



Agricultural Land Commission
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April 1, 2008

Reply to the attention of Jennifer Carson
ALC File: L-37919

George and Jean Terpsma
8621 Pighin Road
Cranbrook, BC V1C7C9

Dear Mrs. and Mr. Terpsma:

Re: Application to Subdivide land in the Agricultural Land Reserve

Please find attached the Minutes of Resolution # 116/2008 outlining the Commission's decision as it relates to the above noted application.

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION

Per:


Erik Karlsen, Chair

cc: Regional District of East Kootenay (P707-428)

Enclosure: Minutes

Assessment of Other Factors

The Commissioners commented that it was refreshing to see someone actively pursuing agricultural operations and were impressed with the enthusiasm Mrs. Terpsma demonstrated. However, while the Commission has compassion for the personal and financial situation of Mrs. Terpsma, this type of rationale cannot be the basis of a decision. As an alternative option, the Commission would like to inform Mrs. Terpsma that under Policy #8: Permitted Uses in the ALR: Residential Use, a family member can place a modular home as a second dwelling on a property within the ALR for the use of a family member. The Commission believes that this Policy would allow Mrs. Terpsma to meet her objectives, without the creation of a small residential lot into the area which could potentially have an adverse impact on the surrounding agricultural land in the future.

Conclusions

1. That the land under application has agricultural capability and is appropriately designated as ALR.
2. That the land under application is suitable for agricultural use.
3. That the proposal will impact agriculture.
4. That the proposal is inconsistent with the objective of the *Agricultural Land Commission Act* to preserve agricultural land.

IT WAS

MOVED BY: Commissioner Griffin
SECONDED BY: Commissioner Marshall

THAT the application be refused.

CARRIED

Resolution # 116/2008