



**Agricultural Land Commission**  
133-4940 Canada Way  
Burnaby, British Columbia V5G 4K6  
Tel: 604-660-7000  
Fax: 604-660-7033  
www.alc.gov.bc.ca

January 5, 2005

Reply to the attention of Ron Wallace

Land and Water British Columbia Inc.  
3<sup>rd</sup> Floor – 3726 Alfred Avenue, Bag 5000  
Smithers, BC – V2G 2N0

Dear Sir/Madam:

RE: **Application #N-35540**  
**District Lot 1161, Block A, Range 5, Coast District;**

The Provincial Agricultural Land Commission (the "Commission") has now concluded its review of your application to include approximately 128 ha of the property described above into the Agricultural Land Reserve. The application was submitted pursuant to section 17(3) of the *Agricultural Land Commission Act* (the "ALCA").

The Commission writes to advise that it approved your application. The above noted property shown on the attached map is included within the Agricultural Land Reserve Plan of the Regional District of Bulkely-Nechako.

The decision noted above is recorded as Resolution **#591/2004**.

This is to replace our letter dated December 23, 2004.

With this approval, applicable Acts, regulations, bylaws of the local government continue to apply, along with the provisions of the Agricultural Land Commission Act and regulation.

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION

Per:

  
K. B. Miller, Chief Executive Officer

cc: Regional District of Bulkley-Nechako (#893)  
BC Assessment, Prince George  
Land Title - Kamloops

RW/lv/Encl.  
35540d1

Resolution #591/2004  
Application #B-35540-0

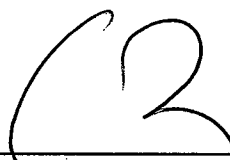
**CERTIFICATE OF ORDER # 591/2004  
PURSUANT TO THE AGRICULTURAL LAND COMMISSION ACT**

**Re: District Lot 1161, Block A, Range 5, Coast District**

I hereby certify that the Provincial Agricultural Land Commission, by Resolution #591/2004 dated the 1<sup>st</sup> day of December, 2004 approved an order under Section 17(3) of the *Agricultural Land Commission Act*, allowing the application to include the land and thereby amending the Agricultural Land Reserve Plan of the Regional District of Bulkley-Nechako.

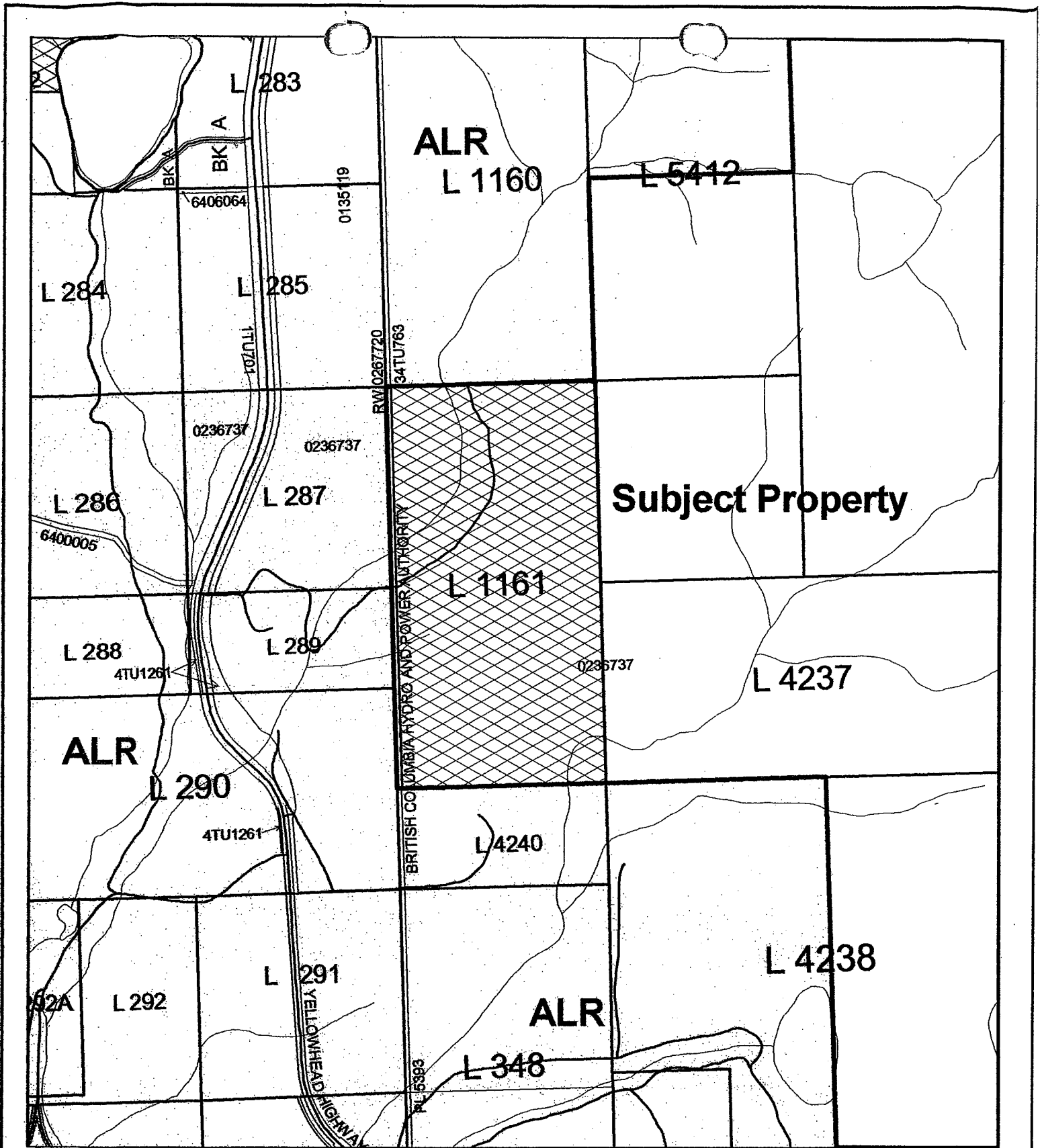
This is to replace the Certificate of Order 591/2004 dated December 23, 2004.

