



**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

June 1, 2006

Reply to the attention of Simone Rivers

Gilbert & Sonja Schreyer  
5220 Westsyde Road  
Kamloops, B.C. V2B 8N4

Dear Mr. and Mrs. Schreyer:

Re: **Application # ZZ-36530**

1. **Lot 18, District Lot 444, Kamloops Division of Yale District, Plan 919, Except Parcel B on Plan 919**
2. **Amended Lot 18B (DDE5820F), District Lot 444, Kamloops Division of Yale District, Plan 919**

The Provincial Agricultural Land Commission (the "Commission") has now concluded its review of your application to adjust the boundaries of the above mentioned lots to create two lots of similar size. The application was submitted pursuant to section 21(2) of the *Agricultural Land Commission Act* (the "ALCA").

The Commission writes to advise that it approved your application subject to:

- the subdivision being in substantial compliance with the attached plan.
- compliance with applicable Acts, regulations, bylaws of the local government, and decisions and orders of any person or body having jurisdiction over the land under an enactment. The Commission suggests you contact the City of Kamloops at your earliest convenience.

The decision noted above is recorded as Resolution **#249/2006**.

Please send two (2) paper prints of the final survey plans to this office well in advance of commencing registration at the Land Titles Office. When the Commission confirms that the subdivision plan is acceptable and verifies that all conditions of approval have been met it will authorize the Registrar of Land Titles to accept the application for deposit of the plan. Please quote your application number in any future correspondence.

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION

Per:

Erik Karlsen, chair

cc: City of Kamloops (# 00017)

SBR/lv/Encl.  
36530d1

**MINUTES OF THE PROVINCIAL AGRICULTURAL LAND COMMISSION**

Minutes of a meeting held by the Provincial Agricultural Land Commission (the "Commission") on May 18, 2006 at the Plaza Heritage Hotel, 405 Victoria Street, Kamloops, B.C.

**PRESENT:** Grant Huffman Chair  
Holly Campbell Commissioner  
Frank Read Commissioner

**STAFF:** Simone Rivers, Regional Research Officer  
Martin Collins, Planner

**For Consideration**

Simone Rivers presented the staff report dated April 27, 2006 regarding application #ZZ-36530.

**Site Inspection**

A site inspection was not conducted.

**Commission Discussion**

The Commission had no objection to the boundary adjustment as both parcels are small.

**IT WAS**

**MOVED BY:** Commissioner Read  
**SECONDED BY:** Commissioner Huffman

THAT the staff report be received and the application to adjust the boundary of Lot 18, District Lot 444, Kamloops Division of Yale District, Plan 919, Except Parcel B on Plan 919

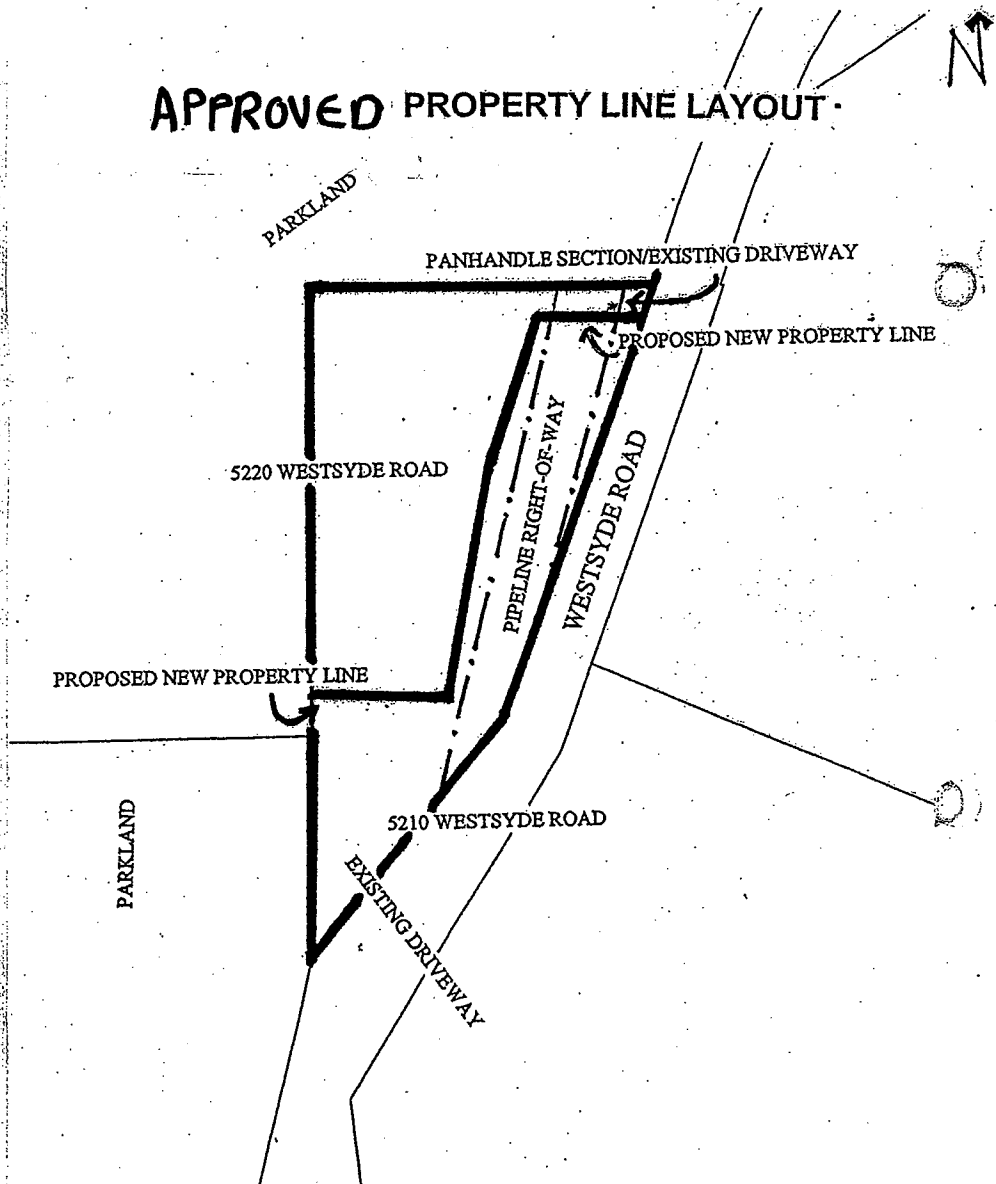
AND Amended Lot 18B (DDE5820F), District Lot 444, Kamloops Division of Yale District, Plan 919 so that the parcels are roughly the same size be allowed as requested.

