



**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

December 6, 2006

Reply to the attention of Simone Rivers  
ALC File: ZZ-36980

Ministry of Transportation  
523 Columbia Street  
Kamloops, BC V2C 2T9

Dear Sir/Madam:

Re: Application for Transportation Corridor Use in the Agricultural Land Reserve

Please find attached the Minutes of Resolution # 637/2006 outlining the Commission's decision as it relates to the above noted application. As applicant it is your responsibility to notify impacted land owners accordingly.

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION

Per:

A handwritten signature in black ink, appearing to read 'Erik Karlsen', is written over the 'Per:' label. The signature is fluid and cursive.

Erik Karlsen, Chair

cc: Thompson-Nicola Regional District

SBR/lv/Encl.: Minutes/Sketch Plan  
36980d1



## MINUTES OF THE PROVINCIAL AGRICULTURAL LAND COMMISSION

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A meeting was held by the Provincial Agricultural Land Commission on November 23, 2006 at Quesnel City Hall, 410 Kinchant Street, Quesnel, B.C.

**PRESENT:** Grant Huffman    Chair, Interior Panel  
                 Holly Campbell    Commissioner  
                 Frank Read    Commissioner  
                 Simone Rivers     Staff

### For Consideration

**Application:**        # ZZ- 36980  
**Applicant:**           Ministry of Transportation & Highways  
**Proposal:**            To relocate the existing highway alignment further south to facilitate straightened/safer alignment of Trans Canada Highway in the vicinity of the east end of the four-lane section east of the viewpoint, approximately 27 km east of the Afton Interchange near Kamloops. A proposed underpass under the relocated highway will provide access corridor from the range land to the southeast of the highway to the Duffy Hayfield (wintering grounds).

**Legal:**

1. PID: 025-188-828  
    Lot 6, Section 27, Township 20, Range 20, West of the 6<sup>th</sup> Meridian, Kamloops Division Yale District, Plan KAP70224
2. PID: 025-188-801  
    Lot 5, Section 27, Township 20, Range 20, West of the 6<sup>th</sup> Meridian, Kamloops Division Yale District, Plan KAP 70224
3. The South ½ of the North West ¼ of Section 27, Township 20, Range 20, West of the 6<sup>th</sup> Meridian, Kamloops Division Yale District
4. Remainder of the North East ¼ of Section 27, Township 20, Range 20, West of the 6<sup>th</sup> Meridian, Kamloops Division Yale District
5. Remainder of the South ½ of Section 27, Township 20, Range 20, West of the 6<sup>th</sup> Meridian, Kamloops Division, Yale District

**Location:**            Approximately 27 km east of the Afton Interchange near Kamloops

### Site Inspection

A site inspection was not conducted. However, the Commission is familiar with the area under application and noted in discussion that there is a steep side hill in the area that will need to be modified for the re-alignment to take place.

### **Discussion**

The grazing rights to the Crown Land as well as the private land impacted by this application are owned by Kamlands Holdings, the company who is developing the area to the north of the proposed realignment. Kamlands Holdings submitted a letter in the application indicating that they are aware of and have no objection to the proposed road realignment. Additionally, the Commission contacted the rancher who is using the Crown land under application (through a sub-lease with the holder of the grazing rights). The person who is sub-leasing the area indicated that the re-alignment would not have a negative impact on his use of the property for ranching purposes.

### **Assessment of Agricultural Capability**

The property has agricultural capability and is appropriately designated as ALR. The property is currently used for grazing.

### **Assessment of Impact on Agriculture**

The road realignment will smooth a dangerous curve. The Commission does not believe the proposal would impact existing or potential agricultural use of surrounding lands. The Commission notes that a cattle and pedestrian underpass is being installed by the Ministry of Transportation as a part of this project.

### **Conclusions**

That while the land under application has agricultural capability and is appropriately designated as ALR the proposal will not impact agriculture.

### **IT WAS**

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

THAT the application be allowed as proposed.

