lake access, lodging, roads, social housing
improve lakeshore and roads
improve overtime but stay conservative
improve pools and lake access but do not bring in jails into the community
improve roads, no more gravel pits, small contained main street, no low income high density housing,
improve the downtown core and slow down growth
improve water and air quality and finish town centre
improved busing and bike paths, sewer upgrades, get rid of gravel pit, generate tourism to our town
improved roads, improved water quality, maintain agricultural lands
Improved town center - mixed use
improved town centre and hwy 97 improved
improved town centre, highway bypass and better access to shopping
improved transit system
improvements of water
in 10 years I would like to lake country to be a place where my kinds would want to bring up their kids
in 20 years lake country should be a city of its own
in 5 years become a desirable tourist destination
in 5 years the development will drop to 1.5% and in 18 years the population will double
incorporate wildlife better, affordable housing, sustainable development, Have lake country be a leader in sustainable green initiatives
increase density in town centre
increase the road appeal of the town so people want to stop on their way through

increase public green space
independent business centre and a good place to bring up families
inviting tourism while keeping the agricultural landscape
it certainly should maintain its rural feel
it will look much bigger and very nicer
it should be clean and energy efficient
it should be green with no more developments
it should still have small town feel
it should be a lovely community with no huge developments
it should be a town with little or no change
it should be bigger with a movie theater]
it should be more developed
it should feel and look like Mayberry
it should have the small town look, not like Kelowna or Vancouver
it should highlight its natural setting
it should like country opposed to a city
it should look like a controlled we developed community
it should stay small
it will be a large city and should have streets to back it up
its beautiful now and I would like it to stay the same
its going to be busy
its going to look like Vancouver
just like it is now
keep a small nice town\
keep a town like view
keep al industrial based companies away from residential
keep all the viable agricultural land and stop wasting water on non economic crops
keep at least some green space
keep commercial sector centralized, non agricultural land for residential, more lake access (wood and Kalamalka)
keep it a bedroom community
keep it a small town and improve water quality
keep it as a rural feel
keep it as neighbourhood friendly communities
keep it countrified
keep it neat and clean
keep it quaint
keep it rural
keep it rural
keep it small with improved access to our lakes
keep it the same as it is now
keep it the same way it is now in looks
keep its agricultural beauty
Keep natural beauty of hills lakes and agriculture. Limit growth to certain areas, preserve agricultural lands, improve town core.
keep natural states of the town lakes and rivers
keep rural atmosphere
keep slow grow and protect existing roads
keep small growth in the coming years
keep small town atmosphere, keep agriculture going, allow home based business, allow body shops
keep some beaches orchards historical houses as more development moves forward

keep the agricultural aspect of the community but improve the downtown core to accommodate necessities for a community
keep the agriculture and orchards
keep the rural character we have now
keep the small town atmosphere
keep the small town atmosphere
keep the small town values in mind
keep the agricultural land the way it is and keep the town small
keep the city with same atmosphere, and allow but control development
keep the friendly atmosphere of lake country and prevent walled in communities
keep the same
keep the small town atmosphere and preserve the agricultural land
keep the town as rural as possible and if we need to shop we have Kelowna
keeping the small town feel with a touch of uniqueness
kept as a small community
lake country is going to become crowded
lake country is going in the right direction with the plan for a specific town centre development
lake country must maintain the positive role model for other communities]
lake country needs to preserve and enhance its rural atmosphere
lake country needs to stay with a small town atmosphere and we also need a pool so children have somewhere to play so they don't have to go to Kelowna or Vernon
lake country should add more tourist accommodations
lake country should be a place where people want to live
lake country should be a small rural community mixed with agriculture and residential with a controlled developed downtown core
lake country should be a welcoming resort community not with huge walls separating everywhere and also the lake access needs to be improved for the whole public
lake country should eventually form into a town not a bedroom community of Kelowna or Vernon
lake country should have big box stores
lake country should like how it is now
lake country should look similar to what it is now
lake country should maintain the country feel and build a town centre so all services are here
lake country should not develop into residential buildings
lake country should remain a small bedroom community
lake country should remain the rural community that it is
lake country shouldn't look like a gravel pit we need more trees everywhere
lake country to be safe vibrant and well rounded
lake country would have a vibrant city centre with a high density core
lake country ill have a trendy downtown
lake front access
large quality control development with increased recreational amenities
LC should continue to maintain its rural character
LC will be a leader in green friendliness
leave it rural
leaving large buffer areas around preexisting homes
les traffic and less pollution
less large scale subdivisions and improvements to roads need to be made
less mining
less people stop building
lets choose to be more self sustaining
like it is now

like it is now
like it the way it is now
like it was 5 years ago
like it was 5 years ago
like Kelowna
like Kelowna
like to have a nice town centre with a mall
like to see an aquatics centre and support for supports for kids
like to see growth and introduction of restaurants and places to eat
like to see lake country maintain a small town feel
like to see slow controlled growth
like to see some growth within the town centre
like to stay more rural
like it does now
like it is now
like it is now
little change overall
look like a small community, but keep peace with what is happening environmentally
look like Kelowna, big with lots of commercial
look much the same
look the same
lots of condos, more seniors residences, more green spaces, more wineries, more golf course
lots of condos, people
lots of different stores for clothes and groceries shopping
lots of green spaces
lots of houses, lots of golf
lots of houses
lots of new houses and developments
lots of people and better cars
main downtown area
main street and town finished
main street development with lots of walking areas
main street finished with surrounding areas
main street needs to be finished
main street off hwy 97
Main street tourism centre, appealing town centre, green space
main street with shops and bistros
maintain a central area between towns
maintain a small community while improving services for the community
maintain a small town atmosphere
maintain country atmosphere, max 4 story buildings, limit housing/condo projects
maintain country feel
maintain country living aspect
maintain country setting, self sustained community, promote tourism, provide better lake access.
maintain country style of living not to many condos and high apartment buildings
maintain independence from Kelowna and should stay small with population of 15000
maintain its rural character
maintain minimal growth, subsidize farmers, improve lake access
maintain most of its present character
maintain quiet rural agricultural lifestyle

Maintain rural agricultural setting with seniors facilities and single family setting. stop major single family developments until adequate water supply can be addressed

Maintain rural character

maintain rural charm, limit growth

maintain rural outlook, gardening farming etc

maintain rural roots, allow affordable housing, not become a retirement community

maintain rural theme

maintain small town atmosphere

maintain the community feel

maintain the rural character and atmosphere

Maintain the atmosphere and the character of a small agricultural community

maintain the farming community atmosphere

maintain the parks and orchards

maintain the rural aspect, improve home based business opportunities

maintain the rural atmosphere

maintain the rural feel of 15 years ago

maintained housing, not over crowded

maintain lake country character

maintain agricultural land on ALR

maintain small country town feel

maintain present character- slow growth beauty town

maintain rural atmosphere

maintain rural character, pressure agriculture, adopt zoning and development bylaws

maintain rural character

maintain the natural beauty of lake country

maintain the community of each ward with support of community clubs

maintain the rural character of LC and also improve town core by building stores and a pool

maintain the rural character with as much green space as possible

maintain the small town feeling

make lake country look like it did 10 years ago

make sure lake country is preserved

make sure there is enough water and sewer to sustain the growing community

make the town centre look good and improve emergency services

manage the city in proper manner

many rural orchards and high-density housing in the town centre

metropolis like Kelowna

minimal growth

mixed development

moderate growth

moderate growth

moderate growth with all amenities considered

modern, easy and simple to transport

modest diverse growth

more affordable housing\

more affordable housing and encourage young families to move in

more apartments and townhouses

more available courses

more busy, it will look like Kelowna

more developed and populated

more developed but still many undeveloped spaces

more development and parks
more development in the downtown
more expensive, more youth facilities, younger population
more green
more green spaces
more high density housing, , safe walking throughout
more high rises
more houses and parks, movie theatre, mall, starbucks, Tim Horton's
more housing options\
more industrial to help with the taxes, more green spaces, and let shoppers stay in Winfield
more industrialized
more job opportunities increase in population
more lake access and better transportation
more like a city
more like Kelowna area
more like Kelowna
more like a village
more low income seniors housing
More modern, better roads, more playgrounds
more multi family developments
more public green space
more recreation and stores along with better stores
more recreational areas for children
more resorts and high density housing
more retail stores
more services stations to get vehicles fixed
more small independent green energy producers
more urbanized
More walking and biking paths, improved roads, more population in Winfield flatlands
mostly single family, more agri tourism
move seniors homes more into town so they can walk to all the stores
more development
more modernized and bigger
much like it is now a small town with bedroom communities
much like it is now but that OK Centre west road needs some help
much like it is now but with sidewalks
much like it is today but with concentrated pockets of residential, commercial and industrial growth
much like it is now but with more affordable housing
much the same as it is today
much the same but with safer roads
much the same with a small downtown
multifaceted community incorporating agricultural base with strong economy - technological component.
Light industry encouraged Tourism as a major force in the economy
must be careful where you put developments to make sure you have enough resources and there are too many municipal employees
my dream of lake country is much the way it is now but with extra quality control on water and air
my ideal town is to centralize the development and growth to the town centre
nice clean and pleasant with no jail
need more access to lakes
need to developed town centre so lake country doesn't become a bedroom community to Kelowna or Vernon

