



Redevelopment of a Manufactured Home Park

Information Bulletin

What is a Manufactured Home Park?

A manufactured home park is a property containing multiple manufactured home pads that are rented or leased for the placement of manufactured and/or mobile homes, where residents typically own their homes and rent the underlying pad.

What is the Manufactured Home Park Redevelopment Policy?

The City's Manufactured Home Park Redevelopment Policy establishes clear expectations for applicants proposing a Zoning Bylaw Amendment that would result in the redevelopment of an existing manufactured home park. The policy is intended to:

- Reduce displacement impacts on residents where redevelopment is proposed; and
- Clarify requirements related to resident relocation early in the development approval process.

Policy Applicability

The policy applies to:

- Zoning Bylaw Amendment applications that would result in the redevelopment of an existing manufactured home park.

Policy Requirements

Applicants must provide tenant relocation assistance in accordance with the policy, which includes:

- Appointment of a Tenant Relocation Coordinator;
- Early and ongoing communication with tenants regarding redevelopment timelines;
- Relocation assistance and compensation; and
- A right of first refusal for eligible tenants to return to the new development.

An *eligible tenant* is a tenant who, at the time a complete Zoning Bylaw Amendment application is received, either owns a manufactured home with a pad tenancy agreement or holds a tenancy agreement for a rental unit within the Manufactured Home Park.

Refer to the policy for detailed requirements. These requirements are secured by a Section 219 Covenant and must be satisfied prior to occupancy.



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Provincial Requirements

Applicants must comply with provincial legislation, including the *Manufactured Home Park Tenancy Act* or the *Residential Tenancy Act* where applicable.

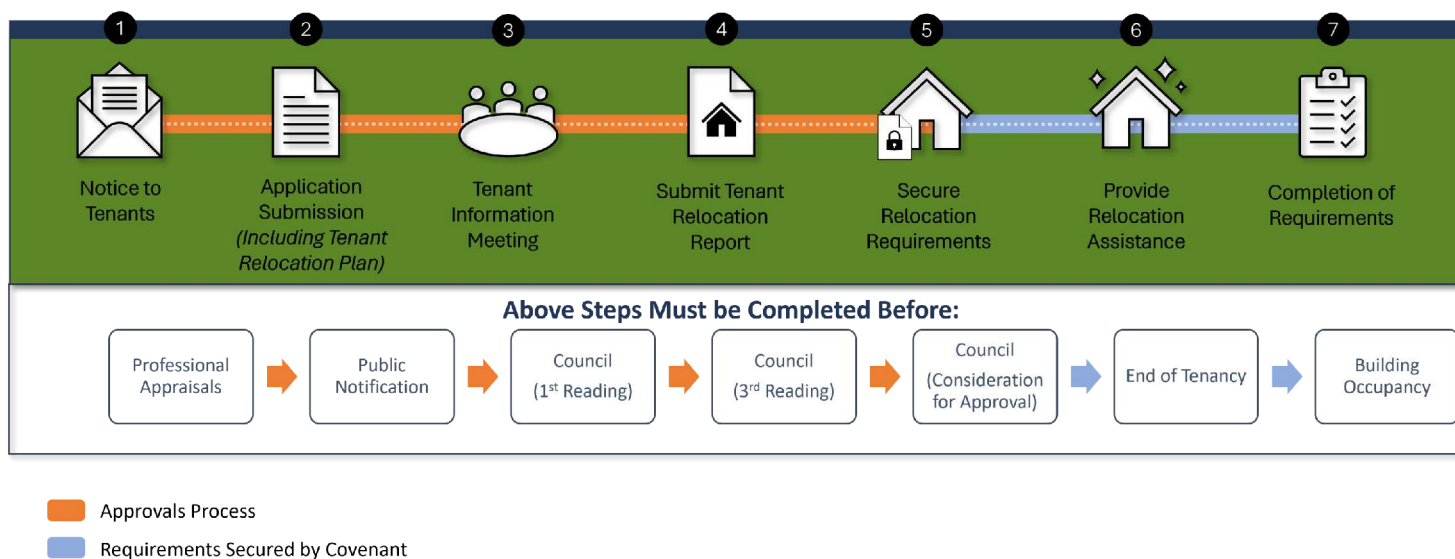
Submission Requirements

A complete application includes:

- Summary of existing manufactured home pads and tenancies;
- Description of the proposed redevelopment;
- Tenant Relocation Plan and
- Identification of a Tenant Relocation Coordinator.

Additional information may be required depending on project complexity. Applicants are encouraged to schedule a pre-application meeting with Development Services to confirm policy applicability and submission requirements.

Tenant Relocation Assistance Process Overview





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Additional Information

For information on development application requirements and the application process, visit the [Planning and Development webpage](#).