

March 23, 2006

Agricultural Land Commission 133–4940 Canada Way Burnaby, British Columbia V5G 4K6 Tel: 604-660-7000

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Reply to the attention of Simone Rivers

Monica Koewn
Roy Northern Land and Environmental Ltd.
#207, 10139 – 100 Street
Fort St. John, B.C. V1J 3Y6

Dear Ms. Koewn:

Re: Application # W-36497

The North West 1/4 of Section 22, Township 113, Peace River District

The Provincial Agricultural Land Commission (the "Commission") has now concluded its review of your application build a wellsite and access road on the property described above. The application was submitted pursuant to section 20(3) of the *Agricultural Land Commission Act* (the "ALCA").

The Commission writes to advise that it approved your application subject to:

T,

- the new oil and gas uses being restricted to the 2.51 ha area identified on the attached plan.
- compliance 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. The Commission suggests you contact the Peace River Regional District at your earliest convenience.

The decision noted above is recorded as Resolution #120/2006.

Please quote your application number in any future correspondence.

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION

Per:

Erik Karlsen, Chair

cc: Peace River Regional District (03/2006)

RW/lv/Encl. 36497d1.

TALISMAN ENERGY INC. SKETCH OF OIL & GAS ACTIVITIES ON NW 1/4 Sec. 22 15m Pipeline R/W Plan PGP45548 & Ref. Plan PGP45552 Existing 20m Talisman Road Ref. Plan BCF **PROPOSED** 15m X 15m CORNER CUTOFF WELLSITE/COMPRESSOR TALISMAN HZ BUICK d-A73-I/94-A-11 d-B73-I/94-A-11 Pipeline R/W 夺 PROPOSED -20m X 530m Talisman Pipeline RW Plan BCP **ACCESS ROAD** NW 1/4 72 Sec. 22 73 Tp. 113 **WELL LOCATION** TALISMAN ET AL BUICK b-72-I/94-A-11 BLOCK I, GROUP 94-A-11 **SCALE 1:5000**

PARCEL: NW 1/4 Sec. 22, Tp. 113, P.R.D.

PID: 004-556-674

Provincial Agricultural Land Commission

Application: # W-36497-0 Resolution # 120/2006

A.L.R. AREA TABLE INSIDE N.W. ¼ Sec. 22, Tp. 113, P.R.D.			
·	NEW DISTURBANCES	EXISTING DISTURBANCES	TOTAL
LEASE	1.44 ha.	2.63 ha.	4.07 ha.
ACCESS ROAD	1.07 ha.	2.99 ha.	4.06 ha.
TOTAL	2.51 ha.	5.62 ha.	8.13 ha.



Approved 2.51 ha area (total) for Oil and Gas uses (new wellsite and access road)

-2344-00-SP	Rev. No. 0

MINUTES OF THE PROVINCIAL AGRICULTURAL LAND COMMISSION

Minutes of a meeting held by the Provincial Agricultural Land Commission (the "Commission") on March 9, 2006 at the Woodlands Inn, 3995 50th Avenue South, Fort Nelson, B.C.

PRESENT:

Frank Read

Chair

Harold Kerr

Commissioner

ABSENT:

John Kendrew

Commissioner

STAFF:

Simone Rivers, Regional Research Officer

Martin Collins, Planner

For Consideration

Simone Rivers presented the staff report dated February 27, 2006 regarding application #W- 36497-0.

Site Inspection

A site inspection was not conducted

Commission Discussion

The Commission had no objection to the proposal on the grounds the proposed works were not much larger than the 7 ha area allowed by the delegation agreement between the Agricultural Land Commission and the Oil and Gas Commission

IT WAS

MOVED BY:

Commissioner Read

SECONDED BY:

Commissioner Kerr

THAT the staff report be received and the application to build a wellsite and access road on the property described as the North West ¼ of Section 22, Township 113, Peace River District be allowed as proposed.

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

CARRIED



Staff Report Application # W – 36497 - 0 Applicant: Bruce & Jackquline Roberts Agent: Roy Northern Land Service Ltd.

DATE RECEIVED: February 22, 2006

DATE PREPARED: February 27, 2006

TO:

Chair and Commissioners - North Panel

FROM:

Simone Rivers, Regional Research Officer

PROPOSAL:

To build a wellsite on the property. This increases the total area of oil and

gas activity on the property beyond the 7 ha allowed under the

Commission's delegation agreement with the Oil and Gas Commission.

This application is made pursuant to section 21(2) of the Agricultural Land

Commission Act.

BACKGROUND INFORMATION:

The applicants are proposing to build an access road and a well site on the property. The total area of the new activity is 2.5 ha. There is already a 3 ha access road and a 2.4 ha wellsite compressor station on the quarter section. Because the total of these works is 8.13 ha the applicants exceeds the 7 ha area for oil and gas activity per quarter section as defined in the delegation agreement with the Oil and Gas Commission.

Local Government:

Peace River Regional District

Legal Description of Property:

PID: 004-556-674

The North West ¼ of Section 22, Township 113, Peace River District

Location of Property:

North of Fort St. John northeast of Blueberry Hill Indian Reserve west of Buick.

Size of Property:

64 ha (The entire property is in the ALR).

Present use of the Property:

One wellsite compressor. The southern half of the property has been partly cleared; however, the area proposed for development has not been cleared.

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Re: Application # W-36497-0

Surrounding Land Uses:

SOUTH: Forested (ALR)

WEST: Forested range land (ALR)

EAST: Forested (ALR) **NORTH:** Pasture (ALR)

Agricultural Capability:

Data Source: Agricultural Capability Map # 94A/11

The majority of the property is identified as having Secondary ratings.

Official Community Plan and Designation:

North Peace OCP Bylaw No. 820 (1996) designates the property as "Rural Resource - Agricultural"

Zoning Bylaw and Designation:

Peace River Regional District Zoning Bylaw No 1000 (1996) designates the property as A-2 (Large Holding Zone)
Minimum Parcel Size 63 ha.

LOCAL GOVERNMENT RECOMMENDATIONS/COMMENTS:

Peace River Regional District Board: The Regional Board forwarded the application with the following resolution: "That the Regional Board support this proposed non-farm use application and authorize it to proceed to the Agricultural Land Reserve (sic) Commission, on the basis that the proposal complies with both the Official Community Plan and the Zoning By-laws."

END OF REPORT

Signature

Feb 27,2006