This approval is subject to compliance with any other enactment, legislation or decision of any agency having jurisdiction.

CARRIED

Provincial Agricultural Land Commission  
Application: ZZ-36530-0  
Resolution # 249/2006

APPROVED PROPERTY LINE LAYOUT





**Staff Report**  
**Application # ZZ – 36530**  
**Applicant: Gilbert & Sonja Schreyer**

**DATE RECEIVED:** March 8, 2006

**DATE PREPARED:** April 27, 2006

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

**FROM:** Simone Rivers, Regional Research Officer

**PROPOSAL:** To adjust the boundary of the 0.8 ha parcel and the 0.5 ha parcel to create two new lots approximately the same size.

This application is made pursuant to section 21(2) of the *Agricultural Land Commission Act*.

**BACKGROUND INFORMATION:**

The purpose of the application is as follows:

1. to create legal lot frontage for the westerly property, as this currently does not exist
2. to provide additional developable area for the eastern lot, currently encumbered by a large pipeline right-of-way.

Both properties are currently owned by the same owner. There is currently a house on each property and the boundary adjustment will resolve an encroachment issue with an existing shed.

**Local Government:**

City of Kamloops

**Legal Description of Properties:**

1. PID: 001-878-433  
Lot 18, District Lot 444, Kamloops Division of Yale District, Plan 919, Except Parcel B on Plan 919
2. PID: 001-878-441  
Amended Lot 18B (DDE5820F), District Lot 444, Kamloops Division of Yale District, Plan 919

**Purchase Dates**

1. 1992
2. 2005

**Location of Property:**

5210 Westsyde Road (North of Kamloops on the west side of the North Thompson River)

**Size of Property:**

1.3 ha (The entire property is in the ALR).

**Present use of the Property:**

Residential

**Surrounding Land Uses:**

**WEST:** Parkland (ALR)  
**SOUTH:** Agriculture (ALR)  
**EAST:** Agriculture (ALR)  
**NORTH:** Parkland (ALR)

**Agricultural Capability:**

Data Source: Agricultural Capability Map # 921/16  
The majority of the property is identified as having Secondary ratings.

**Official Community Plan and Designation:**

The properties are designated as Agriculture.

**Zoning Bylaw and Designation:**

Zoning Bylaw No %-1-2001 designates the properties as A-1 (Agricultural)  
Minimum parcel size 8 ha.

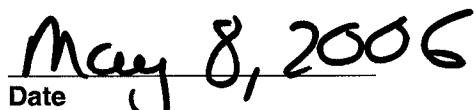
**LOCAL GOVERNMENT RECOMMENDATIONS/COMMENTS:**

**City of Kamloops Council:** Council had no objection for the application to proceed to the Agricultural Land Commission for consideration.

---

END OF REPORT

  
Signature

  
Date