need to keep up to the town of Winfield's reputation
never a city, a small closely kept community
new school system
nice
nice
nice
nice place to live
nice rural area with good roads
nice to see lots of green space, lakeshores and to have clean water
nice town, nice beaches
no box stores
No further strip mining, control air, soil noise pollution. no skyscrapers
no gravel pits
no high density housing
no jail
no jail
No more development
no more development
no more development in the Okanagan centre
no more gravel pits
no more housing developments should be approved and adopt a sustainable plan
no more motels and clean up the commercial and downtown centre
no more gravel pits
no new developments more green space
no overbuilding
no prison
no strip malls, no high rises, keep the hills as is
normal growth as per community plan
not a polluted wasteland
Not an extension of Kelowna, maintain small town character
not change much
not expand states with one road
not much different
not much different from it is now
not over crowded and very green
not over developed with lots of parks
Not overpopulated, small town atmosphere, minimal congestion
not to become a suburb of Kelowna
not to become like Kelowna
not to build a jail near lake country
not to follow Kelowna with high rise but have nice views for everyone
not to get to large
not to grow to fast, and do best to keep the rural atmosphere
not to look like a housing complex like Glenmore
not to much change
not too many large buildings, lots of public areas
not too much different then it is now
oak bay Victoria, salt springs/ gulf island, whit rock
older grayer slower
open spaces and peaceful

orchards, vineyards among housing]
parks community oriented, recreation
peaceful community that is able to sustain our economic future
planned development with maintained park space
planned neighbourhood developments
plenty of hiking and walking trails that connect Oyama to Winfield
pool
pool that DLC doesn't pay for and also campgrounds
preserve the town centre development
pretty near what it is now but there is a need for more shopping in the downtown core
primarily small town surrounded by rural agriculture
probably the way it looked 10 20 years ago
protect our green space
protect the identity and character of lake country
protect the rural atmosphere
protect water, put motor boat restrictions
provide appropriate housing in the town centre
provide housing that will benefit the community
provide sidewalks gutters and curbs
quiet not over developed
Quiet rural area
quiet rural neighborhood with many amenities in the town core
quite, low profile, residential community
quiznos, blockbuster, dairy queen
remain a small village atmosphere
retain a rural agricultural atmosphere
regulate hillside development and main street upgrade
Relaxed ALR rules, 1% growth rate, smaller acreages, public boat launch on wood lake, paths around wood lake, road improvements.
Remain as is for as long as possible
remain independent of Kelowna
remain similar to today's standards
remain small architecturally, self contained, small town atmosphere
remain the same
residential and agricultural land used
residential commercial, restaurants, beautiful lots and parks
Resort community, airport facility support, high-end development
restricted growth and maintain atmosphere
retain current/ past rural character
retain its rural character
road thru Winfield with new shopping centers
rural
rural and green
rural atmosphere but more services for growing population
Rural but actively progressive
rural character, diverse housing types and must protect the lakes
rural charm, attractive quaint downtown area
rural feel to community with housing concentrated in areas
rural municipality, no large developments, boat launch on wood lake, more industrial land, low development, no amalgamation
rural residential orchard and farming

same as it is now
same
same
same
same as it does now
Same as it is now
same as Kelowna
same as now but a little bigger
same as now, no more houses
Sanitary sewer system, Look similar to today, no growth for growths sake
save some of own heritage buildings
scary, unless concrete truck movement on lodge road is controlled
see lake country retain is character and natural beauty
self sustaining rural community of choice
semi rural with improved bus system and also more affordable housing
sewage treatment improvements, maintain parks, clean
sewer and water expansion with focus on keeping it a small town
sewer expanded and affordable housing built
sewer to all area and better road maintenance
should be a clean environment with many people
should be green not filled with huge amounts of houses
should be joined with Kelowna and much bigger
should look exactly like it does now
should look like a small rural town
should allow low polluting and high-tech industry
should become somewhere the green spaces and attitude is preserved
should keep its rural look
should keep the small town feeling
should look like a utopian paradise
should look much better than today
should not be overrun with houses
should not become a bedroom community to Kelowna
should not look like an extension of Kelowna and should also be able to see the mountains around
sidewalks
sidewalks, bike lanes so residence can walk downtown, and eventually focus on hiking trails
similar to now, improve roads
similar to today with a small community atmosphere
similar to today with improved roads
similar to what is now but with some more agro tourism
similar to what its like today but more commercial
single family rural lifestyle
Lake Country should maintain its appeal with parks and forested areas
slow down multi family units such as condos and apartments, keep the small town feel
slow down the development and industry
slow growing
slow growth and more affordable housing
Slow growth that is sustainable and meets agricultural needs
slow residential growth and more commercial growth
SMALL COMMUNITY atmosphere and with development catering to tourists
small country town

small quiet community minded
small quiet neighborhood that is nice to hide away from the hustle and bustle of Kelowna
small rural community
small store
small town
small town appeal
small town atmosphere and big business
small town feel with amenities
small town feel with lots of green spaces
small town feel with many places to walk and bike
small town like it is now with a town centre
small town with a rural life style
small urban village adjacent to Kelowna and Vernon
small vibrant town, improve cultural area, power boat restrictions
smaller rural community more stores with basic stock
some lower income housing
somewhat like Summerland
Southern California
specialty shops, restaurants combined to create a resort like living
steady growth
standard growth city
stay a small agricultural community
stay a small and vibrant community
stay a small community
stay as it is now
stay as we are in 2007 and maintain the overall character and atmosphere
stay medium sized community
stay much the same except to get a few more amenities for residences
stay small control local traffic
Steady growth
steady growth with restrictions to land use
still a quiet town- organized but not frantic
still a rural community
still have trees
still beautiful
still everything we have now but with better transportation
still keep a tourism feel, moderate commercial to support the locals
still maintain the rural feel
still rural need more recreational facilities
still semi rural
still small clean
still the orchards and farms and our clear lakes will still be in lake country
stop building in Winfield
stop building new houses, don't integrate into Kelowna
stop development
stop too much growth and make the town feel like a resort
strong central commercial core
strip mall along hwy looks shabby
super
sustainable growth

sustained growth with some improvements
A downtown core that is vital and attractive
the demand for housing will demand a 5% growth per year on average
the district should develop the downtown core to allow business to create jobs in the community and also create industry in the city, also the district should build large houses near the downtown core to attract buyers to the community. also need to improve
the same
the same
the same as now
the same but with a huge pool
the same not more building
that we sustain a moderate growth pattern
the growth is necessary for the land mass
the hwy 97 corridor and main street needs to be developed
the is not such a beautiful place for dwelling between to cities
the lights at lodge and wood lake road
the main street should be completed
the major development should concentrate on the town core
the natural beauty should be restored and protected
the same
the same
the same
the same
the same as it is
the same as it is now
the same as it is now
the same as it is now
the same little development
the same with more housing
the town should grow but must be maintained to sustain the overall feel of the town
the town centre plan needs to get going
the way it is now just with new people
the way it is now, and also improve tourism to create jobs
Thriving downtown, affordable housing, town homes, condos, no less than 1/3 acres lots, public access to lakes,
to be a happy place
to keep it a small town and super friendly\
to look like one massive strip mall from the hwy while passing through
to looks the way the community wants it too
to maintain the rural feel but with more community facilities
to many houses built
to maintain its rural atmosphere\
to preserve the rural character that makes lake country unique
to protect the character of lake country
too many people to many changes
totally separate downtown core, single and multi family developments downtown
tourist attraction, same as present, no more gravel pit
town centre completed, improved roads and walkways, protect our drinking water
town centre developed with college town feel
town centre developed with high density housing
town centre vibrant with boulevards/ trees walkways near creek

