



**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 10<sup>th</sup>, 2010

Reply to the attention of Simone Rivers  
ALC File: 51724

Albert and Barbara Simmons  
Site 4A Comp 8, RR #2  
Burns Lake, BC  
V0J 7E0

Dear Sir/Madam:

**Re: Application to Subdivide within the Agricultural Land Reserve**

Please find attached the Minutes of Resolution # 2485/2010 and a sketch plan 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.

Other approvals may be necessary. Prior to proceeding, the Commission suggests you contact your local government.

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION

Per:

A handwritten signature in blue ink, appearing to read 'Brian Underhill', is written over a horizontal line.

Brian Underhill, Executive Director

Enclosure: Minutes/Sketch Plan

cc: Regional District of Bulkley Nechako File: #1092

MC/51724d1



### **Assessment of Agricultural Suitability**

The Commission assessed whether external factors such as encroaching non-farm development have caused or will cause the land to become unsuitable for agriculture. The Commission does not believe there are external factors that render the land unsuitable for agricultural use. The property lies in a remote rural area, characterized by farm operations and rural residences.

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

The Commission also assessed the impact of the proposal against the long term goal of preserving agricultural land. The Commission believes the proposed subdivision would not affect existing or potential agricultural use of surrounding lands because the subject property is located on the edge of the ALR and is not adjoined by any active farm operations.

### **Conclusions**

1. That the land under application has very limited agricultural capability and is largely unsuitable for agricultural use.
2. That the proposed subdivision will not impact agriculture.

### **IT WAS**

**MOVED BY:** Commissioner William Norton

**SECONDED BY:** Commissioner Jim Collins

THAT the application to subdivide a 2 ha lot from the 10 ha subject property be allowed.

AND THAT the approval is subject to the following conditions:

- the subdivision must be completed within three (3) years from the date of this decision.

This decision does not relieve the owner or occupier of the responsibility to comply with applicable Acts, regulations, bylaws of the local government. This includes zoning, subdivision, or other land use bylaws, and decisions of any authorities that have jurisdiction under an enactment.

### **CARRIED**

**Resolution # 2485/2010**

