



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

November 20, 2007

Reply to the attention of Simone Rivers
ALC File: #W - 37533

Albert and Olive Summer
PO Box 471
Hudson's Hope, BC V0C 1V0

Dear Mr. and Mrs. Summer

Re: Application to Subdivide land in the Agricultural Land Reserve

Please find attached the Minutes of Resolution # 518/2007 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.

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION

Per:

A handwritten signature in black ink, appearing to read 'Erik Karlsen', written over a white background.

Erik Karlsen, Chair

cc: District of Hudson's Hope (0041091-020)

Enclosure: Minutes/Sketch Plan

SBR/lv
37533d1

PLAN No. BCP

Deposited in the Land Title Office at New Westminster, B.C.
this _____ day of _____ 20.

ALC FILE #W-37533
Resol. # S10/2007

Registrar

LEGEND

Bearings are astronomic derived from Survey plan of Blocks A & B, District Lot 1091

- Found RP
- Set RP
- Denotes reference post
- Denotes standard iron post
- Denotes capped post
- Denotes witness
- Denotes buried iron
- Denotes buried iron

NOTES: All distances are in metres.
This plan lies within the Peace River Regional District.

APPROVAL

Approved under the Land Title Act
this _____ day of _____ 20.

Approving Officer, District of Hudson's Hope

Approved under the Land Title Act
this _____ day of _____ 20.

Approving Officer, Ministry of Transportation

SIGNATURES

ALBERT BRADSHAW SUMNER

OLIVE NORMA SUMNER

WITNESS (SIGN & PRINT NAME)

ADDRESS
OCCUPATION

AFFIDAVIT

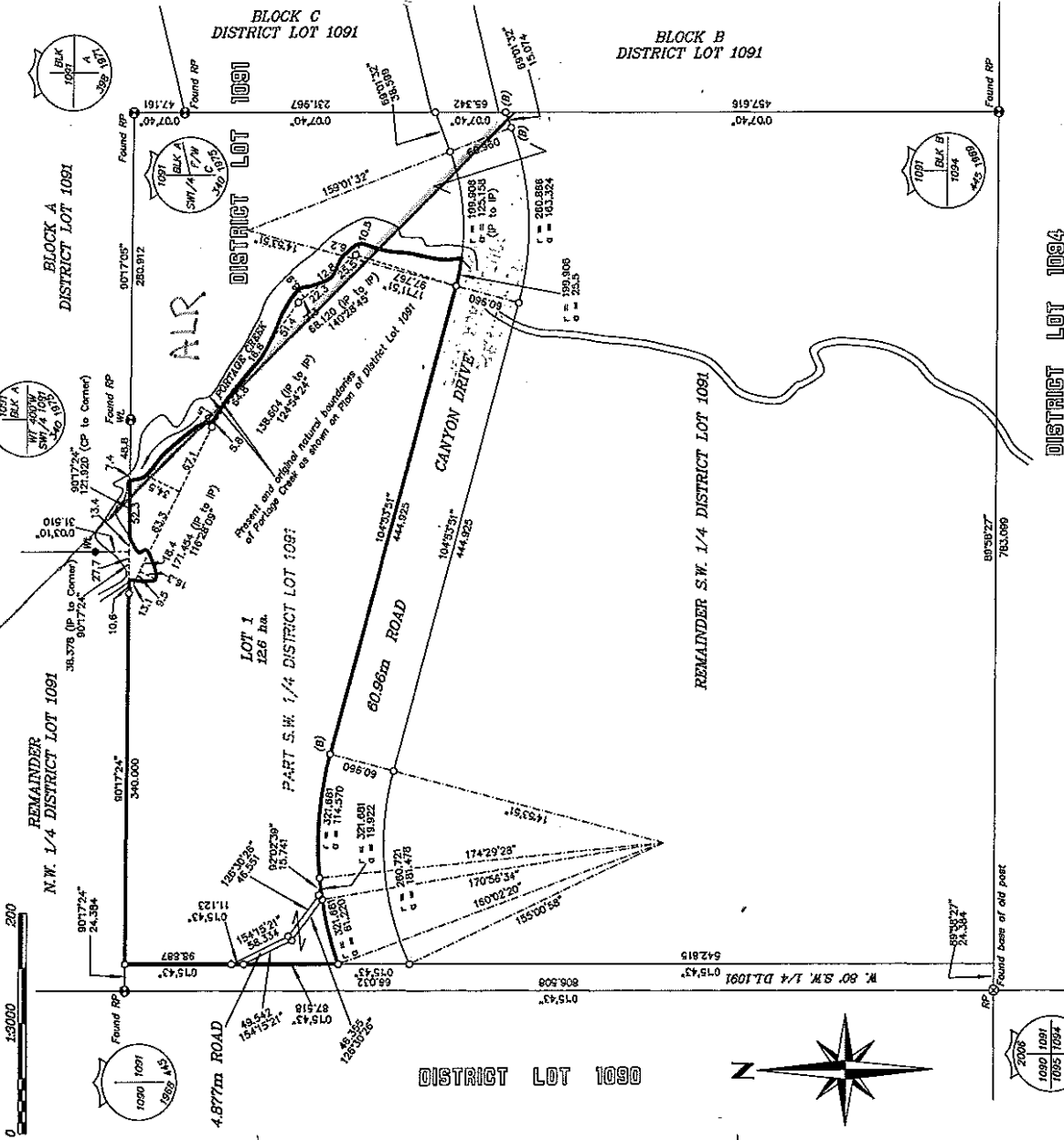
I, T.J. Tryon, a British Columbia Land Surveyor of the City of Vancouver, in British Columbia, certify that I was present at and participated in the survey represented by this plan and that the survey plan are correct. The field survey was completed on the 29th day of August, 2006. The plan was completed and checked, and the checklist filed under EOP-53467, on the 30th day of August, 2006.

