



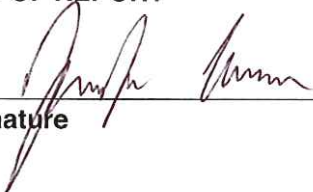
**Staff Report**  
**Application # O – 37546**  
**Applicant: Richard Trethewey**  
**Agent: Sharon Stewart**

The Commission requested that the applicant clarify where the dyke would be placed along the river and whether or not consolidation of the remainder with another property would be possible. In turn the applicants provided the attached email.

**ATTACHMENTS:**

Email from applicant

**END OF REPORT**

  
\_\_\_\_\_  
Signature

Oct. 26, 2007  
\_\_\_\_\_  
Date

## Carson, Jennifer ALC:EX

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**From:** SHERRY STEWART [coniagas@shaw.ca]  
**Sent:** Friday, October 26, 2007 1:58 PM  
**To:** Carson, Jennifer ALC:EX  
**Cc:** coniagas@shaw.ca  
**Subject:** RE: Attention Jennifer Carson ALC File: #0-37546

Hi Jennifer--After a discussion with Tony Pellet, I think we can address the concern of the Commissioners:

If a dike were to be built on the south side of the river, we believe it could be accommodated in two ways:

1) **Along the river north of Richard's home, between the south bank of the river and his house.** There is approx. 31 meters between the north side of his home and the river bank. As the height of the land here is close to the top of the north bank dike there would be a need for only a small increase of height from the current elevation to make an adequate dike height, which could be achieved by a raised roadway of a couple of feet.

It is our intention to have the new property boundary well south of the dike to allow for the river setbacks to protect the river rights, so we will be putting the line as close to the house as Municipal setbacks would allow. Therefore, there should be adequate room to accommodate any future dike corridor, between the river and homesite.

2) The dike could also be accommodated by swinging to the south of the homesite lot, connecting to 216th street south of the river.

A second issue discussed was that the lot north is owned by Coniagas Ranches Ltd. be added to the remainder of the severed lot. As the remaining portion of the south lot would be bought by Sherry Stewart personally and the severed portion would be retained by Richard Trethewey, an addition to the Coniagas Ranches lot would not work.

In closing there has been no interest expressed locally to us for a need or desire for a southern dike, but any future dike plan would not be hindered by a successful homesite severance of these lands.

Hope this helps,

Sherry Stewart