town core developed with commercial space and also multi family apartments
town no larger then 25% over the next 2 years
trendy little town centre
try to keep it a sub community we enjoy the wildlife
try to maintain the rural agricultural feel
trying to keep our community as rural as possible
turn the new dump into a high class marina
unique agricultural, historical, cultural, rural residential, small welcoming community, green protected,
natural environment, healthy active community, clean lakes, air and land
unique quaint communities nestled among agricultural lands
upgrade all types of housing but maintain old image
use low key commercial
use the existing growth rate to develop responsibly
very similar to it is now but with a development main street
very slow continued growth over the next 20 years
very well developed
vibrant main core with some townhouses, while moving away from the core the setting becomes more
agricultural and beautiful
vibrant town core and integrated network of parks and trails
vision is slow growth and finishing of town centre
Visually appealing - much the same
want some growth but not to much so the town doesn't become a compact urban centre
way to many people and houses
we hope LC doesn't change dramatically
we look forward to attractive diversity of our community
we must protect the valley
we need clothing stores and campgrounds
we need to get more business
we should grow and develop just not at the same pace as Kelowna
welcome to new San Francisco
well control in development
well designed residential areas
well tended farms, integrated with pockets of urban dev, promote housing variety, include med density well
planned village commercial, promoting pedestrian travel, minimize sprawl, no gravel pits, maintain views
capes, enhanced transportation, better high
What is was 20 years ago. no gravel pits, promote tourism with commercial development. access to the
lakes
what it is now
what it looks like now
what it looks like right now
white rock, then west van, then a city
wide variety of houses and commercial property
Winfield will become Kelowna
with few changes a possible
with the future of increased population and diverse restaurants should be encouraged
without a jail and clean family oriented
would still like to see it quiet except downtown on main street

Short Answer Question #2 Summary of Responses.

Question:

“What aspects of Lake Country should be maintained for the next 5, 10, 20 years?”

community programs farmland
lakes, beaches trails and orchards
the agricultural diversity
the lakes and forestry
11
3-5% growth rate to offset cost of running municipality
5 water road, 10 water transport, 20 water + roads
a blend of agriculture and housing
a lower resident growth rate
a rural not crowded feel
a safe community to raise children and age in
a semi rural atmosphere, independence, a growing strong cultural influence
a town centre
access to beaches and parks
access to beaches, community activities, visibility to surrounding hills
access to foreshore
access to lake front and parks
access to lake, and lake front parks, lows of green and few traffic lights
access to lakefront for the general public
access to lakes and recreation
access to lakeshore
access to the lakes along with beautification of lakeshore
access to the lakes and parks
Access to the lakes, parks and green spaces
access to wood lake
accessibility to lakes and parks
add coffee shops and restaurants
agricultural land protection, maintain character and atmosphere of lake country
agriculture, lake quality
agricultural land
agriculture, recreation
agriculture land protected, lake access improved
agricultural
agricultural
agricultural
agricultural
agricultural and lake quality
agricultural and rural atmosphere
Agricultural and rural nature, emphasis on quality of life
agricultural areas
agricultural areas, small town business, single family large lots
agricultural aspect of DLC
agricultural atmosphere
Agricultural base protected where appropriate, water resources protected and enhanced, public
access to waterfront t required for all major developments.

agricultural base, rural culture, access to our lakes, stop allowing massive development
agricultural component, increased lake quality, reduce boating
agricultural flavor, natural beauty
agricultural land
agricultural land
agricultural land
agricultural land and rural setting
agricultural land maintained
agricultural land, forests and lakes, small town community feel
agricultural land, public parks, beaches
agricultural land, rural charm, and with small community familiarity
agricultural land, small town living
agricultural land, vineyards, orchards, and lakes should be protected
agricultural lands
agricultural lands and forested hills
agricultural lands need more protection
agricultural lands, lakeshore, schools
agricultural lands.
agricultural natural landscape
agricultural, lake/foreshore protection, ALR
agricultural/tourism aspects
agriculture
agriculture
agriculture
agriculture and recreation
agriculture and the rural aspect
agriculture land, parks and public access to the lakes
agriculture more organic farming
agriculture rural atmosphere
agriculture, access to lakes, and green space
agriculture, farms and orchards
agriculture, feeling of community, local shops, quiet neighbourhoods, forests
agriculture, green space, and country atmosphere. The lakes in the country need access
agriculture, mixed housing
agriculture, more rural surroundings, practical accessible
agriculture, rural status
agriculture, rural, community atmosphere
agriculture, small community feeling
agriculture, the lakes, downtown core strong
agriculture, water quality, air quality
agriculture, water green space
agriculture+ the beauty of the lakes and parks
agriculture+ tourism
agricultural aspects, access to lakefront, medium-large lots
agricultural land must be maintained
lake access should be maintained
lake front access
lakes and streams
all amenities along the hwy
all aspects that support tourism

all existing parks beaches trails and golf courses
all fruit growing lots
all of it
all the good ones
all the green
ALR
ALR
ALR and Rural areas protected
ALR lands
mature as possible
amount of housing
areas of viable, usable agricultural land
arena and facilities
as much of the rural aspect as possible
available services
baseball diamonds
beach access, orchards
beaches, parks, trails, no high rises in Oyama
Beasly park and clubhouse
beautiful and well maintained parks
beauty of lakes, every hillside, maintain farming, parks and water quality
beauty, small town feel
being in the country
better water, cheaper houses
Beasly park
double to triple rental housing
brighten up Winfield town centre
camp grounds
cant read
cant read
cant read
cant read
character of lake country, the accessibility, green spaces, parks, ALR land
Character and agriculture
children
classic rural lifestyle
clean and repair existing roadways\
clean business development and office space development
clean lakes
clean lakes and beach area
clean lakes and recreation
clean lakes with public access
clean lakes, agricultural lands, public lands should remain public
clean lakes, no partying in parks after 9
clean lakes, orchards, peace and quiet
Clean lakes, wooded areas
clean up the town
clean water
clean water supply
clean, crime free, and opportunities for education

close community
comfortable small town feel
community and parks upkeep
community country living
community events, good clean water drink + swim
community hall, fire protection, parks and green spaces
community public parks
community, events wildlife
controlled growth, allowance of land for animals
copper hill, stop developing
country atmosphere
country atmosphere, access to lakes financial responsible operating budget
country charm and open space
country feel, air business, tourism/resort, smaller town feel, low rise buildings
country lifestyle outside Kelowna
country living with small amounts of tourism
country setting
country/orchard setting
country rural setting
current aspects
definitely the arena
designation and protecting of parks, green belts, marshlands and rural areas
develop a unique vision for lake country
developed asset management program
development close to town centre
developments on the lake controlled so the rural character along the lakeshore is maintained
dirt biking
do not allow people to build on the hillside
do not build jail near community
don't be like Kelowna or Vernon
don't know
don't know
downtown core have a shopping centre theatre community pool and move rv park
east of railway is fine as today, Westside of railway is also doing fine
easy access services
easy access to water shore, green merchants, creative art community, still feels like a small town
elbow room, fresh water, lake access
encourage small business and also home based business
enforced respect for the lakes and beaches
entertainment
enviored, parks just don't cut it
environment
environmental aspects
environmental for certain
environment to remain the same
every bit of agricultural open space that is here now
everything
everything
everything
everything

