

Kootenay BC



REAL ESTATE  FAIR REALTY

411 8TH STREET
KASLO, BC

\$449,000



DETAILS

Welcome to your affordable dream home in Kaslo, the charming village on the shores of Kootenay Lake! This spacious lot features a landscaped and level yard with established garden beds and a variety of upgrades. The main house includes two bedrooms and a full bathroom, with an open concept kitchen, dining, and living area perfect for entertaining guests or spending quality time with family. Enjoy the cozy warmth of the wood stove and heat pump for heating and cooling. New windows, siding and a new mudroom/entryway add to the convenience and comfort of this lovely home. Relax and unwind in the private outdoor space, complete with a pergola and a fenced yard for added privacy. Solar power feeds the grid, providing a cost-effective solution for reducing hydro costs. The one-bedroom, one-bathroom suite is perfect for guests or as a rental unit, with its own private outdoor space. This home is ideally located within walking distance of the local school, health center, and shopping, and surrounded by numerous recreational opportunities such as hiking, biking, walking, skiing, and boating. Kaslo is a small, charming village heart, full of heritage buildings, a healthy music scene, and arts and culture events. It's the home of the famous Kaslo Jazz Etc Festival, as well as May Days and the Logging Sports Show and the Ididaride. If you're looking to get away from the hustle & bustle of city life and enjoy a slower community-based lifestyle with alternative lifestyle choices, Kaslo is the perfect place for you.

MLS: 2469613. Size: 75'x130'

Services: municipal water, septic, and hydro, fibre internet



TITLE

TITLE SEARCH PRINT

2023-02-23, 11:27:10

File Reference:

Requestor: Kul Nijjar

Declared Value \$256500

****CURRENT INFORMATION ONLY - NO CANCELLED INFORMATION SHOWN****

Land Title District

Land Title Office

NELSON

NELSON

Title Number

From Title Number

CA5431547

KP85343

Application Received

2016-08-17

Application Entered

2016-08-19

Registered Owner in Fee Simple

Registered Owner/Mailing Address:

AS JOINT TENANTS

Taxation Authority

Nelson Trail Assessment Area

Kaslo, Village of

Description of Land

Parcel Identifier:

018-367-607

Legal Description:

LOT B DISTRICT LOT 208 KOOTENAY DISTRICT PLAN NEP20684

Legal Notations

NONE

Charges, Liens and Interests

Nature:

MORTGAGE

Registration Number:

CA5431548

Registration Date and Time:

2016-08-17 12:28

Registered Owner:

COMPUTERSHARE TRUST COMPANY OF CANADA

INCORPORATION NO. A0052313

Transfer Number:

CA5730577

Duplicate Indefeasible Title

NONE OUTSTANDING

Transfers

NONE

TAX ASSESSMENT



The information in this report is provided for your information and convenience. If the information has been altered for any reason from the format in which it was originally received verification may be required by BC Assessment. In any case of doubt, the official BC Assessment records shall prevail.

411 8TH ST S KASLO

Area-Jurisdiction-Roll: 21-533-00309.020



Total value **\$411,000**

2023 assessment as of July 1, 2022

Land \$110,000

Buildings \$301,000

Previous year value \$336,300

Land \$81,300

Buildings \$255,000

Property information

Year built 1935

Description 1.5 STY house - Basic

Bedrooms 3

Baths 1

Carports C

Garages

Land size 10000 Sq Ft

First floor area 1,210

Second floor area 234

Basement finish area

Strata area

Building storeys 2

Gross leasable area

Net leasable area

No.of apartment units

Legal description and parcel ID

LOT B, PLAN NEP20684, DISTRICT LOT 208, KOOTENAY
LAND DISTRICT

PID: 018-367-607

Sales history (last 3 full calendar years)

No sales history for the last 3 full calendar years

Manufactured home

Width

Length

Total area

PROPERTY DISCLOSURE STATEMENT

March 02 2023

PAGE 3 of 4 PAGES

DATE OF DISCLOSURE

ADDRESS: 411 8th St Kaslo BC V0G1M0

| 3. BUILDING (continued) | YES | NO | DO NOT KNOW | DOES NOT APPLY |
|---|-----|----|-------------|----------------|
| M. Are you aware of any roof leakage or unrepaired roof damage? (Age of roof if known: _____ years) | | Jm | | |
| N. Are you aware of any problems with the electrical or gas system? | | Jm | | |
| O. Are you aware of any problems with the plumbing system? | | Jm | | |
| P. Are you aware of any problems with the swimming pool and/or hot tub? | | | | Jm |
| Q. Do the Premises contain unauthorized accommodation? | Jm | | | |
| R. Are there any equipment leases or service contracts; e.g., security systems, water purification, etc? | | Jm | | |
| S. Were these Premises constructed by an "owner builder," as defined in the Homeowner Protection Act, within the last 10 years? (If so, attach required Owner Builder Disclosure Notice.) | | Jm | | |
| T. Are these Premises covered by home warranty insurance under the Homeowner Protection Act? | Jm | | | |
| U. Is there a current "EnerGuide for Houses" rating number available for these premises? (i) If yes, what is the rating number? _____ (ii) When was the energy assessment report prepared? _____ (DD/MM/YYYY) | | Jm | | |
| V. To the best of your knowledge, has the premises been tested for radon? (i) If yes, was the most recent test: <input type="checkbox"/> short term or <input type="checkbox"/> long term (more than 90 days) Level: _____ <input type="checkbox"/> bq/m3 <input type="checkbox"/> pCi/L on _____ date of test (DD/MM/YYYY) | | | Jm | |
| W. Is there a radon mitigation system on the Premises? (i) If yes, are you aware of any problems or deficiencies with the radon mitigation system? | | Jm | | Jm |

