



**Agricultural Land Commission**  
133-4940 Canada Way  
Burnaby, British Columbia V5G 4K6  
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Fax: 604-660-7033  
www.alc.gov.bc.ca

October 23, 2007

Reply to the attention of Simone Rivers  
ALC File: #W - 37535

Pioneer Land & Environmental Services  
#2 - 11427 Alaska Road  
Fort St. John, BC V1J 6N2

Dear Sir/Madam:

Re: Application for Non-Farm Use in the Agricultural Land Reserve

Please find attached the Minutes of Resolution # 534/2007 outlining the Commission's decision as it relates to the above noted application. As agent, it is your responsibility to notify your client(s) accordingly.

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION

Per:

A handwritten signature in black ink, appearing to read 'Erik Karlsen', is written over the 'Per:' label.

Erik Karlsen, Chair

cc: Peace River Regional District (113/2007)

Enclosure: Minutes/Sketch Plan

SBR/lv  
37535d1

# PIONEER

LAND & ENVIRONMENTAL SERVICES  
 #2, 11427 Alaska Road, Fort St. John, BC, V1J 6N2  
 Phone: 250-785-0868 Fax: 250-785-0644

Canadian Natural Resources Ltd.

Wellsite c-31-J/94-A-13  
 With Access Road, Remote Sump and  
 Campsite

Not to Scale Pioneer File 0809-07

Plotted By: Lane Giesbrecht May 18, 2007

## APPENDIX IV SITE SKETCH

CNRL SHALE

EXISTING CNRL  
 ACCESS ROAD

### Provincial Agricultural Land Commission

Application # W-37535  
 Resolution # 534/2007

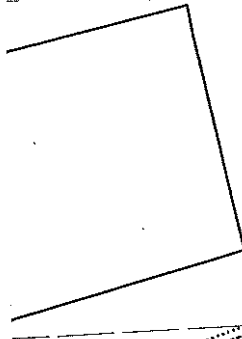
Area approved for non-farm use as a wellsite with access, temporary campsite and remote sump

AGRICULTURAL  
 LAND  
 RESERVE

EXISTING CNRL  
 ACCESS  
 ROADS

Tree Line

Drainage



CNRL BIRCH  
 b-41-J/94-A-13

UNIT 41

RANGE TENURE  
 RAN073265

CROWN  
 LAND

ALR

PROPOSED  
 40 X 60  
 CAMPSITE

PROPOSED  
 WELLSITE  
 CNRL BIRCH  
 c-31-J/94-A-13

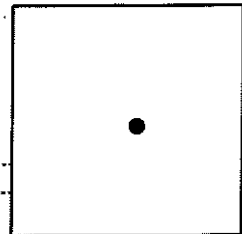
WELLSITE  
 CNRL BIRCH  
 b-50-J/94-A-13

Pine To 24 cm ø

Pine To 24 cm ø

WELLSITE  
 CNRL BIRCH  
 d-32-J/94-A-14

PROPOSED  
 20 X 127 m  
 ACCESS



Refer to Field Assessment For  
 Detailed Soils Information

UNIT 31

### Legend

- 1 (SE) Sample No.
- Ahe 0-7 cm Total Depth(cm)
- CL-C

Parameter	Surface Soil Quantity Reclamation Parameters		
	WS	RS	CS
Mean Control Depth (ACD)	13 cm	11 cm	12 cm
Required Replacement Depth (RRD)	10 cm	9 cm	9 cm
Minimum Replacement Depth (MR)	ED	ED	ED



**Assessment of Agricultural Suitability**

The Commission believed that the distance of the site from services for agricultural use made this land less suitable for agricultural use than other land of similar quality in other locations.

**Assessment of Impact on Agriculture**

As the land under application was Crown land, located in an area of extensive oil and gas activity and not located near any current agricultural development, the Commission did not believe that the application would have a long term impact on Agriculture.

**IT WAS**

**MOVED BY:** Commissioner Kendrew

**SECONDED BY:** Commissioner Norton

THAT the application be allowed.

AND THAT the approval is subject to the following conditions:

- The non-farm use be limited to the area outlined on the plan submitted with the application
- Reclamation of the land to a level equivalent to pre-oil and gas development so the land can be used for agricultural purposes. Reclamation must meet the standards set out in Schedule B (attached) and a report based Schedule B must be submitted to the Commission following reclamation.

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 # 534/2007**

## SCHEDULE B

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### **SITE RECLAMATION REQUIREMENTS:**

This report is used to assess if the development site has been appropriately reclaimed and meets the criteria that demonstrate that reclamation is complete prior to a Certificate of Restoration being obtained for a well site or other oil and gas activity and within 24 months of installation and reclamation of a pipeline.