everything should be maintained
excellent image based on outdoors, agriculture and art
family recreation, lakeside spaces, community park sites
farm land
farm land
farm land, clean lakes and parks
farming community, economic strength, maintain natural surroundings, main street in Winfield ,
Oyama isthmus area, minimize sprawl, smart growth principals,
farms and agriculture need to be encouraged
friendliness and business compassion for children, seniors, and keep prison out of lake country
flexible with dealing with developers and market
forests and lakeshore\
forests and lakeshores
freedom, space, lakeshore
Friendly community, tourism , farmers market, more arts, sports, control pollution,
friendly country community atmosphere
friendly small town image
garbage\
get rid of jail
grass, less houses
green spaces
green area
green areas
green grass parks
green space, parks, forests, agriculture
green space ALR
green space and access to lakeshore
green spaces and waterfronts
green spaces parks and etc
green spaces, road safety
green space, parks, public lake access, and agricultural land
growth should be maintained
help for seniors and young families
hill sides and lake frontage
hillsides, views of lake, orchards - development needs to be limited in this respect
hockey rink
hold onto agriculture
hold the farms and small companies
housing parks and commercial business
hotels that have been updated road ways, bike ways, walkways
housing
how small it is
Hwy 97
I don't know
I don't know
I would like to see our water fronts protected
improve pedestrian lake access
improve public lake access
improve roads
improve roads and agricultural lands
improve some lighting at night

improve the agriculture
Improve town centre, Continue green initiatives for clean air and water, rural life style
improve traffic
improved transportation
increase the water quality
install a toll both on Beaver lake road for traffic accessing Kelowna industrial park
integrity
it would be nice to see no change
its beauty and the open green and forested spaces
its natural beauty
its parks and forests
its quietness
its town ability
keeping the small town atmosphere as much as possible
keep a friendly community
keep ALR
keep clean
keep country atmosphere, a mix of industry/agriculture
keep country setting'
keep excellent community feel
keep green spaces green, protect orchards, small town atmosphere
keep it a small rural community
keep it a small town not a giant city
keep it beautiful
keep it clean\
keep it green
keep it looking good
keep it rural and friendly, local access to beaches/boating/recreation. conservation, jobs to keep you
from moving away
keep land in the ALR
keep land open
keep resort community
keep rural architecture
keep small
keep small, maintain farmers
keep the community a beautiful place
keep the government small
keep the population low
keep the rural aspect
keep the city clean
keep the country a town not a busy city
keep the rural feel
keep up the public lakes and parks
keeping the small town feel
keeping with the progress of lake country
kill the pine beetle
known for a nice green place
lack of overgrowing
lake
lake
lake access

lake access and beach front
lake access shore without dock
lake access,
lake access, parks
lake access
lake access and control of huge resorts
lake beach access, water conservation and quality
lake country should maintain a small community atmosphere
lake country should maintain its quality of life
lake country without a prison
lake country's over all feel
lake country's atmosphere
lake made green space
lake oriented recreation opportunities
lake shore access, green spaces and parks, agriculture and fruit industry
lake shores, parks, green spaces
lake, mountains, forest roads
lake, valley vies, orchards, beachfront
lakes
lakes
lakes
lakes
lakes and parks
lakes and parks
lakes and parks
lakes and parks well kept
lakes and trees
lakes, agriculture, small town feel
lakes, lake country mall
lakes, and open spaces
lakes, parks, forestry
lakes, bike parks, ski resorts, trails, resorts
lakes, forests
lakes, hills, trees and parks
lakes, lakefront, view, quaintness
Lakes, parks, roads
lakes, parks, school, arena
lakeshore smaller communities
lakeshore with limited development, maintain agricultural aspect,
lakeshore, parks
lakeshore, waterfront, rural and agricultural
lakeshore
lakeshore access, foreshore green space, agricultural
land taxes should be capped
landscape, wildlife, natural resource always growth should fit in with this
large lots, parks, jack Seaton park, orchards, keep a high school in Winfield
clean air
leave as is
less people
let lco contract the development

lifestyle and rural character of the community
lifestyle i.e. rural flavor
limit building around wood lake
limit growth so we don't become a suburb community with increased traffic
Limited growth to maintain views
lots more campgrounds
lots of stuff\
low density development
low density. agriculture, parks, open spaces
low- medium population density
maintain a family oriented community
maintain agricultural land
maintain and enhance restrictions of dogs in parks
maintain clean water
maintain community involvement
maintain country setting
maintain functional agricultural land
maintain green space parks and lakeshore
maintain its beauty
Maintain natural beauty
maintain OK CTR as quaint historical CTR. Improve road (OK CTR W
maintain orchards
maintain our agricultural land
maintain our beautiful views we love
maintain parklands
maintain roads schools and rural like atmosphere
maintain rural area, no large developments
maintain rural atmosphere
Maintain rural atmosphere,
Maintain rural atmosphere, improve trails and walking areas
maintain rural setting
Maintain scenic beauty, control air, water soil noise pollution, curtail entrepreneurial greed
Maintain small town atmosphere
maintain small town quaint community, green natural parks, beautiful surroundings
maintaining the current lot sizes
maintain agricultural rural flavor
maintain and prolong the agricultural land
maintain areas of orchards and agriculture
maintain our lakes
maintain parks, beaches , and orchards. Encourage AGRO tourism
maintain rural atmosphere
maintain rural setting, develop downtown core
make a successful municipality with many different recreation types
manage population, manage water supply, create business diversity
medium country setting
mixture of rural and urban housing
mixed residential along the lake
Moderate growth, tourism, farms, Oyama elementary school
moderate housing development
morals, values, community events

more cows
more green spaces such as parks, and natural settings
More parks and lakes
motocross trails
move ahead slowly don't grow too big too fast
natural beauty
natural environment rural character
natural features
natural forested hills
natural look, green space, quality of life
natural setting, roads improved, public access to lakes, parks improved
natural setting, small community feel, feeling of safety
nature resources and wildlife areas
natural character
natural sources, and mountain views
need more jobs
need more campgrounds
need town centre, economic development, road improvements
new hockey arena
nice lakes
no development on ALR land
no jail
no jail
no jail avoid green house gas
no more large subdivisions
no more subdivisions
no prison
no tourists keep small
Not a suburb, maintain rural character
not more than 3 story buildings and maintain lakefront
o really sure
orchards, fruit sales, the small community feeling
ok centre needs more amenities Tyndall rd needs to be paved
ok centre, the lake front
Okanagan lake shore at ok centre is one of the few lake shores which remain much as it was found
one large mall
open green fields
open park like spaces
open spaces
open to common sense development
orchards, lakes, parks
orchards , vineyards, open access to lakefront, rural roads, night sky
orchards and agriculture
orchards, lifestyle, clean lakes
orchards/ wineries
orchards
orchards
orchards
orchards wineries and lakefront
orchards, agriculture, clean lakes/ air, parks

Orchards, Forest
orchards, green space, pristine lakes
Organized efficient council
our forest and hockey teams
our green spaces
our lake front and access
our lakes, beaches, fishing, water
our orchards and large properties
our parks a youth attractions
our parks and beaches
our public lake front, and parks
our sense of community
our wonderful parks, a grand town centre, semi rural feeling, as many trees as we can afford, good
policing, bus system
outdoor things and nature in general
Oyama left rural
Oyama needs improvement
parks, beaches and recreation facilities
parkland, agriculture, lakeshore access
parks
parks
parks
parks
parks
parks and agricultural land
parks and beaches
parks and green space
parks and green spaces
parks and lakes
parks and lakeshore
parks and open spaces, rural
parks beaches
parks green spaces
parks,
parks, agricultural land
parks, community centre
parks, greenery, dog access in parks
parks, historical sites, museums
parks, lakefront
parks, lakes, boat launches
parks, libraries, museum, beaches
parks, natural habitats
parks, roads, tourism
parks, schools
parks, streams, lakes
parks, trails, green spaces
preserve the orchards
planned development
plant life, beautiful lakes and nice houses
please maintain the local community characters
Policing , security