4. GENERAL

| | | | | |
|---|--|--|----|--|
| A. Are you aware if the Premises have been used to grow cannabis (other than as permitted by law) or to manufacture illegal substances? | | | Jm | |
|---|--|--|----|--|

| | | |
|--|--|--|
| | | |
|--|--|--|

BUYER'S INITIALS

| | | |
|----|--|--|
| Jm | | |
|----|--|--|

SELLER'S INITIALS

BC1002 REV. JAN 2023

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PROPERTY DISCLOSURE STATEMENT

March 02 2023

PAGE 4 of 4 PAGES

DATE OF DISCLOSURE

ADDRESS: 411 8th St Kaslo BC V0G1M0

4. GENERAL (continued)

| | YES | NO | DO NOT KNOW | DOES NOT APPLY |
|--|-----|-----------|-------------|----------------|
| <p>B. Are you aware of any latent defect in respect of the Premises? <i>For the purposes of this question, "latent defect" means a defect that cannot be discerned through a reasonable inspection of the Premises that renders the Premises: (a) dangerous or potentially dangerous to occupants; or (b) unfit for habitation.</i></p> | | <i>MC</i> | | |
| <p>C. Are you aware if the property, or any portion of the property, is designated or proposed for designation as a "heritage site" or of "heritage value" under the <i>Heritage Conservation Act</i> or under municipal legislation?</p> | | <i>MC</i> | | |

5. ADDITIONAL COMMENTS AND/OR EXPLANATIONS (Use additional pages if necessary)

- 1. B. - WRITTEN TENANCY AGREEMENT WITH TENANT IN IN-LAW SUITE.
- 1. C. - OLD OIL TANK PARTIALLY REMOVED & FILLED IN WITH GRAVEL. ALL OIL REMOVED.
- 2. D & E. - RECORDS AVAILABLE AT VILLAGE OF KASLO.
- 3. I - IN-LAW SUITE REMODEL, ELECTRICAL, PLUMBING DONE WITHOUT PERMIT BY AN EXPERIENCED REDSEAL CERTIFIED CONTRACTOR.

The Seller states that the information provided is true, based on the Seller's current actual knowledge as of the date on page 1. Any important changes to this information made known to the Seller will be disclosed by the Seller to the Buyer prior to closing. The Seller acknowledges and agrees that a copy of this Property Disclosure Statement may be given to a prospective Buyer.

PLEASE READ THE INFORMATION PAGE BEFORE SIGNING.

SELLER(S) DONA GRACE-CAMPBELL

Paul Grace-Campbell
 SELLER(S) PAUL GRACE-CAMPBELL

SELLER(S)

The Buyer acknowledges that the Buyer has received, read and understood a signed copy of this Property Disclosure Statement from the Seller or the Seller's brokerage on the _____ day of _____ yr _____.

The prudent Buyer will use this Property Disclosure Statement as the starting point for the Buyer's own inquiries.

The Buyer is urged to carefully inspect the Premises and, if desired, to have the Premises inspected by a licensed inspection service of the Buyer's choice.

The Buyer acknowledges that all measurements are approximate.

BUYER(S)

BUYER(S)

BUYER(S)

The Seller and the Buyer understand that neither the Listing nor Selling Brokerages or their Managing Brokers, Associate Brokers or Representatives warrant or guarantee the information provided about the Premises.

*FREC represents Personal Real Estate Corporation

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EXPENSES

Property Taxes:

2022

\$2,247.84



Municipal Water:

2022

\$720 / year approx.



Insurance (BCAA):

2022

\$1,106.04 / year



Hydro (FortisBC):

2022

\$65 approx. / month (Mar-Sept)

\$215 approx. / month (Oct-Feb)



