



Agricultural Land Commission
133-4940 Canada Way
Burnaby, British Columbia V5G 4K6
Tel: 604 660-7000
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www.alc.gov.bc.ca

August 15, 2006

Reply to the attention of Gordon Bednard
ALC File #O - 36635

City of Richmond
6911 No. 3 Road
Richmond, BC V6Y 2C1

Attention Mr. Holger Burke

Dear Mr. Burke:

Re: Application to Exclude land from the Agriculture Land Reserve
Your File: AG 05-312731

Please find attached the Minutes of Resolution #401/2006 outlining the Commission's decision as it relates to the above noted application.

By way of a copy of this letter the Commission advises the Registrar of Land Titles of its order to exclude the property from the Agricultural Land Reserve (ALR) thereby amending the ALR Plan of the Greater Vancouver Regional District. The Registrar is also asked to remove the ALR notation from the Certificate of Title.

The property which is the subject of the order is legally described as:

PID: 003-827-593

Parcel "A" (Explanatory Plan 11381) Lots 6 and 7, Except Part on Plan 49502, Section 6, Block 3 North, Range 5 West, New Westminster District, Plan 10210

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION

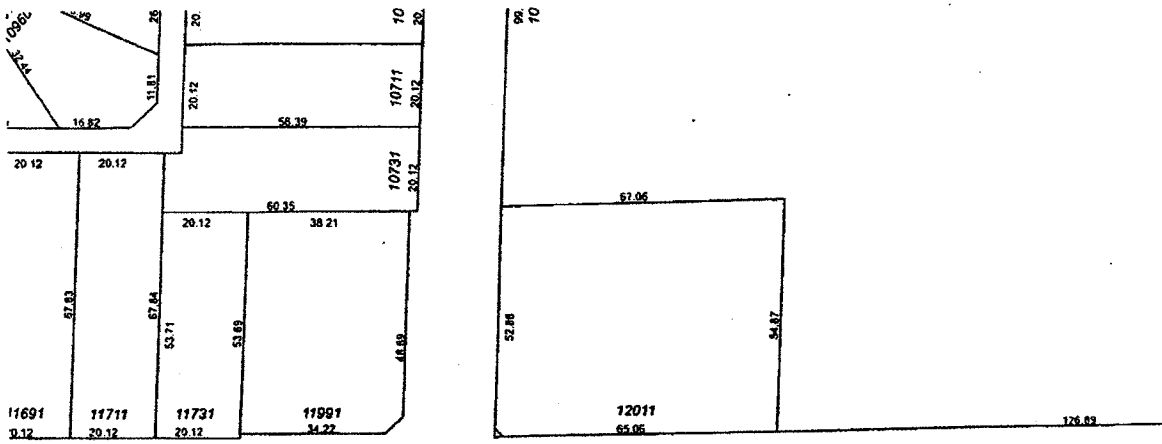
Per:


Erik Karlsen, Chair

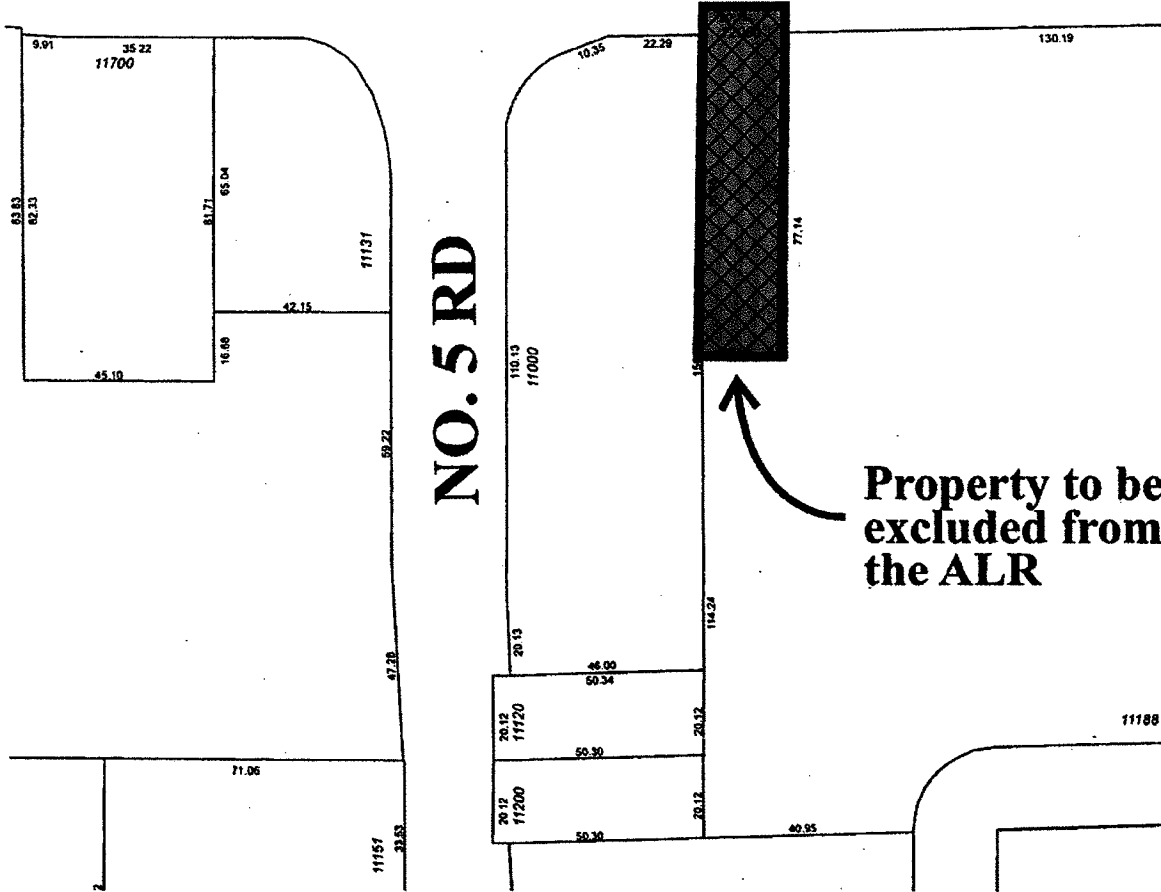
cc: BC Assessment
200 - 11331 Coppersmith Way, Richmond, BC V7A 5J9
BC Land Title & Survey, New Westminster

CF/lv/Encl. Minutes
Plan

36635d1.



STEVESTON HWY



Provincial Agricultural Land Commission
Application #O-36635 (City of Richmond)
Resolution #401/2006

Property Excluded from the ALR

Date: 09/09/05

Amended Date:

Note: Dimensions are in METRES



MINUTES OF THE PROVINCIAL AGRICULTURAL LAND COMMISSION

Minutes of a meeting held by the Provincial Agricultural Land Commission (the "Commission") on July 19, 2006 at the offices of the Commission located at #133 - 4940 Canada Way, Burnaby, B.C.

PRESENT: Erik Karlsen Chair
 Sue Irvine Commissioner
 Lorne Seitz Commissioner
 John Tomlinson Commissioner

STAFF: Tony Pellett, Planner

For Consideration

Application #O-36635

Proposal: To exclude a 0.1680 ha parcel. Exclusion will facilitate rezone for Phase 2 of a commercial development

Legal Description of Property:

PID: 003-827-593

Parcel "A" (Explanatory Plan 11381) Lots 6 and 7, Except Part on Plan 49502, Section 6, Block 3 North, Range 5 West, New Westminster District, Plan 10210

Commission Discussion

The Commissioners noted that the posting requirements were met in an alternative means which they found acceptable – namely by means of a sign advertising the hearing on the Official Community Plan and zoning changes, that sign being more readable than the ALR sign would have been to traffic moving past this site, hence less dangerous to the awkward through traffic movements they had observed when viewing the site.

IT WAS

MOVED BY: Commissioner Seitz
SECONDED BY: Commissioner Tomlinson

THAT the staff report be received and the application be approved as recommended.

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

CARRIED



Staff Report
Application # O – 36635
Applicant: City of Richmond

DATE PREPARED: July 4, 2006

TO: Chair and Commissioners – South Coast Panel

FROM: Tony Pellett, Regional Planner

PROPOSAL: To exclude a 0.1680 ha parcel. Exclusion will facilitate rezoning for Phase 2 of a commercial development

This application is made pursuant to section 29(1) of the *Agricultural Land Commission Act*.

BACKGROUND INFORMATION:

There is no adjacent ALR parcel and the parcel is excepted by subsection 23(1) of the *Agricultural Land Commission Act*. On three occasions the Commission has recommended that the City of Richmond proceed with a single block application to exclude all the isolated parcels in the vicinity of the subject parcel area from the ALR. A public hearing was held and no comment was received by the City.