population density and rural atmosphere
population growth, commercial industrial growth, more fire / policing
parks
parks and roads
parks and green spaces
Preservation of lakes, Agricultural base
preservation of rural aspects and the environment
Preserve natural beauty, Preserve lakes, views, agriculture and residential community
programs and facilities for children, youth and family
properties and land owner need to clean up their lots
protect agricultural land
protect farm lands, protect the lakes, keep community small and simple
protect land use and water use
protect the agricultural land
protect the foreshore and shoreline
protect the orchards and agri land
protect water front
protect water land and air, entertainment for youth
protecting wildlife habitats
protection of agricultural land
protection of lakeshore
protection of the natural beauty
protection of lakes and water quality
public access to the lakeshore
public access to OK centre beaches
public access to water, playing fields and parks
public beaches, water access, green space, community theatre, parks
public parks, arenas, pools and trails, recreation areas and access to lakes
public trail areas
quaint
quiet living safe community
Quiet rural area
quiet village type setting
remain an agricultural community
reasonable development, preserve agricultural land
recreation parks, w/pool and water play area
recreation- small town feel that still has a good infrastructure
residential growth, like to see bigger lots, I do not like the huge homes on the tiny lots
Residential over industrial
resort recreational town
resort/ vacation, agriculture and winery
restrict development
restrict growth to protect lakes
restrict resorts developments, easy access to green spaces
retain it rural character
retain the country feel
road maintenance
roads
roads
roads and buildings

roads roads roads
roads, housing, growth
roads, lakes
roads, parks, creation
roads, parks, tourism
roads, sidewalks, water and beaches
roads, trails, lake access
roads, water quality, agriculture, parks, nature, rural quality, character of orchards, open spaces
roads, water, clean air
roadway maintenance, parks again scattered growth
road
rural
rural
Rural agricultural feel, support agri tourism
rural agricultural setting
rural agricultural/ lake water quality
rural agriculture, protect lakes from resorts
rural and parks, water quality
rural and quasi rural living
rural appeal
Rural Aspect
rural aspect
rural aspect
rural aspect which means keep our orchards and agricultural land
rural atmosphere
rural atmosphere
rural atmosphere
rural atmosphere
rural atmosphere
rural atmosphere
rural atmosphere
rural atmosphere and quality of lakes
rural atmosphere, agricultural base
rural bedroom community feel
rural character
Rural Character
rural character
rural character
rural character
rural character
rural character- agricultural agritown
Rural character, affordability, community mindedness. pride, volunteer base
rural character, landscape
rural character, small community feel
rural community
rural community living with high density neighbourhoods
rural community orchards farms etc, slow down the growth
rural community with good services+ commercial access for the young and old
rural community, no boats on drinking water
rural farming image along side urban type building

rural feel
rural feel, and agricultural pockets
rural if possible, public access to water
rural lifestyle
rural lifestyle
rural look with planned growth
rural low density areas
rural natural, protection of watersheds and lakes
rural nature
rural nature
rural nature of community
rural nature of out lying areas
rural nature, public access
Rural nature/ few homes on producing farm land
rural nature and air quality
rural quality
rural semi rural living
rural setting
rural setting of homes
rural setting, clean lakes rivers, sewers and water hookups
rural setting, farming, attract large manufacturing companies, keep industry in current area, limit mobile home parks
rural setting, lake access, visitor amenities
rural-friendly-safe
rural, agricultural, small town feel, peaceful
rural, and agricultural character
rural, lots of greens space, controlled growth, pressure agricultural aspect
rural/agricultural/natural
safe community
safe for marine
safe place to live
same
same as aspects as today
same as number one
save all properties and green spaces
save the lakes from big developments
scenic hillsides protection of wildlife
schooling
schools, boys and girls club, library and seniors centre
schools, pools roads
see previous answer
see question 1
see questions 1 and 3
see question one
semi rural atmosphere
semi rural, lake access
senior citizen centers
sense of rural atmosphere
separate commercial zones, keep rural atmosphere
sewer we cannot continue to grow without a proper sewer system
sewers to new residential areas

should be attractive
single family dwellings, rural nature
slow and steady growth
slow controlled growth
slow growth in rural areas
slow, social community
slower Rome was not built in 10 years
small business downtown
small community
small community
small community
small community lifestyle
small community profile is great
small community separate from Kelowna
small home town feeling
small town appeal, access to lakes and beaches
small town atmosphere
small town atmosphere
small town atmosphere
small town atmosphere
small town atmosphere
small town atmosphere
small town atmosphere
small town atmosphere and cleanliness
small town atmosphere- rural areas, green spaces, parks, ball fields, a place where tourists and residences can relax and enjoy life
Small town atmosphere, pockets of orchards
small town atmosphere, views, and camping
small town charm, no high buildings
small town community no big box stores and more residential development
small town environment
small town feel
small town feel
small town feel
small town feel
small town feel
small town feel and community closeness
small town feel focusing on lake accessibility
small town feel near 2 smalls lakes
small town feel, farm land, low crime
small town feel, limited development on the water front
small town feeling
small town flavor
small town friendliness, beautiful lakes, parks and beaches
small town look and atmosphere
small town rural area
small town scenic rural lifestyle
small town/ rural atmosphere
smaller town atmosphere, protect lakes and environment
small town atmosphere

semi rural with a slow pace of life
some free open land
stay separate from Kelowna improve the maintenance
stop throwing garbage on our door step
strong sense of community
support farming community and increase recreational sites. Support low cost housing sites - mobile
home parks
support for seniors
support resort construction
the agricultural base
the agricultural mix of this community
the lakes
the lakes must be protected
the lake our green spaces, STOP BUILDING HOUSES
the beautiful vibrant trails
the beauty of the orchards and land that homes sit on
the character of the 4 separate areas
the community atmosphere
the country atmosphere
the beaches
the great lakes
the greenness of it
the lake entrances
the lake needs to be looked after
the natural beauty
the open spaces
the parks and beaches
the parks and water areas
the parks beaches and lakes
the pleasant feel
the population is high enough
the quiet areas the air quality
the rural atmosphere
the rural agricultural feel
the rural agricultural feel
the rural aspect
the rural atmosphere
the rural character
the rural communities should keep their rural appeal
the sense of beauty
the schools, the jobs we have now
the space, soccer fields, beach\
the way it is now
the whole feel
the wonderful sense of community
the work on the country
The agricultural character
the agricultural and residential mix
the natural beauty
the aspect of country living
the characteristics that make up lake country should remain as they are

the city
the community
the community spirit
the country rural atmosphere should be maintained
the country style aspect
the creek, seniors citizen centre
the downtown town centre needs to be finished
the environment
the existing neighbourhoods and the parks
the feel of the community
the feeling of community
the foreshore of the lakes should be protected
the good lakes and access
the growth of the community need to be controlled so lake country does not lose its identity
the great facilities
the green space that has already been designated
the growth of lake country
the laidback quaint country atmosphere
the lake
the lake and beaches
the lake area
the lake, vegetation of small community
the lakes
the lakes
the lakes and forestry areas
the lakes parks etc
the lakes the forest nature and senior and youth facilities, hwy is to speedy
the lakes the views
the lakeshore
the level community feeling
the mountain and lake views
the new integrity of ok lake foreshore, control of growth
the old neighbourhood character of Okanagan centre
the open country side feel
the open parks and green spaces
the open space
The orchards
the orchards vineyards and parks
the parks
the parks and beaches
the parks and beaches
the parks and the lakeshore preserving
the parks, beaches, lakes etc
the roads
the rural appeal
the rural aspect
the rural aspect of the community with no jail and clean drinking water
the rural atmosphere
the rural atmosphere
the rural atmosphere

the rural atmosphere should be maintained
the rural atmosphere
the rural beauty of the area with orchards and agriculture
the rural character
the rural feel of our community. too much usable agricultural land is being developed
the rural feel of the town
the school, the hillsides the orchards
the small town atmosphere
the small town rural character
the small town feel that was here 20 years ago
the strong rural character provided by the agricultural lands
the tight knit community, hold community events to hold us together\
the town itself, the rural areas/ALR parks and the heritage parks as well
the town should be more or less left as is
the waterfront and roads
the woods
there is a spirit of community that can be maintained as long as we are careful
to be able to go to a lake and enjoy
Tourism
tourism_ agricultural+ recreation
tourism, agriculture, slow growth
tourism, lakes and parks
Town Centre, no subdivision of ALR
transportations, housing, merchants, lake front
trees
try to keep rural
try to keep the small town atmosphere
try to keep the rural setting with planned expansion
try to maintain the rural quality
try to maintain the rural environment
unique character combination with rural and residential
unobstructed views, pristine waters/ green spaces
rural community atmosphere
viable township
views town atmosphere
views, quietness, small town charm
WATER
water
water access
water air roads
water conservation
water front, beaches, orchards, roads and school
water pressure, quality, abundance
water quality
water quality, parks, fire dept, police, waterfront, agriculture, public recreation, garbage and recycling
water supply is a concern
water supply, air quality
water trees and mountains
water, parks, roads, senior centers, rec centers
water, space, goods/roads, rail travel, limited development, town centre upgrade

water/ shoreline, hillside texture, historic background
waterfront, more public ownership on woods lake
we need to expand but need to preserve our natural surroundings
we need to honor our farmers, help them by better traffic flow for their use
we should maintain the smallness character of law country
wildlife needs, sustained agriculture, affordable housing, mix of low income housing types
wineries, orchards, parks and lake access
wood lake is getting to much
youth groups, environmental, activities

Short Answer Question #3 Summary of Responses.