*summer months solar use credit

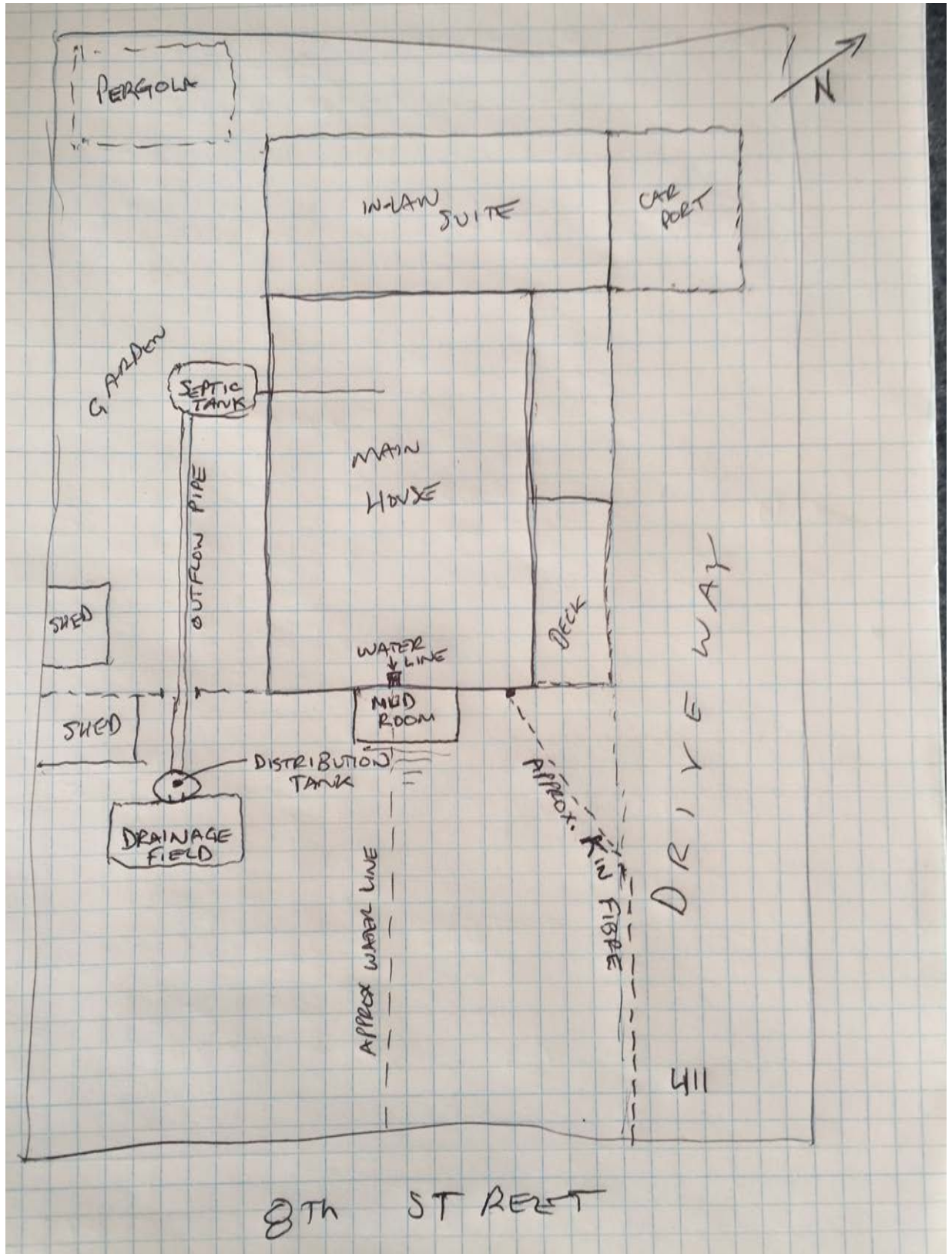
Internet & Telephone (Kaslo InfoNet):

2022

\$110 approx. / month



Property Layout



Property Upgrades

List of Upgrades to 411 8th Street

- Septic upgrades – April 2017
 - Replace tank outflow pipe, distribution box, and drainage field
- Build attached mud room – May/June 2017
- Insulate exterior walls of original house with cell spray foam insulation R20 – July 2017
- Re-side main level of original house with HardiePlank siding – August/September 2017
- Insulate basement ceiling with Roxul insulation – November 2017
- Install heat pump – November 2017
- Insulate 2nd story floor with Roxul insulation – March 2018
- Hot water tank upgrades – August 2018
- Create single-occupant in-law suite in back section of house – October/November 2019
 - Includes creation of outdoor entrance to basement
 - Includes replacement of old window in back section
- Cover existing deck with shed roof – June 2020
- Replace old windows on 2nd floor – July 2020
- Install 18-panel solar array and net metering to Fortis BC – September/October 2020

PLOT PLAN

21-CK-533

PLAN OF SUBDIVISION OF
 PARCEL C, (See XF29672), BLOCK A,
 PLAN 393D, DISTRICT LOT 208,
 KOOTENAY DISTRICT.

PLAN NEP 20684

DEPOSITED IN THE LAND TITLE
 OFFICE AT NELSON, B. C. THIS 9
 DAY OF September, 1993.

Jan C.B. Smith per ad
 REGISTRAR
 XG24669

LEGEND:

BEARINGS ARE ASTRONOMIC, DERIVED FROM
 PLAN 7809.

- DENOTES STANDARD IRON POST SET.
- DENOTES STANDARD IRON POST FOUND.
- ⊙ DENOTES STANDARD CONCRETE POST FOUND.
- WT DENOTES WITNESS.