Dated at Burnaby, British Columbia, this 5<sup>th</sup> day of January 2005.



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K. B. Miller, Chief Executive Officer  
Provincial Agricultural Land Commission



**ALC CONTEXT MAP**  
**Application # 35540**

Map Scale: 1: 20000

Agricultural Land Commission  
 Application: B-35540  
 Resolution # 591/2004

ALC File #: 11-04-35540  
 BCGS Map Sheet #: 93L.047  
 Regional District: Bulkley-Nechako





**Staff Report**  
**Application # B – 35540-0**  
**Applicant: Land and Water British Columbia Inc.**

**DATE PREPARED:** November 18, 2004

**TO:** Chair and Commissioners –North Panel

**FROM:** Ron Wallace, Regional Research Officer

**PROPOSAL:** To include an agricultural lease into the ALR as a condition of crown grant.

This application is made pursuant to section 17 of the *Agricultural Land Commission Act*.

**BACKGROUND INFORMATION:**

There have been no previous applications in the immediate area.

This application is consistent with the Memorandum of Agreement between the Commission and the Crown Lands Branch.

**Local Government:**

Regional District of Bulkley-Nechako

**Parcel Identifier (PID) and Legal Description of Property:**

District Lot 1161, Block A, Range 5 Coast District;

**Location of Property:**

The property is located roughly 3 km north of Houston on Highway 16.

**Size of Property:**

128.0 ha

**Present use of the Property:**

Agricultural.

**Surrounding Land Uses:**

**NORTH:** Agriculture

**EAST:** Agriculture

**SOUTH:** Rural residential

**WEST:** Agriculture

**Agricultural Capability:**

Data Source: Agricultural Capability Map # 93L/7  
The majority of the property is identified as having Secondary ratings.

**Official Community Plan and Designation:**

Rural Resource (Ru) in the Houston Topley Rural OSP

**Zoning Bylaw and Designation:**

Rural Resource (RR1)

**LOCAL GOVERNMENT RECOMMENDATIONS/COMMENTS:**

The Regional Board recommends approval.

**Local Government Staff**

The Planning Department has no objection to this land, which is currently leased for agricultural purposes, being included in the ALR.

**OTHER COMMENTS:**

**District Agrologist, Ministry of Agriculture, Food and Fisheries**

"In regards to Land and Water BC Inc.'s application to include Block A, District Lot 1161, Range 5 Coast District, into the ALR, I recommend approval.

The land in question has been inspected and deemed arable by LWBC Professional Agrologist. Including previously unprotected arable land into the ALR provides a clear benefit to agriculture.