All sites constructed since 1995 must meet the following criteria. Sites that were developed prior to 1995 must also submit a Schedule B report containing the same information but will not be as rigorously reviewed.

The purpose of the following requirements is to ensure that the soil, topography, and vegetation of surface leases and pipelines are restored to an equivalent condition and capability after wells have been decommissioned and pipelines have been installed. Surface lease means all leases, easements, and rights-of-way that may be required for a well site, access road, pipeline, camp, workspace, sump, borrow pit and/or any other area related to oil and gas production. The requirements do not address site contamination and the disposal of wastes as these matters are the responsibility of other government agencies.

These reclamation requirements are intended to provide the flexibility to respond to practical realities of differing site characteristics and soils. There is room for interpretation of the Schedule B assessment criteria based on site specific issues and the professional judgement of the specialist hired to carry out the assessment.

Schedule A reports will be used as part of this review process as a baseline for pre-development information.

A report which documents that the following minimum requirements (in bold) have been met must be filed with the Oil and Gas Commission and the surface landowner prior to a Certificate of Restoration or approval to abandon is issued by the Oil and Gas Commission, or within 24 months of installing a pipeline:

**NOTE: site development should NOT occur when the soil is extremely wet**

#### **Site Information:**

- well name/legal and well site approval number or pipeline location (well to well)
- date of construction
- petroleum company name contact information
- location and legal description of property(s)
- name and contact information of surface landowner or specify if Crown land
- date of site inspection
- name and address of person conducting the site assessment

#### **Definition of Surface Soil:**

For the purposes of Schedule B, surface soil means the soil that has been salvaged, amended, and replaced onto the surface lease.

The description of each sample must include its texture class, based on the Canadian System of Soil Classification, Third Edition 1998.

**Soil Reclamation Requirements:**

The following minimum reclamation standards must be met:

a. Depth of Surface Soil

- the required replacement depth (RRD) of surface soil is 80% of the depth of the average A horizon on the adjacent undisturbed ground.
- the average replacement depth (ARD) is the average depth of all the surface soil samples. The ARD must be equivalent to or greater than the RRD.
- the minimum replacement depth (MRD) is 80% of the RRD. **All surface soil samples must be  $\geq$  the MRD, except for surface leases which were originally covered by native trees or shrubs or where the average A horizon depth on the undisturbed ground is <10 cm,**
  - Sites which were covered by trees or shrubs may have three surface soil samples, which are not adjacent, that are  $\geq$  40% of the RRD.
  - The MRD requirement does not apply where the average A horizon depth on the undisturbed ground is <10 cm, but the available surface soil must be replaced as evenly as possible across the entire surface lease.

b. Mixing of Soil Horizons

- **the average admixing of all the surface soil samples must not be greater than 30%. That is, the average of the samples must be composed of less than 30% of non-surface soil (B horizon).**

c. Soil Structure

- **the average aggregate class of the surface soil samples must be the same as the average aggregate class of the samples from the undisturbed ground.**
- the bulk density of the subsoil of the disturbed ground for each sampling location must not be more than 120% of the average bulk density of the subsoil of the undisturbed ground.

**Topographic Requirements:**

The topography of the surface lease must be restored to its original or better condition. The reclamation of the surface lease is to be assessed by comparing the reclaimed site, as a whole, with adjacent undisturbed ground. The following requirements must be met:

<b>Criteria:</b>	<b>Requirement:</b>
Drainage	<ul style="list-style-type: none"> <li>• <b>Surface drainage must be consistent with the original natural drainage patterns, directions, and capacity, or be compatible with the surrounding landscape.</b></li> <li>• <b>Facilities and structures left in place must not impede natural surface drainage and water flow.</b></li> </ul>
Erosion	<ul style="list-style-type: none"> <li>• <b>The frequency and extent of erosion features must be similar to adjacent undisturbed land.</b></li> </ul>
Contour	<ul style="list-style-type: none"> <li>• <b>The contour of the surface lease must conform to adjacent land or be consistent with present or intended land uses.</b></li> </ul>

Photographs must be taken which show the condition of the surface lease, associated developments and pipelines after reclamation. Each photograph should have noted with it the location, direction and any comments.

**Overall Summary:**

A short summary statement suggesting a pass or fail, comments on where criteria have not been met and if this will have a negative impact on the use of the land for agriculture and/or what should be done to remedy the problem areas. Any landowner/occupant comments or requests should be noted.

Report author sign off/signature and date.