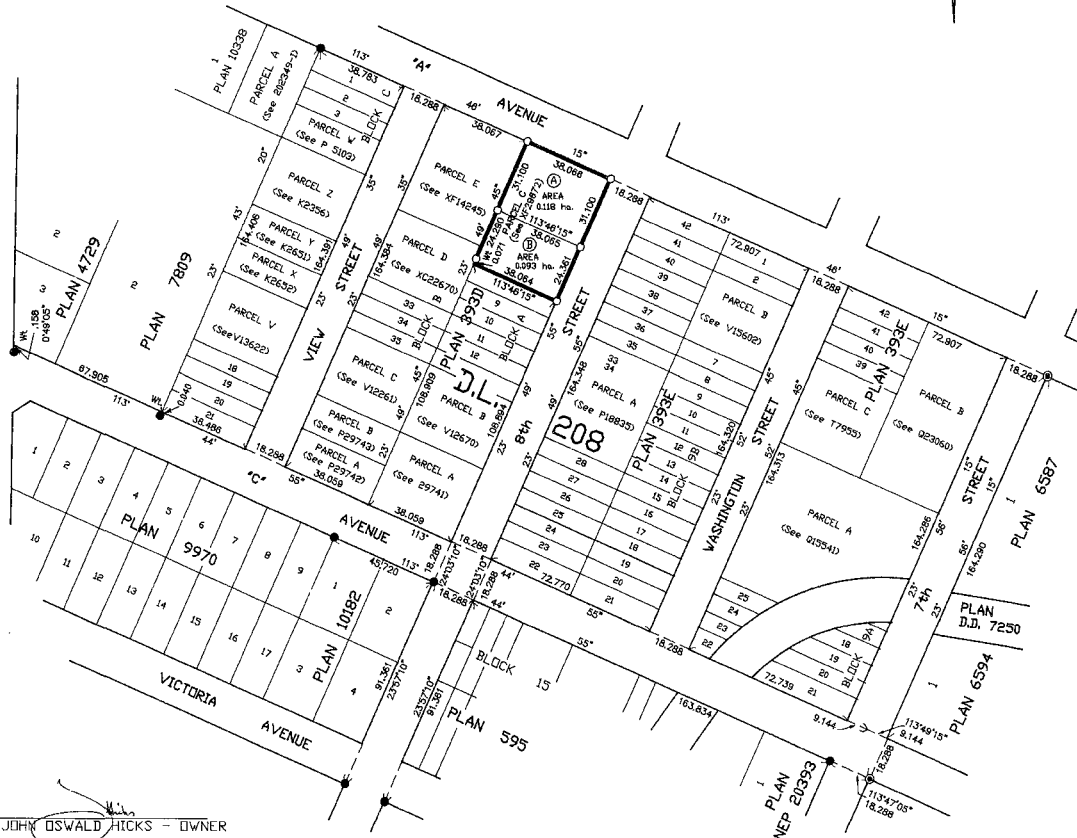
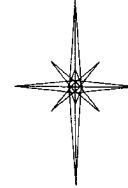
BCGS 82F. 096

SCALE 1:1250

ALL DISTANCES ARE IN METRES AND DECIMALS THEREOF
 UNLESS OTHERWISE INDICATED.



N



John Oswald Hicks
 JOHN OSWALD HICKS - OWNER

Juliette Elizabeth Hicks
 JULIETTE ELIZABETH HICKS - OWNER

Wacelyn Munch
 WITNESS AS TO BOTH SIGNATURES

Wacelyn Munch
 FULL PRINTED NAME OF WITNESS

Box 182, Kaslo, BC
 ADDRESS - WITNESS

LEGAL SECRETARY
 OCCUPATION - WITNESS

APPROVED UNDER THE LAND TITLE ACT
 THIS 21 DAY OF August, 19 93.

[Signature]
 APPROVING OFFICER
 VILLAGE OF KASLO

I, GORDON STEIN, A BRITISH COLUMBIA LAND SURVEYOR
 OF NELSON, IN BRITISH COLUMBIA CERTIFY THAT I WAS
 PRESENT AT AND PERSONALLY SUPERINTENDED THE
 SURVEY REPRESENTED BY THIS PLAN AND THAT THE
 SURVEY AND PLAN ARE CORRECT. THE SURVEY WAS
 COMPLETED ON THE 10 DAY OF August, 19 93.

[Signature] BCLS

RDCK MAP



RDCK Property Report

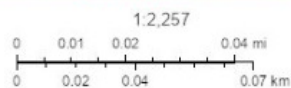
Area of Interest (AOI) Information

Area : 0.23 acres

Feb 23 2023 11:13:14 Pacific Standard Time



-  Electoral Areas
-  RDCK Roads
-  Cadastre - Legal Parcels
-  Civic Address



Maxar

RDCK REPORT

Cadastre - Legal Parcels

| # | Folio | PID | Site Address | Actual Use | Plan Number |
|---|---------------|-------------|---------------------|------------------------|-------------|
| 1 | 533.00309.020 | 018-367-607 | 411 8TH ST S, KASLO | Single Family Dwelling | NEP20684 |

| # | LTO Number | Lot | Block | District Lot | Land District |
|---|------------|-----|-------|--------------|---------------|
| 1 | CA5431547 | B | - | 208 | KOOTENAY |

| # | Legal Long | Lot Size | Lot Description | Area(acres) |
|---|---|----------|-----------------|-------------|
| 1 | LOT B PLAN NEP20684 DISTRICT LOT 208 KOOTENAY LAND DISTRICT | 10000 | SQUARE FEET | 0.23 |

Civic Address

| # | Folio | Unit Number | House Number | Street Name | Full Address | Count |
|---|---------------|-------------|--------------|-------------|-----------------|-------|
| 1 | 533.00309.020 | - | 411 | EIGHTH ST S | 411 EIGHTH ST S | 1 |

Electoral Areas

| # | Area Name | Director | Area(acres) |
|---|-----------|-------------|-------------|
| 1 | Kaslo | Suzan Hewat | 0.23 |

Fire Service Areas

| # | Bylaw | Department | Area(acres) |
|---|-------|------------|-------------|
| 1 | 2300 | KASLO | 0.23 |

Water Systems

| # | District | Bylaw | Service Type | Area(acres) |
|---|----------|-------|--------------|-------------|
| 1 | KASLO | - | MUNICIPAL | 0.23 |

Zoning

| # | Zoning Class | Class Description | Area Name | Bylaw Number | Area(acres) |
|---|--------------|-----------------------------------|------------------|--------------|-------------|
| 1 | R1 | Single and Two Family Residential | Village of Kaslo | 1130 | 0.23 |

Official Community Plan

| # | Bylaw | Class | Class Description | Legend | Area(acres) |
|---|-------|-------|---------------------------|----------------------|-------------|
| 1 | 1280 | RN | Neighbourhood Residential | Suburban Residential | 0.23 |

