



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

July 7, 2008

Reply to the attention of Simone Rivers
ALC File: W-38007

Scott and Denise Linley
Box 184 - 4618 Old Alaska Highway
Farmington, BC V0C 1N0

Dear Mr. and Mrs. Linley:

Re: Application to Subdivide land in the Agricultural Land Reserve

Please find attached the Minutes of Resolution # 335/2008 outlining the Commission's decision as it relates to the above noted application.

Please send two (2) paper prints of the final survey plans to this office. When the Commission confirms that all conditions have been met, it will authorize the Registrar of Land Titles to accept registration of the plan.

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION

Per: 
Erik Karlsen, Chair

cc: Peace River Regional District (007/2008)

Enclosure: Minutes/Sketch Plan

SBR/
i/38007d1

Proposal Map

File No.: W-38007

Provincial Agricultural Land Commission

Application W-38007
Resolution # 335/2008



Approved subdivision into one ± 4 ha lot.



Scale: 1: 10,507
BCGS Mapsheet(s): 93P.098



MINUTES OF THE PROVINCIAL AGRICULTURAL LAND COMMISSION

A meeting was held by the Provincial Agricultural Land Commission on June 19, 2008 at the offices of the Peace River Regional District, Dawson Creek, B.C.

PRESENT:	William Norton	Chair, North Panel
	Denise Dowswell	Commissioner
	John Kendrew	Commissioner
	Simone Rivers	Staff

For Consideration

Application: # W- 38007
Applicant: Scott and Denise Linley
Proposal: To subdivide a piece from two (2) quarter-sections and consolidate them to create a 5 ha lot with property boundaries along a creek and the Old Alaska Highway.
Legal:
1. PID: 014-478-340
The South East 1/4 of Section 23, Township 80, Range 17, West of the 6th Meridian, Peace River District, EXCEPT Plans A938 and 18475
2. PID: 007-706-456
South West 1/4 of Section 23, Township 80, Range 17, West of the 6th Meridian, Peace River District, EXCEPT Parcel A (Plan 20893) and Plans A938, 18475 and PGP35402
Location: Located along the Old Alaska Highway, less than a mile south of the Old Kiskatinaw River Bridge. About 27 km northwest of Dawson Creek and 30 km south of Taylor.

Site Inspection

A site inspection was conducted on June 17, 2008. Those in attendance were:

- William Norton Chair, North Panel
- Denise Dowswell Commissioner
- John Kendrew Commissioner
- Denise Linley Applicant

The Commission met the applicant who explained the proposal and showed the Commission the location of the proposed lot. The triangular shaped lot was located between the creek and the road and

Ms. Linley confirmed that the staff report dated June 4, 2008 was received and no errors were identified.

Discussion

The Commission reviewed the proposal and had no objections to the proposed subdivision on the grounds that the proposed property was partially outside of the ALR, the subdivision resolved an existing encroachment and that the proposed new lot was separated from the remainder by a creek. The Commission did not believe that the proposed lot would have a negative impact on surrounding agricultural operations.

IT WAS

MOVED BY: Commissioner Kendrew
SECONDED BY: Commissioner Dowswell

THAT the application be allowed.

AND THAT the approval is subject to the following conditions:

- the subdivision be in substantial compliance with the plan submitted with the application
- the subdivision must be completed within three (3) years from the date of this decision.

AND THAT Resolution # 1064/1980 is hereby rescinded.

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 # 335/2008