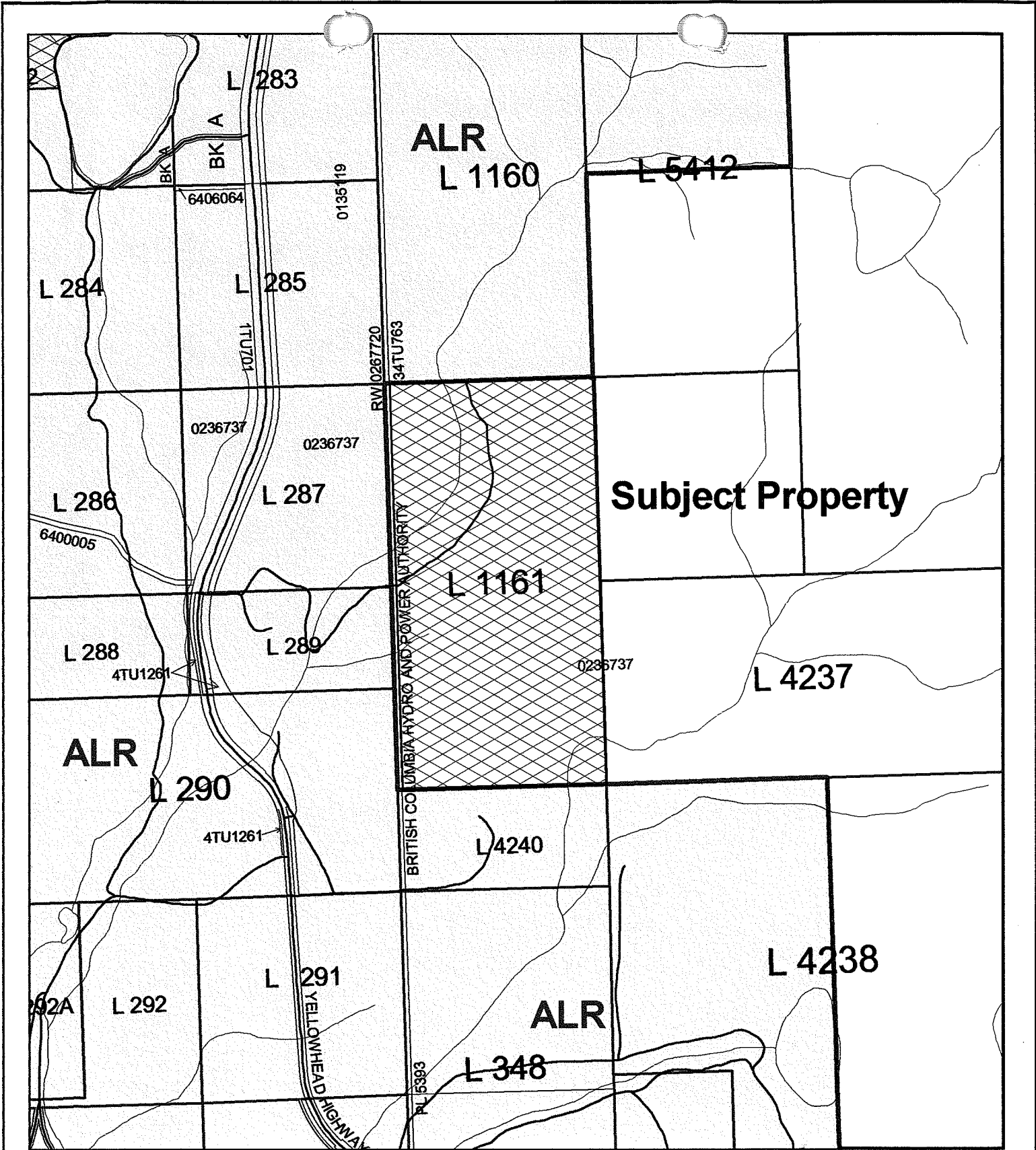
**STAFF RECOMMENDATIONS:**

Staff recommends approval given the land is being used for agriculture and has been recommended for inclusion into the ALR by the District Agriculturist.

**END OF REPORT**

 \_\_\_\_\_  
Director's Signature

\_\_\_\_\_ 22 November 2004  
Date



**ALC CONTEXT MAP**  
Application # 35540

Map Scale: 1: 20000

ALC File #: 11-04-35540

BCGS Map Sheet #: 93L.047

Regional District: Bulkley-Nechako