Non Standard Flooding Erosion Area

| # | Fan Name | Watercourse Name | Fan Type | Rating | Area(acres) |
|---|----------------|------------------|----------|--------|-------------|
| 1 | McDonald Creek | McDonald Creek | D | 1 | 0.23 |

LTSA MAP

ParcelMap BC Print Report



March 13, 2023

- Interest
- Parcels By Class**
- Air Space
- Building Strata
- Absolute Fee Book
- Subdivision
- Bare Land Strata
- Common Ownership
- Park
- Road
- Return To Crown
- Crown Subdivision
- Part of Primary
- Primary
- World Imagery

WARNING: MAP IS NOT PRINTED TO SCALE

Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community

Cadastral data from ParcelMap BC
Copyright 2022 LTSA

SUMMARY

411 8TH ST S Kaslo BC

| | |
|-------------------|--|
| PID | 018-367-607 |
| Registered Owner | CA*, D* |
| Legal Description | LOT B DISTRICT LOT 208 KOOTENAY DISTRICT PLAN NEP20684 |
| Plan | NEP20684 |
| Zoning | R1 - Single Family and Two Family Residential Zone |
| Community Plan(s) | OCP: RN - Neighbourhood Residential, not in ALR |



| | | | |
|--------------|-------------------------|--------------|------------------------|
| Year Built | 1935 | Structure | SINGLE FAMILY DWELLING |
| Lot Size | 9972.14 ft ² | Bedrooms | 3 |
| Bathrooms | 1 | Dimensions | - |
| Max Elev. | 619.54 m | Min Elev. | 615.73 m |
| Floor Area | 1444 Ft ² | WalkScore | 28 / Car-Dependent |
| TransitScore | - | Annual Taxes | - |

ASSESSMENT

| | 2022 | % | 2023 |
|----------|-----------|---------|-----------|
| Building | \$255,000 | ↑ 18.04 | \$301,000 |
| Land | \$81,300 | ↑ 35.30 | \$110,000 |
| Total | \$336,300 | ↑ 22.21 | \$411,000 |

APPRECIATION

| | Date | (\$) | % Growth |
|---------------|------------|-----------|----------|
| Assessment | 2023 | \$411,000 | ↑ 60.23 |
| Sales History | 17/08/2016 | \$256,500 | ↑ 103.57 |
| | 21/09/2000 | \$126,000 | 0 |
| | 27/06/1996 | \$126,000 | - |

