

File: 0540-20/EASC

April 22, 2021

Electoral Areas Services Committee
Comox Valley Regional District

Dear Committee Members:

Re: Temporary Worker Living Accommodations

In an effort to address the shortage of seasonal worker housing, the District of Ucluelet together with the Ucluelet Chamber of Commerce, is launching a streamlined Temporary Use Permit (TUP) intake and review process to allow such accommodation in recreational vehicles (RVs) on private properties. This pilot project has arisen from Ucluelet's COVID-19 Recovery Task Force which identified this as a viable option to temporarily increase the supply of affordable accommodations needed for the summer tourism season.

While tourism conditions and seasonal industries differ in the Comox Valley, the housing affordability crisis has brought about certain parallels, particularly in the need for affordable accommodation for a variety of sectors. This is certainly evident in the local agricultural sector where many farmland owners have sought to build permanent accommodation structures or purchase mobile homes for this purpose, both being very costly endeavours.

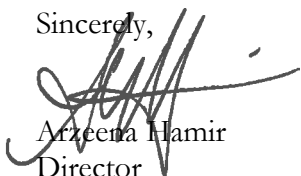
It is extremely unfortunate that high rental rates and a lack of availability could prevent an individual from gaining employment and a business from being able to open or remain viable in our community. Such conditions demand that we explore available options to identify possible solutions and mitigating approaches.

I am seeking support to have staff undertake a brief investigation into the creation of a similar pilot program within the Comox Valley to provide temporary accommodations for seasonal workers. Recognizing that there are differences in land-use regulations as well as employment and accommodation needs and conditions, such investigative could at this point simply focus on the basic land use considerations to help identify whether such a program here could have merit.

I respectfully request the committee's consideration of the following resolution:

THAT staff perform a cursory review and report back on the merits and feasibility of providing a pilot program to permit the use of recreational vehicles for seasonal worker accommodation on designated properties.

Sincerely,



Arzeena Hamir
Director