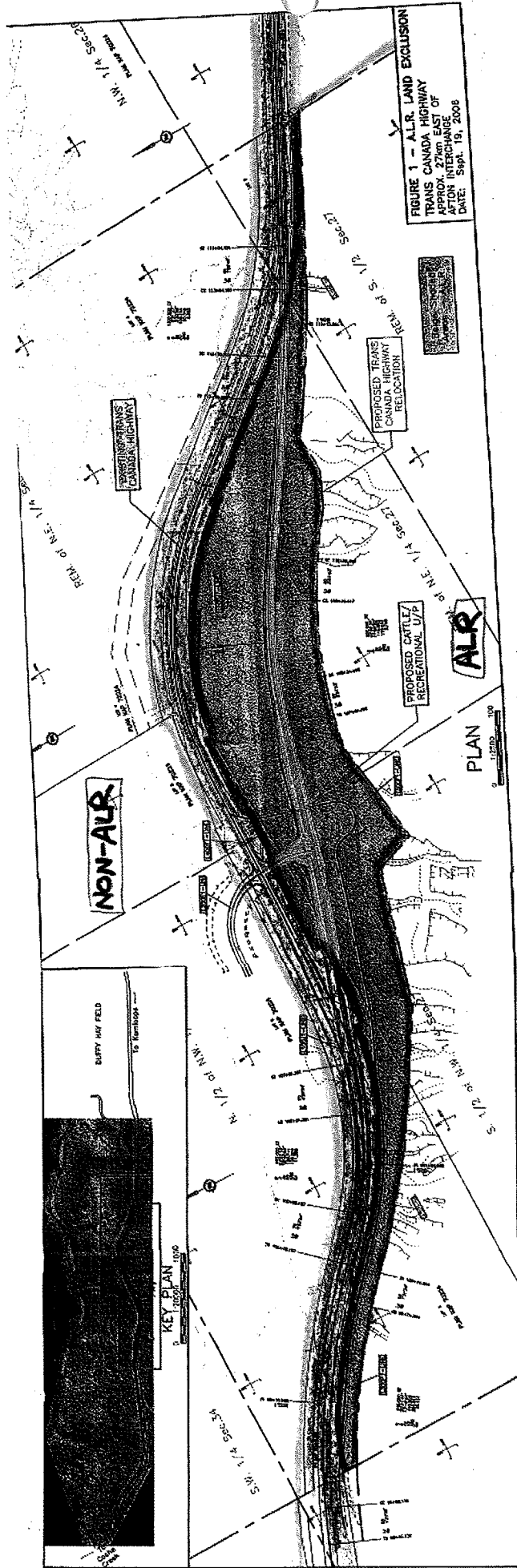
AND THAT the approval is subject to the following conditions:

- The road dedication be in substantial compliance with the plan submitted with the application.

This decision does not relieve the owner or occupier of the responsibility to comply 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.

### **CARRIED**




**Resolution # 637/2006**



**Provincial Agricultural Land Commission**

Application ZZ-36980

Resolution # 637/2006

-  Existing highway
-  15.4 hectare area to be dedicated as road
-  Location of realigned highway



**Staff Report**  
**Application # ZZ – 36980**  
**Applicant: Ministry of Transportation**

**DATE RECEIVED:** September 29, 2006

**DATE PREPARED:** November 8, 2006

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

**FROM:** Simone Rivers, Land Use Planner

**PROPOSAL:** To relocate the existing highway alignment further south to facilitate straightened/safer alignment of Trans Canada Highway in the vicinity of the east end of the four-lane section east of the viewpoint, approximately 27 km east of the Afton Interchange near Kamloops. A proposed underpass under the relocated highway will provide access corridor from the range land to the southeast of the highway to the Duffy Hayfield (wintering grounds).

This application is made pursuant to Section 6 of BC Regulation 171/2002  
(*Agricultural Land Reserve Use, Subdivision and Procedure Regulation*).

**BACKGROUND INFORMATION:**

**Local Government:**

Thompson-Nicola Regional District

**Legal Description of Properties:**

1. PID: 025-188-828  
Lot 6, Section 27, Township 20, Range 20, West of the 6<sup>th</sup> Meridian, Kamloops Division Yale District, Plan KAP70224
2. PID: 025-188-801  
Lot 5, Section 27, Township 20, Range 20, West of the 6<sup>th</sup> Meridian, Kamloops Division Yale District, Plan KAP 70224
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5. Remainder of the South ½ of Section 27, Township 20, Range 20, West of the 6<sup>th</sup> Meridian, Kamloops Division, Yale District

**Location of Properties:**

Approximately 27 km east of the Afton Interchange near Kamloops

**Area to be Dedicated as Road:**

15.4 ha

**Present use of the Property:**

Grazing

**Agricultural Capability:**

Data Source: Agricultural Capability Map # 92I/10  
The majority of the property is identified as having Prime Dominant ratings.

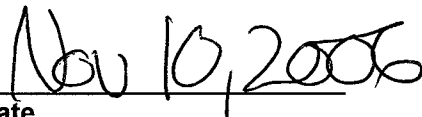
**ATTACHMENTS:**

- Letter from the Ministry of Transportation describing the proposal.
- Chart including the property legal descriptions as well as the amount of land from each property to be dedicated. (Submitted by the Ministry of Transportation)
- Sketch Plan showing proposed new highway alignment.
- ALC Context Map 92I/10 - 1:50,000 (Created by ALC Staff)
- Airphoto - 92I.077 - 1:20,000 (Created by ALC Staff)

**END OF REPORT**



Signature



Date