DEVELOPMENT APPLICATIONS

-

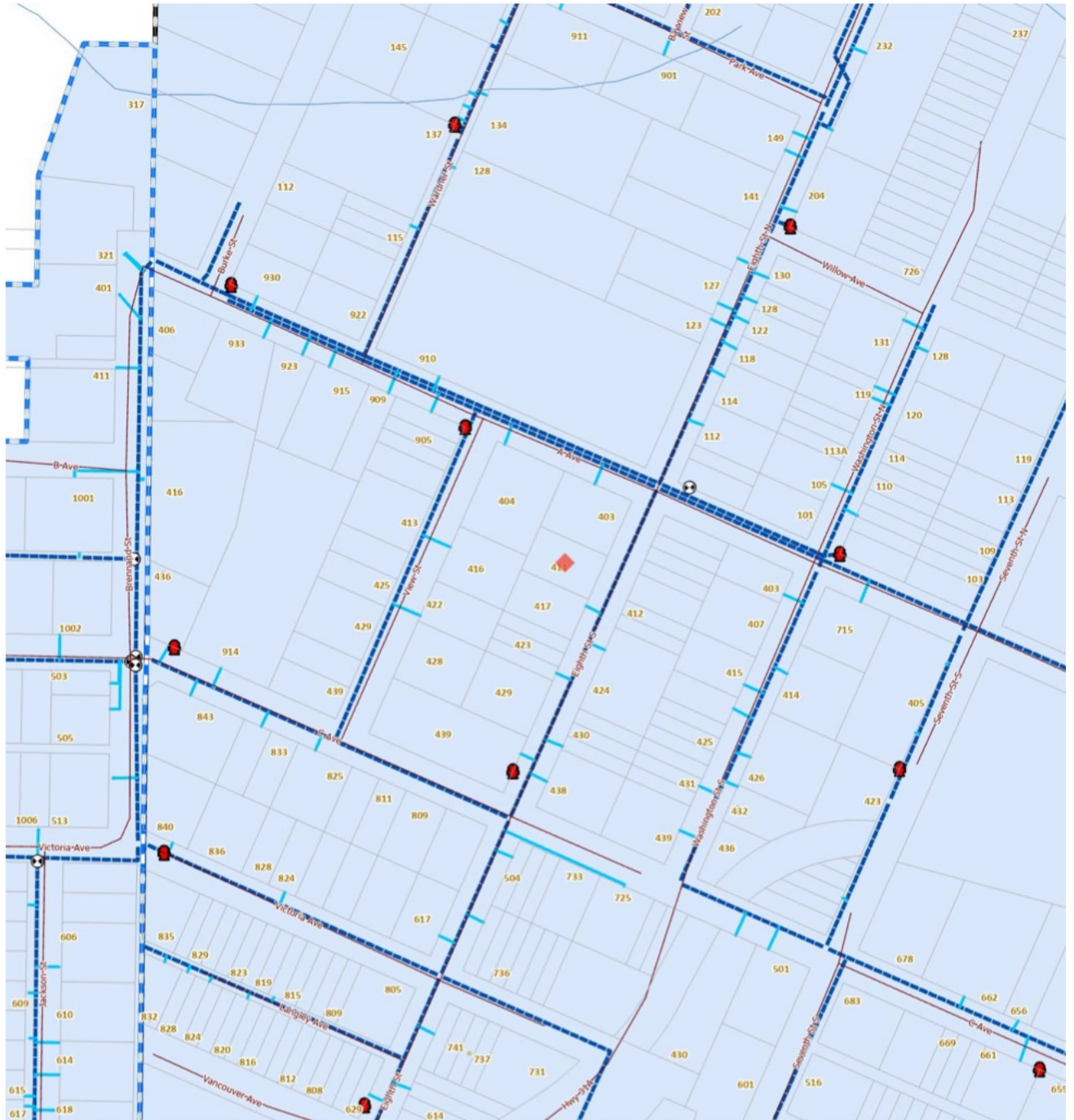
SCHOOL CATCHMENT

| | Elementary | Nearest Middle | Secondary |
|-----------------|---------------|----------------|---------------|
| Catchment | J V Humphries | Trafalgar | J V Humphries |
| School District | SD 8 | SD 8 | SD 8 |
| Grades | K - 12 | 6 - 8 | K - 12 |

The enclosed information, while deemed to be correct, is not guaranteed.

UTILITIES MAP

Utilities



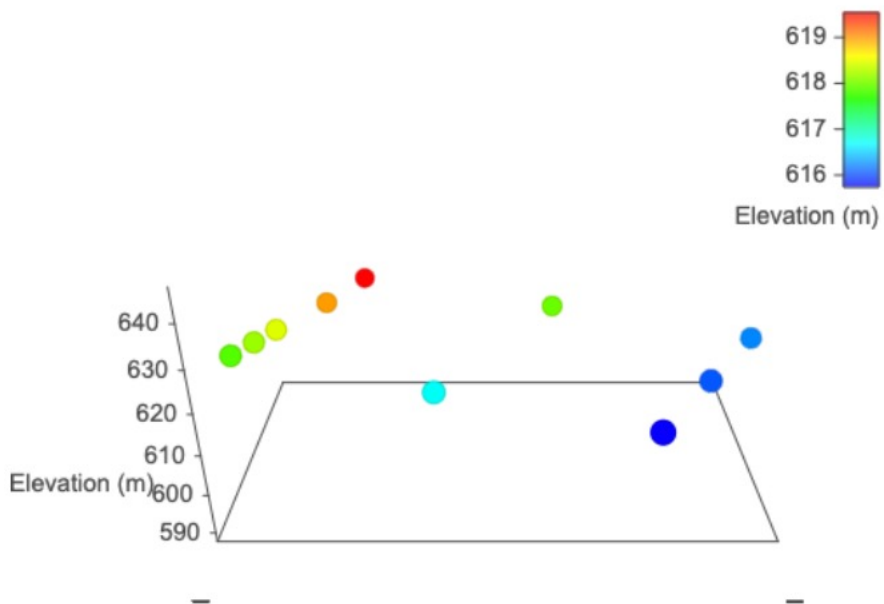
Legend

- | | | | |
|------------------|--------------------------|------------|---------------------------|
| Hydrant | Stand Pipe | Other | Valves |
| Main Line | MUNICIPAL OWNED | RDCK OWNED | Water Service Connections |
| Lakes and Rivers | Cadastre - Legal Parcels | RDCK Roads | Streams and Shorelines |
| | | | Civic Address |

ELEVATION



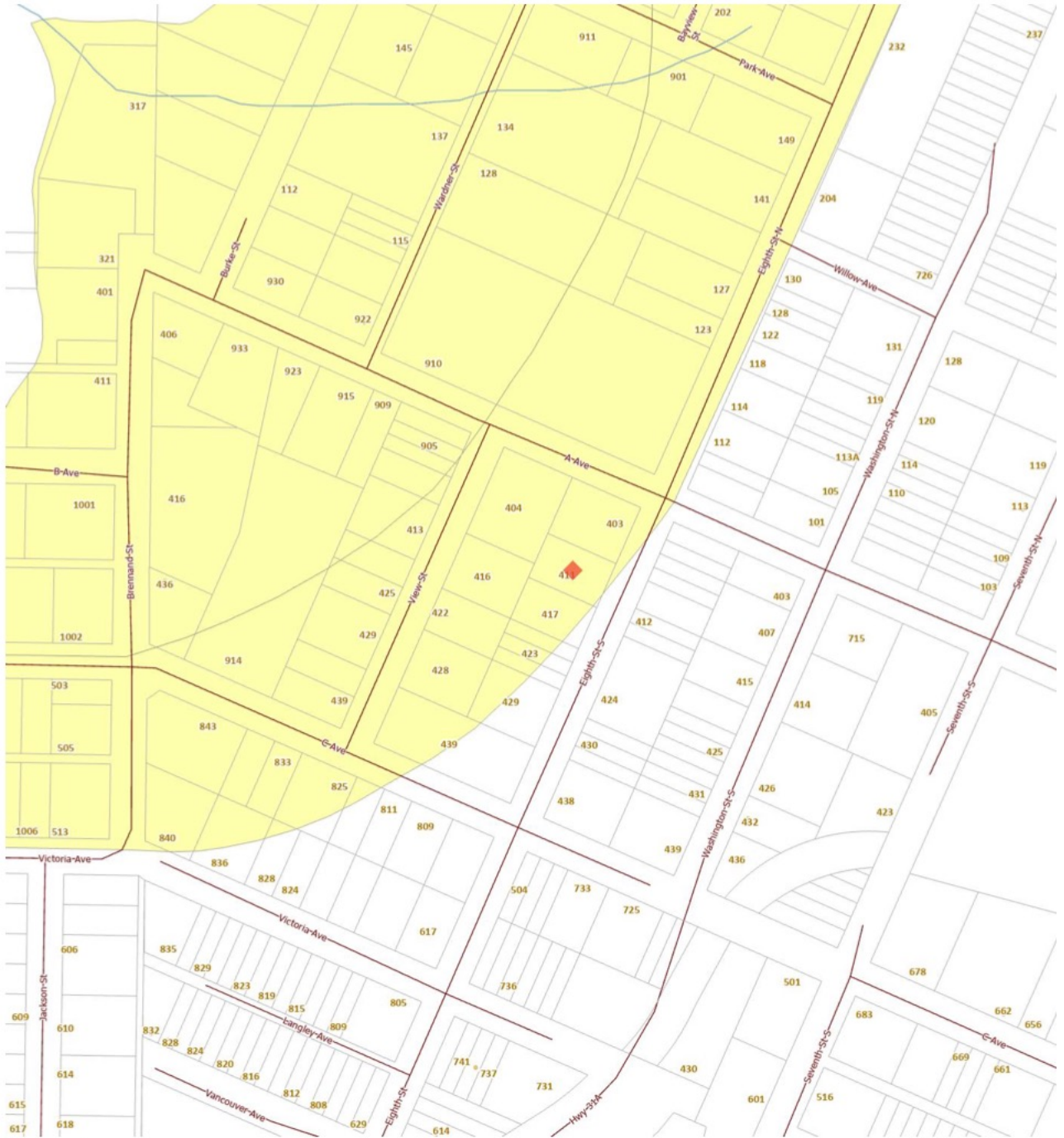
The lot dimensions shown are estimated and should be verified by survey plan.