Local Government:

City of Richmond

Legal Description of Property:

PID: 003-827-593

Parcel "A" (Explanatory Plan 11381) Lots 6 and 7, Except Part on Plan 49502, Section 6, Block 3 North, Range 5 West, New Westminster District, Plan 10210

Location of Property:

South side of Steveston Highway, east of No. 5 Road

Size of Property:

0.2 ha (The entire property is in the ALR)

Surrounding Land Uses:

WEST: Non-ALR lands, No. 5 Road

SOUTH: Non-ALR lands

EAST: Non-ALR lands

NORTH: Steveston Highway, Non-ALR lands

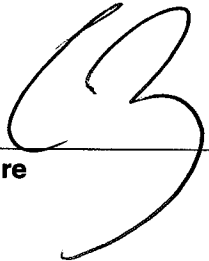
Agricultural Capability:

Data Source: Agricultural Capability Map # 92G/3(h)
The majority of the property is identified as having Prime Dominant ratings.

STAFF COMMENTS:

Allow application as submitted.

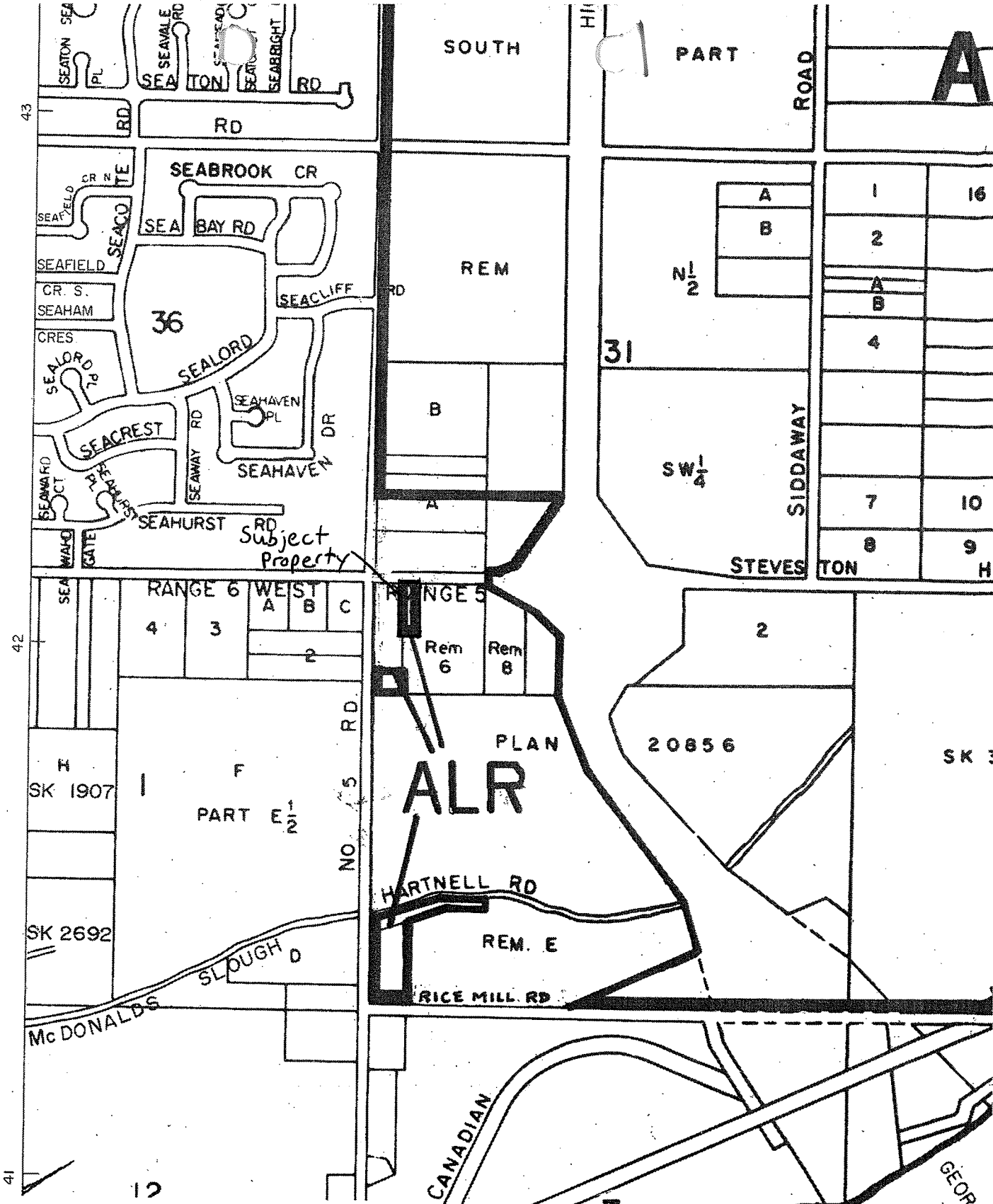
END OF REPORT



Signature



Date



Constituent
 Map # 13
 Scale: 1:10,000

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N