Question:

“What aspects of Lake Country need to be changed drastically?”

the over abundance of highly paid municipal employees
roads, sidewalks, and commercial spaces
need more shops, restaurants, etc
nothing much
rate of development must be slowed
of regulations
4 lane Highway 97 on wood lake
4 plexes should be forced to be on sewer system, reduce the number of building permits
4 way by gas depot
a big super store
a bypass around the main town centre
a clean up week
a few more cautious approaches to development
a highway bypass
a highway bypass
a slow down of development
a youth centre, swimming pool, rec centre
access in and out of the Clearwater subdivision
access to boat launches, and associated parking - all lakes,
access to Clearwater estates, more sidewalks, light lodge hwy 97
Access to lakes for residents and tourists
access to regular bus service
access to school on Sherman drive
access to shopping and amenities
access to the lakes and improved trails
Access to the lakes, improve highway
access to water front, swimming dock at wood lake
access to wood lake, town centre and boat launch
architecture
activities
advanced turn light of Beaver rd, and road access to hwy 97
add boat launches
add CNC type facility with pool
add town centre
administrator, its time for a change
affordable housing
affordable housing and different types of housing
affordable housing
affordable housing needs to change drastically
Affordable housing, attract younger families
agricultural pesticides and extreme water use
Albertans on the lake
all green spaces kept on hillside, Hwy 97 corridor
all of the development
allow multi family dwelling

allowing large developments such as the lakes
allowing private docks extending into lakes
allowing random patches of development
alternative way through town
amount of garbage on streets
amount of garbage, buses
appearance of the centre
Apply building theme
Arena
arena, beaches, boat launches, roads
arena, more work opportunities
as we grow development is necessary
be careful when planning
beach clean up
bear lake
bear lake and Hwy 97 section needs widening
beautification encouragement
beaver lake water quality
berry and Beaver lake road needs improvement
better cleaner water, more sewer hookups where there are not any
better access to roads to avoid the highway
better busing
better commercial and industrial base
better enforcement of all regulations
better garbage pickup
better housing,, affordable housing, better transportation, jobs in the community
better public transit
better public transport
better road maintenance, get rid of high water use
better roads
better roads
better roads
better roads, traffic and shopping
better transit service esp. to downtown
bike lanes, bus schedules, stop development away from town core
bike trails and boat launches
boat facilities, restaurants
bring the town closer together
building condos
build a swimming pool
build good stores
build on slopes not green lands
building of these huge houses
buildings are many
business/ industry
bumpy roads, less housing developments
buried power lines, wider shoulders
bus service from Oyama
bus transit
bus transport to Kelowna

buses
buses for workers who start at 7 am
busing schedules
bustling Oyama route
bylaw enforcement
bylaw to prohibit backyard burning
bypass for HWY 97
campgrounds
cant read
cant read
cant read
cant read
Carr's landing needs sidewalks
Carr's landing road needs improvement
centralization or sewer water services
change of personnel at DLC, Administrator, planner
change the character of town centre from strip mall to fine shops
changes to town centre
cheaper house
city centre
city core
clean up the beaches
clamp down on developers making own demands on city
clean out all possible drug houses
clean up businesses without landscapes
clean up Camp road
clean up properties
clean up the water
clean up the Okanagan centre
clean up weeds on roadside
clean water, bus service, pool and rec
cleaner, less emos and old people
cleaning garbage
cleaning up the garbage
cleanliness
commercial tax base, protect ALR, improve roads
commercial hwy corridor
commercial needs to enforce plan for development
completion of roads
concerned with the health and wellness of the community
condos and apartments should not be allowed all over at random
construction of large family homes
construction should be slowed down
continuous 4 land hwy
control development
control growth
control of water, specifically noise bylaws
control unsightly out buildings
cool down mega developments
costs its far to high

council representation, rural nature of some major roads
Councilors attitude towards voters, more user friendly administration
create a highway bypass to reroute heavy traffic
create a viable commercial and industrial area
current growth rate in control
cut down on major single family developments
cut down on traffic
dead space in downtown core
decision should only be made after proper deliberation
develop an industrial tax less
develop town centre
develop town centre with interesting shops
develop vacant areas, widen the hiking and walking trails
development restrictions that go beyond what they are now
developers putting subdivisions in far away places
development happening too fast
development moving to fast
development of a downtown core
development on the lakeshore is too much
development without consultation
disappointed with lack of sidewalks in the area
district spending money to be like Kelowna
ditches, runoff
ditches need to be maintained and are not in culverts
diversity of housing types, public transportation, revitalize the downtown core, protection of
ALR, environmental protection of lakes and forests, and green building construction
DLC needs to be better enforced
do not build a jail
dog control should be L.C not Kelowna
dong a great job, ok centre needs road upgrades
don't build prison near lake country
don't know
don't know
don't know
don't know
don't let the hells angels buy property
don't like the direction we are going in town with big houses for people who only live here 4
months a year
Down town housing
downtown
downtown
downtown
downtown area
downtown centre and main street
downtown core
downtown core, attract more diverse business
downtown core, encourage people to stop and stay
downtown core, improved traffic system
downtown core, main street
downtown main street
downtown commercial, lake access

dramatically reduce development and hillside destruction
drinking water needs to be cleaner
drinking water quality
drug and drinking need a dramatic drop
drug problems
eliminate the ward system of municipal government
encourage organic farming
end open burning, more environmentally friendly industry
enforce bylaws when it comes to developing
enforcement of all our home based business that do not conform to our noise bylaws
enforcement of speed limits on the hwy
enforcing our bylaws, don't let developers dictate our future
ensuring the houses are lived in
entertainment
environmental aspects
equally distributed well planned infrastructure
establish and maintain foreshore and water across policies
ewe must spend money what ever it takes to clean the water we drink
excessive development needs to stop
Excessive Housing- building permit
existing hwy should be a local road
existing Hwy 97 along wood lake
fewer houses
finish main street
finish main street
fix potholes
fix potholes
fix roads
focus on green solutions
availability to emergency services
for politicians to listen to the residences
Four lane highway
forward planning is essential
garbage and recycling
garbage, fires
get a better and more flexible planner + building plan
get back city of Kelowna land south beaver lake road
get home inspections and double check building permits
get maid street finished
get out of bed with 20/20 development
get rid of all the junk facilities on hwy 97
get rid of jail
get rid of municipal employees
Get rid of the hells angles and their cigar boats
get rid of the junk that is around properties
get some street lights where there are none
get the town centre underway and also put in an advance green on beaver lake road
gravel pits
gravel pits should be eliminated completely
gravel pits near residential areas

green building standards
grow to fast
growing too fast
growth in our downtown core
growth needs to be better managed
growth slow it down
h97 corridor
having the use of hwy 97 as the main street is dangerous
hwy 97 needs to be high priority
high density housing for main street
high quality rural road maintenance
highway 97 along Wood Lake
Highway 97 between Oyama and Winfield
Highway 97, access to lakes,
highway 97, affordable housing, employment opportunities, transit, walking trails
Highway between Winfield and Oyama must be drastically improved. Stop mining of the hillsides
highway between Winfield and Oyama needs improvement
highway condition
Highway 97 improvements, Water usage,
Highway 97 (wood Lake) Connect 3 shopping centers, improve road from esso to Glenmore.
Increase public access to Lakes, Increase marina venues, stop sporadic development along Lakeshore
Highway 97, stop strip mining, affordable housing
hillside development, if the house has to be engineered what is the point
hold of large lakeshore developments, affordable housing
hopefully LC will not become another California
houses
housing developments, gravel pits, need youth recreation
housing for low income people
hwy 97
hwy 97
hwy 97 (Winfield to Oyama) needs to be addressed
hwy 97 4 land all the way
hwy 97 along wood lake, too much red tape for development, sidewalks for the seniors homes
hwy 97 between Oyama and Winfield
hwy 97 by wood lake
hwy 97 bypass
hwy 97 corridor
hwy 97 main street, willet road slums, display fixture store across from Oyama elementary school
hwy 97 needs better looking landscapes
hwy 97 old not lived house need to go
hwy 97 slow down, roads + sidewalks
hwy from wood lake to Oyama, hwy by pass
Hwy 97
Hwy 97
Hwy 97 along Wood lake
Hwy 97 bypass
Hwy 97 bypass
Hwy 97 corridor