Max Elevation: 619.54 m | Min Elevation: 615.73 m | Difference: 3.80 m

FLOOD MAP

Flood and Hazard



Legend

- Flood Construction Levels - 1990
- Non Standard Flooding Erosion Area
- Slide Hazard
- Slokan Valley GeoHazard
- Streams and Shorelines
- Lakes and Rivers
- Cadastre - Legal Parcels
- RDCK Roads
- Civic Address

ZONING

ZONING REGULATIONS

R-1 – SINGLE FAMILY AND TWO FAMILY RESIDENTIAL

Permitted Uses

- a. Single Family Dwelling and Two Family Dwelling
- b. School, Church, Hospital, Personal Care Facility and Day Care
- c. Public buildings and uses
- d. Accessory Uses and Buildings
- e. Home occupation
- f. Bed and Breakfast , subject to the regulations in section 2.9.
- g. Carriage House/Secondary Suites, subject to regulations 2.13 or 2.10
- h. Short Term Rental Accommodation, subject to same regulations in Section 2.9 as Bed and Breakfast home occupations.

Lots created by Subdivision

- a. Single Family Dwelling:
 - i) Site area (minimum) – 464 square metres (4,994.5 square feet)
 - ii) Street Frontage (minimum) – 15 metres (49.2 feet)
- b. All other uses (including duplexes and semi-detached dwellings):
 - i) Site Area (minimum) – 765 square metres (8,234 square feet)
 - ii) Street Frontage (minimum): - 22 metres (72.2 feet)

Height

- a. Building height (maximum) - 10m

Setbacks and Projections

- a. Front Yard setback (minimum) - 7.5m
- b. Rear Yard setback (minimum) - 4.5m
- c. Side Yard setback (minimum) - 1.5m from interior lot line
- d. Side Yard setback (minimum) - 4.5m from exterior lot line
- e. Projections (maximum) - 0.6m into setback

Site Coverage, Open Site Space and Parking

- a. Site coverage (maximum) - 40%
- b. Open site space (minimum) - 30% of the area of a lot and 33% of a rear yard
- c. Parking - Subject to the regulations in Section 4

COMMUNITY INFORMATION

| Type | Centre | Distance (km) | Driving Time |
|-------------------------------------|--|---------------|--------------|
| School | J.V. Humphries, Kaslo | 230m | 1 min |
| Shopping | Front Street, Kaslo | 1 | 4 min |
| Airport | West Kootenay Regional Airport, Castlegar | 110 | 1 hr 34 min |
| | Trail Regional Airport | 147 | 1 hr 59 min |
| Major Cities | Kelowna, BC | 335 | 4 hr 37 min |
| | Nelson, BC | 69.5 | 1 hr 4 min |
| | Spokane, WA | 307 | 4 hr 2 min |
| | Cranbrook, BC | 227 | 3 hr 30 min |
| | Calgary, AB | 604 | 7 hr 12 min |
| | Vancouver, BC | 727 | 8 hr 26 min |
| Hospital/ Medical Centre | Victorian Community Health Centre, Kaslo | 600m | 4 min |
| | North Kootenay Lake Community Services | 1 | 3 min |
| | Kootenay Boundary Regional Hospital, Trail | 140 | 1 hr 58 min |
| | Kootenay Lake Hospital, Nelson | 69.1 | 1 hr 3min |
| Dentist | Kootenay Lake Dental Clinic, Nelson | 68.8 | 1 hr 2 min |
| | Nelson Ave Dental Clinic, Nelson | 67.4 | 59 min |
| | Silverton Dental Clinic, Silverton | 51.4 | 48 min |
| Postal Services | Canada Post, Kaslo | 650m | 2 min |
| Library | Kaslo Library | 950m | 3 min |

Kaslo

Kaslo, with a population of just 1,000 is actually the largest community on the main body of Kootenay Lake. Kaslo is nestled in a valley, surrounded by a lush forest and Kootenay Lake. Downtown is thriving with artisans and artists, and a beautiful park with pristine beaches lines the village. Heritage buildings have been lovingly restored, along with the S.S. Moyie, the world's oldest intact sternwheeler.