B.C.L.S.

T.J. TRYON LAND SURVEYING LTD.
B.C. LAND SURVEYORS
DANFORTH CREEK B.C.
PH. 250-782-5668
PNG. 94-B/1-A
L.I.O. Client No. 010918
File No. 2006-187

PLAN OF SUBDIVISION OF A PORTION OF
SOUTH WEST 1/4 DISTRICT LOT 1091
EXCEPT THE MOST WEST 80 FEET
PEACE RIVER DISTRICT

B.C.G.S. 94B010



DISTRICT LOT 1094





MINUTES OF THE PROVINCIAL AGRICULTURAL LAND COMMISSION

A meeting was held by the Provincial Agricultural Land Commission on October 5, 2007 in Pouce Coupe, B.C.

PRESENT:	John Kendrew	Acting Chair, North Panel
	William Norton	Commissioner
	David Craven	Commissioner
	Simone Rivers	Staff
	Martin Collins	Staff

For Consideration

Application: # W- 37533
Applicant: Albert and Olive Summer
Proposal: To subdivide 12.7 ha from the 62 ha subject property.
Legal: PID: 014-762-595
The SouthWest ¼ of District Lot 1091, Peace River District, Except
The Most West 80 Feet
Location: Canyon Drive, Hudson Hope

Site Inspection

A site inspection was not conducted.

Context

The proposal was weighed against the purposes of the Commission as stipulated in section 6 of the *Agricultural Land Commission Act* (the "Act"). They are:

1. to preserve agricultural land
2. to encourage farming on agricultural land in collaboration with other communities of interest, and
3. to encourage local governments, first nations, the government and its agents to enable and accommodate farm use of agricultural land and uses compatible with agriculture in their plans, bylaws and policies.

Discussion

The Commission had no objection to the proposed subdivision on the grounds that the proposed subdivision essentially followed the ALR boundary and therefore with little modification the applicant could subdivide the property without Commission approval. The applicant proposes to follow a natural feature and the majority of the ALR on the property will be retained as one unit following the subdivision.

IT WAS

MOVED BY: Commissioner Norton

SECONDED BY: Commissioner Kendrew

THAT the application be allowed.

AND THAT the approval is subject to the following conditions:

- the subdivision be in substantial compliance with the plan submitted with the application
- 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, and decisions and orders of any person or body having jurisdiction over the land under an enactment.

CARRIED

Resolution # 518/2007