Hwy 97 corridor, beaver lake road
Hwy 97 moved above Oyama bike paths on the roads
Hwy 97 needs to be slowed down, parks and rec need to be ramped up quick
I am happy with lake country at this point in time
I am not feeling a sense of community
I don't think anything needs to be changed
I like it the way it is
I like it the way it is
I like the way it is
I love it the way it is
I think LC is fine but could use some extra police
I would like to see the industrial area be returned to the borders of the lake country
ICBC
improve water quality
improve difficulty for new developers to get permits
improve downtown core
improve flow of transportation, street appeal, upkeep of personal properties
improve hwy throughout Winfield
improve Hwy 97 and beaver lake intersection
improve Lakewood mall area
improve potential opportunities for youth
improve public transit, and improve roads
improve roads
improve roads
improve roads
improve roads and water quality
improve roads, and hwy 97 corridor
improve services such as shopping so the town can become sustainable
improve sewers and water supply
improve the roads
improve water
Improved bus service to Oyama
improved public transport
inclusion of bike paths, wide shoulders
increase funding to schools
increase low income housing and no more poor developments
increase public transportation
increase in commercial and retail development
industrial zoning
infrastructure
infrastructure has to be dealt with first
infrastructure re water and sewer
infrastructure
its ok to say yes to change
its reputation of anti business and anti development along with the lack of focus
keep Tim Horton's out
keep an eye on our water
keep green space, why do we need to keep growing
keep it cleaner
keep the housing down

keep the lakes free of pollution
keep the rural area rural
lack of affordable housing
lack of entertainment
lack of recreation facilities
lake access
lake access
lake access, allow more development
lake country is considering a prison
lake country mall
lake country need to be self contained
lake country needs to be kept cleaner
lake country residence need to lose the fear of development
lake country should remain a bedroom community
landfills
landfills
landfills
large building projects that few want
large multi family development son the lake
large poorly designed strip malls
LC District staff have a horrible reputation with development
lean up our drinking water, no development anywhere near it
leave as is
less busy highways
less catering to developers
less development
less development
less development and better public transit
less housing developments
less orchards polluting the air
less regulation for secondary suites
less subdivisions and more development
let more land out of the ALR
let us develop more housing
lights at intersections
limit development the urban sprawl has to be contained
limit large houses
limit resort development
limit resort golf communities, rental just for summer. expand public access to the beach and green spaces
limit use of certain boats on Wood Lake, Improve sewer system
limited development
lodge road proper sidewalks
looking for tax benefits and development
lots along Carr's landing road used for lake access are not the easiest to use
low income housing, low rental housing, street lighting
lower income housing near the town centre
lower taxes
main street
main street
main street centre should be enhanced

main street connection complete
Main street is a disaster, encourage high-end marketplace development
main street needs a major overall
main street needs to be completed
main street needs to be developed, no more motor boats, no more gravel pits, street lighting improvements
maintain the appeal
maintain the roads
major infrastructure improvements
Major infrastructure improvements, roads, water system unified, sewer system extended.
make Hwy 97 4 lanes instead of 2
make it a bigger town
make roads wider and create bike paths
making places affordable
mall access
manage all developments
method of sewage disposal,
minimize development
more retail
more access to lakes and parks
more accountability
more affordable housing
more bike trails
more boat launches
more commercial in core
more consistent planning
more dog parks, clean up hwy 97 and provide other access's so you don't have to use the hwy all the time to get across town
more industry
more low / middle income housing
more parking availability
more police and emergency services
more public beaches
more recycling
more shopping so you don't have to go to Kelowna
more sidewalks
more sidewalks
more sidewalks or wide shoulders on many roads- especially around schools, as well as curbing, main street completed
more store, daycares and high-tech companies
more stores and boat launch
more street lights and turn singles
more structures and rules put in place
more things to do for the kids
more transportation
more user friendly on the roads for bikes and pedestrians
move hwy 97
movie theatres and big mall
more recreation buildings
much of the transportation and existing roads and paving roads
municipal has to many employees

must grow
must put in sidewalks and finish roads
must stop gravel pits
n/a
need a downtown
need a major highway - fewer lights on 97
need a pool
need a pool and programs for drug addicts
need a pool, bike paths, better roads, more street lights
need a theatre and other things to keep the youth busy
need affordable housing
need apartments, no more gravel pits, improve highway, limit huge developments
need more sidewalks and bike paths
need of development of a mall
need sidewalks
need sidewalks on busy roads
need speed bumps along lakeshore roads
need to increase planning/ regulation
need to keep tourism a priority
need to open up the lakes for people
need town centre development and get rid of bill boards along hwy 97
needs more tourism
neighbor hood improvements and roads
new admin, local shopping
new hockey arena
No burning, areas to walk
No further development
No gravel pits, bus to Kelowna, Oyama, xeriscaping, water supply, improved recycling
no high-rises on foreshore
no huge developments
no jail
no jail
No jail
no loud boats should be allowed, speed limits need to be enforced
no more aggregate extraction. make more walkable
no more gravel pits in view corridors or on agri lands, move highway off wood lake (create linear park), farmers market to main street,
no more gravel pits, extend water service, 4 lane highway, improve Oyama water quality
no more housing development on any lakeshore\
no more huge developments, better water supply
no more logs
no more mass subdivisions, water quality
no more new developments
no more sand pits
no more trailer parks
no more golf courses
no more houses in copper hill
no more gravel pits
no new huge developments
No pool, if you want to decrease green house gas emissions keep people from driving to Kelowna

no prison
no prison
no so many housing developments
no tourists
Non we love it here
None
none
none
none
none
none
none I love lake country as it is
not allowing large boat dock near water and produce more affordable housing
not so expensive to live
not to worry about rushing into the future
nothing
nothing
nothing
nothing
nothing
nothing
nothing
nothing
nothing
nothing at all
nothing comes to mind
nothing is terribly wrong with lake country, but wouldn't mind wider roads
nothing that important
old country roads need improvements
old houses along hwy 97 need to be removed
organic farming
our lack of vision when it comes to the development
our rink needs to be upgraded
our roads
our water
our water is terrible
over development
over regulation, over planning, over design
Oyama road from Hwy 97 to the hill should be developed
Oyama road improvements and highway 97 widening Oyama to Winfield, Complete the road
between IGA and Coopers, Beaver lake rd improvements
Oyama road is not a highway
Oyama road south is very narrow and windy hazardous for school buses and bicycles
Oyama roadways, bike path improvements, boat launch improvements, traffic, highway
improvements
parks
parks
pass less permits for construction of huge developments
pave Tyndall road
pedestrian bridges over Hwy 97

people need to stop complaining you cant stop the inevitable
plan for future growth
planning, need for visionaries
please don't become control freaks all about developments
police/ RCMP
pollution
pollution, waste, over-development
poor planning, give green projects
poorly maintained houses
preservation of lakes, improvements of arena
prevent drug use
pricing of houses
promote tourism but don't make the town people pay for it
property tax
protection of lakeshore
provision of easy accessible information
public access to the lakeshore
public art gallery
public sewer systems available to all residential areas
public transport
rampant growth, to many builder spec houses
roads, and more industry to elevate tax rates
roads, bike paths, recreation
rapid growth+ the feeling that we are being sold to developers
recreation facility upgrades, focus on youth sport,
recreational activities
recreational buildings
recycling
recycling etc
reduce speed limit
regenerate our secondary highway, Glenmore drive
relaxed ALR regulations, smaller acreages allowed
relocate asphalt and concrete plants
relocate highway 97
remove all gravel pits
Remove all personal items from beach
remove dilapidated buildings
remove industrial pollutants
reserve lake lands for public
resort development must be created
restrict development along Hwy 97
revamp Hwy 97
road access, access to industrial park
road maintenance
road conditions
road conditions are terrible with big potholes
road improvement, sewer, street lighting, signage and water quality
road improvements
road improvements street lighting, sidewalks
road maintenance snow clearing

