



**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

April 29, 2008

Reply to the attention of Simone Rivers  
ALC File: W-37940

Sharp Environmental Ltd  
10543 - 100th Street  
Fort St. John, BC V1J3W9

Dear Sirs/Mesdams:

Re: **Application for Non Farm Uses in the Agricultural Land Reserve**

Please find attached the Minutes of Resolution # 177/2008 and a sketch plan 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

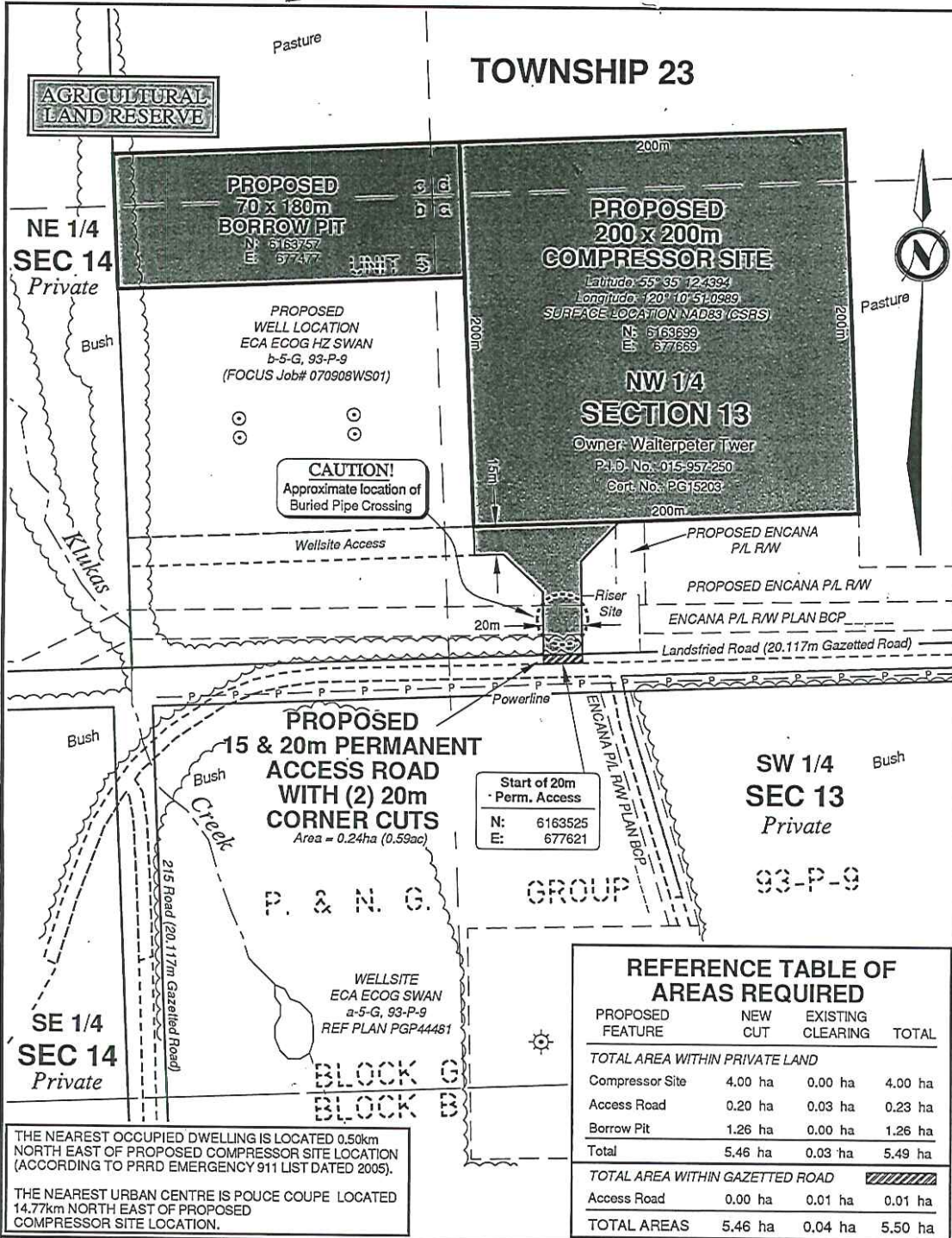
Per:

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

Erik Karlsen, Chair

cc: Peace River Regional District (002/2008)

Enclosure: Minutes/Sketch Plan



APPLICATION  
#W-37940  
RESOLUTION  
#177/2008

PROPOSED FEATURE	NEW CUT	EXISTING CLEARING	TOTAL
<b>TOTAL AREA WITHIN PRIVATE LAND</b>			
Compressor Site	4.00 ha	0.00 ha	4.00 ha
Access Road	0.20 ha	0.03 ha	0.23 ha
Borrow Pit	1.26 ha	0.00 ha	1.26 ha
<b>Total</b>	<b>5.46 ha</b>	<b>0.03 ha</b>	<b>5.49 ha</b>
<b>TOTAL AREA WITHIN GAZETTED ROAD</b>			
Access Road	0.00 ha	0.01 ha	0.01 ha
<b>TOTAL AREAS</b>	<b>5.46 ha</b>	<b>0.04 ha</b>	<b>5.50 ha</b>

**ENCANA CORPORATION**  
CALGARY, ALBERTA

SKETCH PLAN SHOWING PROPOSED 200 x 200 COMPRESSOR SITE AND 15 & 20m PERMANENT ACCESS ROAD, ALL WITHIN a-5-G, 93-P-9  
Peace River District



B.C.G.S. 93P.060

SCALE 1 : 2,500

Rev	Revision Description	Date(Y/M/D)	By
0	Original Plan Prepared	2007/10/19	FR
2	Revised Area Table	2007/11/07	FR
3	Revised Access Road	2007/12/07	RN

**FOCUS**  
Focus Surveys  
FCS Land Services Limited Partnership

Fort St. John  
10720-100th Ave.  
BC, V1J 1Z3  
Ph: (250)787-0300  
Fax: (250)787-1611  
www.focus.ca

Drawn By: FR FOCUS: 070732SK02R3  
ePASS Compressor: 10010891 AFE: 0893313  
ePASS Access / Borrow Pit: 10012220 ENCANA S439954

REV. 3





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**

#### **Assessment of Agricultural Capability**

In assessing agricultural capability, the Commission refers in part to agricultural capability mapping and ratings. The ratings are interpreted using the Canada Land Inventory (CLI), 'Soil Capability Classification for Agriculture' system.

The agricultural capability of the soil of the subject property is;  
Class 4 – Land in this class has limitations that require special management practices or severely restrict the range of crops, or both.

#### **Assessment of Impact on Agriculture**

The Commission also assessed the impact of the proposal against the long term goal of preserving agricultural land. The Commission believes the additional compressor building would not significantly impact existing or potential agricultural use of surrounding lands, beyond what is permitted without application. It was noted that given the amount of infrastructure and fill, that it was unlikely that the 5.5 ha disturbed area would ever be returned to agricultural uses. However, the 1.3 ha gravel borrow pit was to be used as a water dugout by the farmer, returning this area to farm uses

### **Conclusions**

1. That the land under application has agricultural capability and is appropriately designated as ALR and is suitable for agricultural use.
2. That the proposal will impact agriculture.
3. That the proposal is consistent with the resource use of the property, and agreements between the Oil and Gas Commission and the Agricultural Land Commission.

### **IT WAS**

**MOVED BY:** Commissioner J. Kendrew

**SECONDED BY:** Commissioner B. Norton

THAT the application be approved

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 # 177/2008**