The area's waterways and surrounding mountains provide plenty of opportunity for outdoor adventure.

Outdoor Recreation

Explore Kootenay Lake in a powerboat, sailboat, kayak, or canoe. Renting a houseboat from Kaslo's Shipyard's fleet is another option. Go hiking on groomed trails or wilderness terrain in provincial parks. There are no less than five of these (and one rugged conservancy) nearby, including the stunning Kokanee Glacier Provincial Park. Boating, sport fishing, swimming, water-skiing, kayaking, canoeing, scuba diving, hiking, mountain & tour biking, ATV touring, golfing, horseback riding, cross-country skiing, snowmobiling, cat-skiing, heli-skiing, paragliding.

| Weather | |
|-------------------------------------|------------------------------------|
| Average Yearly Rainfall (mm): 698 | Average Yearly Snowfall (cm): 188 |
| Average Highest Temperature (c): 25 | Average Lowest Temperature (c): -5 |

COMMUNITY INFORMATION

Recreational Facilities

Facilities in and around Kaslo include a 9 hole golf course, Ice Arena for public skating, hockey and curling, a number of Provincial Parks and campgrounds, a skateboard park, public beaches, tennis courts and riding arena.

Historic and Heritage Sites

Kaslo village itself is home to several important historic and heritage sites including the SS Moyie, the world's oldest intact passenger sternwheeler. Its restoration has been passionately pursued by spirited volunteers for more than half a century. Abroad the SS Moyie enter a world of classic Victorian design and engineering and learn a whole lot about Kootenay Lake history.

Festivals and Events

Give a big round of applause to this tiny community for hosting an exceptionally charming jazz event.

The Kaslo Jazz Festival draws music-lovers from far and wide in August, as people come to see live music from international swing, blues and jazz musicians. The music festival has been staged every August since 1991. Audiences line the beach to enjoy incredible jazz music performed from a floating stage.

The IDidaRide and Run is another popular event for keen runners and mountain bikers, held in August. The event offers five events—three rides and two runs. The 41km is a ride only, while the 20km and 8.5km are ride or run events.

May Days is a century old Kaslo tradition, featuring maypole dancing, loggers' sports, and a parade that offers double the fun by circling the village centre twice.

Geography

The village of Kaslo is the largest community located on the main body of Kootenay Lake. Most of the village of Kaslo sits on the floodplain formed by the outflow of the Kaslo River. The remainder of the village is located on bench land above the downtown core. The village is framed by the Purcell Mountain Range to the east and the Selkirk Mountain Range to the west. Mount Loki (2,779m/9,117ft) rises dramatically across Kootenay Lake and is a popular hike for locals. The Selkirks are home to the Goat Range and Kokanee Glacier Provincial Parks. Both parks offer a full range of four season recreational opportunities.

Economy

Overall, the average employment rate of Kaslo, BC is growing at an average of 0.14% per year over the past 15 years. In the last two census, its employment rate grew by 9 per cent, an average growth rate of 4.57% from 2011 to 2016. A growing employment rate signals that competition between job applicants are intensifying and that finding a job is becoming harder. It can also mean lower tax revenues for governments in the next few years, as people will have lower incomes to be taxed.

Government

The Village of Kaslo is governed by a Mayor and four councillors and is administered by three professional staff.

PICTURES



RESOURCES

Kul Nijjar, Your Kootenay Property Matchmaker: <http://kootenaybc.com>

Village of Kaslo: <http://www.kaslo.ca/>

For land use and planning, business licensing, taxes, permits inside of the Village of Kaslo limits.

Regional District of Central Kootenay: <http://www.rdck.ca/>

For building permits, land use and planning, fire services, parks and recreation etc. inside Areas A-K.

Chamber of Commerce: <http://www.kaslochamber.com/>

Kaslo and Area Guide: <http://visitkaslo.com/>

Municipal Garbage Collection: <http://www.kaslo.ca/content/municipal-waste-collection>

Municipal garbage collection is in on Tuesdays. Your garbage must be out by 8:00am to guarantee collection.

Bags must have an orange tag sold by either the Village Office or Kaslo Husky (Mohawk). The cost of a tag is the same as the tipping fee for a bag of residential garbage at the RDCK* transfer station. *There is no minimum number of bags covered by taxes or annual user fees. You must buy tags for all garbage that you put out.

Recycle BC blue container curbside collection is at no additional fee and is not funded through user fees or property taxation.

Waste Disposal: <http://www.rdck.ca/EN/main/services/waste-recycling>

Water Analysis: <https://kaslo.civicweb.net/filepro/documents/7399>

*Open latest Circulation Package for up-to-date water analysis reports

Health Care:

Victorian Community Health Centre: 250-353-2291 ext.5

Satellite TV Providers:

Shaw: <https://www.shaw.ca/tv/satellite-tv>

Internet

Kaslo infoNet Society: <https://kin.bc.ca/>

East Shore Internet Society: <http://www.eastshoreinternet.ca/>

Columbia Wireless: <http://columbiawireless.ca/>

Telus: <https://www.telus.com>

Hospital

Victorian Community Health Centre: <https://www.interiorhealth.ca>

Post Office

Canada Post: <https://www.canadapost.ca>