road maintenance and upgrades
road maintenance- increased development
road maintenance, wider shoulders of sidewalks
road maintenance, slow down growth
road maintenance, water quality
road maintenance, we need industrial and commercial
road maintenance, water quality, too much to fast growth
road maintenance, wider shoulders for walking/jogging
road maintenance definitely need improving
road planning and maintenance
road plus street light
road repairs,
road repairs, and sidewalks
road shoulders and sidewalks
road way improvements, sidewalks and bike lanes, and affordable housing
road work and maintenance
road work, lodge road widened
roads
roads
roads
roads
ROADS
roads
roads
roads
roads
roads
roads
roads
roads
roads
roads and lights
roads and more sidewalks
roads and police enforcement
roads and walks for residences
roads and walkways
roads hwy 97
roads lighting to shopping areas
Roads need improvement, Oyama residence should not be charged for a sewer system they don't have access to
roads need to be improved
roads need to be repaved
roads need to be widened and repaired
roads restored to proper condition
roads, bypass
roads, infrastructure
roads, some neighbourhoods
roads, sidewalks, gutter etc
roads, sidewalks and lighting
roads, upgrading+ maintaining
roads, water, sewer
rundown residential lots
sanitary sewer system expanded

schools, housing\
secondary roads used need widening
see above
Sewage treatment
sewer has to be completed\
sewer hook ups in area
sewer system
sewer to all homes, water lines to our homes, traffic lights, sidewalks
sewer, the essential service should be available, make safety a priority
sewer, transportation
Sherman drive pushed thought to beaver lake drive
shopping options
sidewalks
sidewalks
sidewalks
sidewalks on lodge road
sidewalks, more RCMP
sidewalks, speed limit enforcements, more home based business, recreation centre, more
hiking trails, campground
skate park
slow development concern over water quality
slow down condo and resort development
Slow down development. set a lower growth rate
slow down growth, sidewalks and bike paths
Slow down large scale residential development
slow down the development
slow down the large scale housing
slow down urban growth
slow growth and development
slower more responsible developments
small town attitude is disrupting expansion
small town infrastructure
smoothing out process of obtaining development / building permits
so far so good
some house should be given notice improve their road appeal
some of the streets need to be repaired
some subdivisions very busy and traffic moves poorly
Stop sandpits, improve highway
staff
start supporting home based business
stay the same, kids using drugs
stop all big buildings
stop building
stop building houses
stop building massive 4 story condos
stop building new homes
stop development of gravel pits
stop developing the hills and build higher buildings
Stop development
stop industrial- keep town clean
Stop making Winfield a stopover for tourists way to Kelowna

stop more city development
stop new development
stop private enforcement on foreshores
Stop putting homes so close together
stop the invasion of people
stop the self interested ward system
stop the drive for a town centre
stop the gravel pit
stop the mindless development that will strain our infrastructure
stop to fast of growth
stop with the building permits for the rich
store buildings
streets
strip mall look should be downsized
strongly enforce anti parking bylaws, enforcement of pubs and restaurants to open, policing of vicious and barking dogs
system of excessive taxing on lake shore
team challenge on Glenmore needs to be moved
the community needs more industry to support itself
the damaged areas
the development
the disappearing trees
the downtown core and the addition added to the seniors home
the downtown core area of Winfield
the growth is too great
the green space must be cleaned up
the lack of entertainment
the lake frontage for everyone
the main street needs to be finished
the roads need to be major improved
the roads they are awful
the transportation
the water quality
that the community stay a rural town
the amount of houses being built
the amount of teen activities, teens don't have enough to do
the beach needs to be cleaned
the beaches
the buildings of houses, too many people
the continued construction of energy inefficient buildings needs to stop
the down trailer park
the downtown\
the drinking water needs to be cleaner
the dumpy look of HWY 97
the enforcements on the foreshore
the fires
the general attitude about water quality
the growth
the highway 97 corridor between Winfield and Oyama need to be improved
the highway improve along wood lake
the hillside development is 30% but should 40% just talk to an engineer

the hodge podge look of the commercial core
the housing for seniors
the huge developments need to go
the Kelowna boundary needs to be moved so the industrial base that is Kelowna doesn't get charged to DLC
the lack of law enforcement
the lake access and recreation
the lakes
the lakes
the last pace which the community is growing
the level of residential growth which provides more emphasis on new residences in not acceptable
The major development
the need for a swimming pool or aquatic centre
the Oyama stretch between Winfield and Oyama needs better policing
the parks
the problem is in bottom land between hwy and railway tracks
the public transit
the rapid residence growth
the rate of development
the rate of growth needs to be slowed down
the radical growth surge
the road between dick and Glenmore
the road conditions
the road system from Winfield to Kelowna
the roads into new areas need to be updated
The roads need to be widened
the rural town sleepy hollow need to go
the scattered layout, and lack of tourist attractions
the side roads and street lights
the skate park
the skateboard park
the snail pace downtown development
the town centre
the town- pool- more to do for teenagers
the traffic in residential areas
the traffic on beaver lake road, berry road and hwy 97
the way major housing developments are huddled
the Hwy 97 corridor
there should be a hwy 97 bypass
things to do
though tax
Tim Horton's
to fast developing the area
to many people moving and promoting development
too many accidents on hwy and developments
too many gas stations, too many people, no prison
tourism
town centre
Town centre
town centre and street lighting

town centre area, speed zones, safe access to town centre
town centre development
town centre implantation
Town centre is poorly developed
town centre main street
Town centre plan, excessive costs at district, excessive and useless civic employees
town centre road completed
town centre should upgraded
town centre will be the heart of lake country so it should be planned for the future
town centre, Hwy 97, need recreation such as a pool
town centre/ main street, safe walking sidewalks along lodge road and Sherman drive
town centre, public access to beaches, zoning to allow construction of more apartments and townhouses
town core needs clean up
town maintenance
traffic corridor
traffic flow, water conservation
traffic infrastructure
traffic is horrible on Hwy 97 and the air quality is horrible
traffic, need better buses
transit and transportation
transit improvements
transit systems, parks and rec
transit, especially to Oyama
transport from Carr's landing etc
transportation
transportation
transportation
Transportation
transportation methods
transportation system
transportation, road maintenance, better street lighting
transportation, transit buses
transportation]
transporting buses
transit, water quality
street lights by bus stops
turn down some development to improve the business community
ugliness of hwy 97 through town
ugly town centre
upgrade roads with sewer systems
upgrade the roads and sidewalks
urban sprawl is out of hand, no thought to environmental impact, highway 97 corridor, lack of wildlife protection,
using up the land for development
visual impact of hwy 97
wasting water- more education/ metering water
water and sewer
water and sewer to houses
water quality
water quality

water quality
Water quality
water quality
water quality
water quality
water quality needs improvement
water quality, hwy bypass
water quality, road maintenance, commercial retail, rental suites
water quality, sewer development, aquatic centre
water quality, sewer treatment
water quality, town centre
water supply
water supply quality, affordable housing, recreation services
water system, sewer, more thought into downtown unity for visual appeal
we are in need of a department store
we are not just a tourist destination we need to focus on out long term residences
we desperately need an aquatic centre
we got remember that a vote made us us
we have most expensive water and worst quality
we need a dairy queen
we need a hospital and switch to street and avenue system
we need better transportation
we need more for kid to do in their spare time
we need sewers
we need sidewalks
we need to have a firmer council
we need to work as a united community
we really need a town centre that we can sustain ourselves on
whatever places are rundown
with all properties designated "Park" should be developed or sold for housing
with increased land values keep the land tax proportional to income
wood lake corridor needs to be widened
would be nice to have main street completed
youth facilities, sports arts and technology