



**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

March 23, 2006

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 ¼ 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:

- 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:

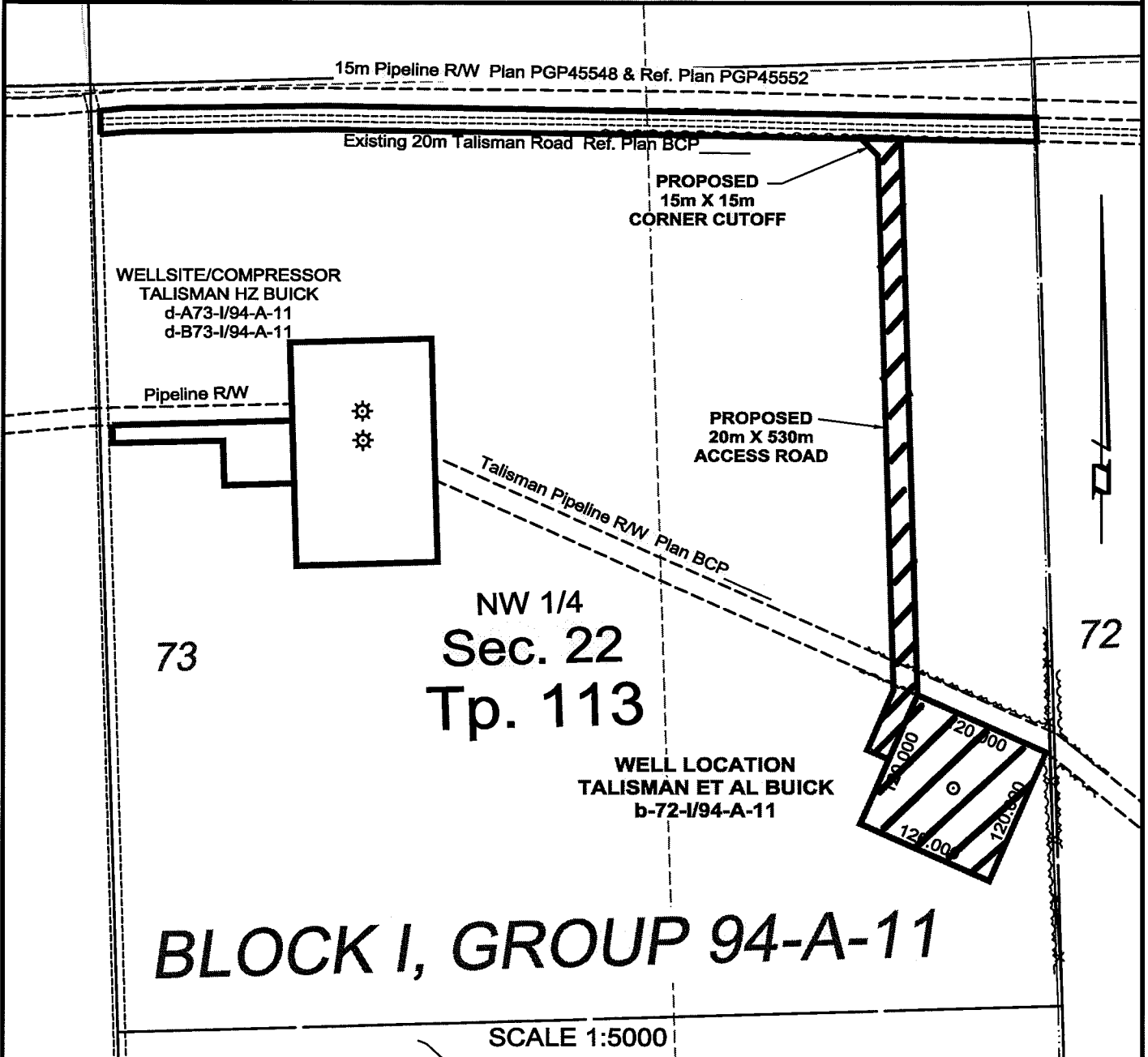
Erik Karsen, Chair

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



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. 1/4 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





**Staff Report**  
**Application # W – 36497 - 0**  
**Applicant: Bruce & Jackqueline 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.

**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.

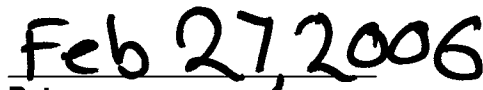
**LOCAL GOVERNMENT RECOMMENDATIONS/COMMENTS:**

**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."*

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END OF REPORT

  
Signature

  
Date