



**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

October 26, 2005

Reply to the attention of Ron Wallace

Chris and Gertrude Williams  
1271 Knight Road  
Comox, BC – V9M 3T2

Dear Sir/Madam:

**Re: Application #I-35838  
Parcel C (DD35424I), District Lot 217, Comox District, EXCEPT That part  
which lies to the North of the Northerly Limit of the Knight Road Diversion  
as the same is shown on Plan 406 RW**

Further to your letter of 26 July 2005, the Commission, acting under section 33 of the *Agricultural Land Commission Act*, has reconsidered the above noted application.

In your letter you expressed concern that when you have to stop farming, you may not have another five years left to complete your homesite severance. In light of this concern the Commission is prepared to alter its decision, by Resolution 99/2005, for the condition 'that the homesite lot not be sold for five (5) years except in the case of estate settlements'. Instead the Commission will support the condition that the homesite lot is not to be sold for five years from the date the application was initiated (i.e., 25 September 2004) except in the case of estate settlements. Except for this change all other conditions of approval as outlined in the Commission's letter dated 21 March 2005 still apply.

The decision noted above is recorded as Resolution **#561/2005**.

The land referred to in the application continues to be subject to the provisions of the Act and regulations except as provided by this approval.

Please quote your application number in any future correspondence.

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION

Per:

Erik Karlsen, Chair

cc: Regional District of Comox Strathcona – ALR-3B-034  
Approving Officer, Ministry of Transportation, Nanaimo  
BC Assessment, Courtenay

RW/lv/35838d2

MINUTES OF THE PROVINCIAL AGRICULTURAL LAND COMMISSION

Minutes of a meeting held by the Provincial Agricultural Land Commission (the "Commission") on September 28, 2005 in Nanaimo, B.C.

<b>PRESENT:</b>	Lorne Seitz	Chair
	David Craven	Commissioner
	Donald Rugg	Commissioner

**STAFF:** Ron Wallace, Regional Research Officer

For Consideration

Ron Wallace presented a letter dated 26 July 2005 from the applicants, Chris and Gertrude Williams. The original application is to subdivide off a 2 ha area of land adjacent to Knight Road under the Commission's HSP. The application was approved subject to the conditions of the HSP. In the above noted letter the applicants are concerned about the condition that the homesite lot not be sold for five years except in the case of estate settlements. The applicants wish to continue farming the whole parcel, and their concern is, when they do have to stop farming, they may not have another five years left to sell their homesite.

**Commission Discussion**

In light of the applicants' concern the Commission is prepared to alter this condition of its homesite severance policy. Instead, the homesite lot is not to be sold for five years from the date the application was initiated (i.e., 25 September 2004) except in the case of estate settlements.

**IT WAS**

**MOVED BY:** Commissioner D. Craven

**SECONDED BY:** Commissioner D. Rugg

THAT the request (i.e., letter dated 26 July 2005) be received by the applicants to alter the stated condition of the Commission's homesite severance policy. The Commission now requires the homesite lot not to be sold for five years from the date the application was initiated (i.e., 25 September 2004) except in the case of estate settlements.

This approval is subject to compliance with any other enactment, legislation or decision of any agency having jurisdiction.

CARRIED