



**Agricultural Land Commission**  
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Burnaby, British Columbia V5G 4K6  
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Reply to the attention of Terra Kaethler  
ALC File: S-37971

February 27, 2008

Erik and Terah Duivenvoorde  
9017 Fern Road E  
Qualicum Beach, BC V9K1M3

Dear Sir/Madam:

**Re: Application to Include land in the Agricultural Land Reserve**

Please find attached the Minutes of Resolution # 43/2008 outlining the Commission's decision as it relates to the above noted application.

To ensure accuracy of the new ALC boundary, please provide us with a surveyed site plan delineating the area to be included. The Commission will confirm the inclusion following receipt of the site plan.

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION

Per: 

Erik Karlsen, Chair

cc: Town of Qualicum Beach

Enclosure: Minutes/Sketch Plan

37971d1.doc



**A meeting was held by the Provincial Agricultural Land Commission on February 26, 2008 by conference call.**

PRESENT: David Craven  
Donald Rugg  
Terra Kaethler

Commissioner  
Commissioner  
Staff

**For Consideration**

Application: # S- 37971  
Applicant: Erik and Terah Duivenvoorde  
Proposal: To include 1 ha of the 1.77 ha subject property into the Agricultural Land Reserve. This portion will include a residence and the applicant's nursery business.  
Legal: PID: 027-080-510  
Lot 2, District Lot 78, Newcastle District, Plan VIP83148  
Location: 917 Fern Road East, Qualicum Beach

**Site Inspection**

No site inspection was 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 reviewed the file information and noted that the land in question was reviewed and approved for inclusion in 2001 under application #33778 (Resolution #381/2001). The decision was rescinded in 2003 due to conditions of the approval not being met by the original applicant.

Further, the Commission noted the comments by the Town of Qualicum Beach planning staff regarding the suitability of the location for the proposed agricultural enterprise, and that there is no anticipated conflict with neighbouring uses.

Based on the previous approval for inclusion and the comments provided by the local government, the Commission believed that inclusion of the 1.0 ha portion of the property to facilitate the agricultural enterprise proposed by the applicant is warranted.

**Conclusions**

**IT WAS**

**MOVED BY:** Commissioner Rugg

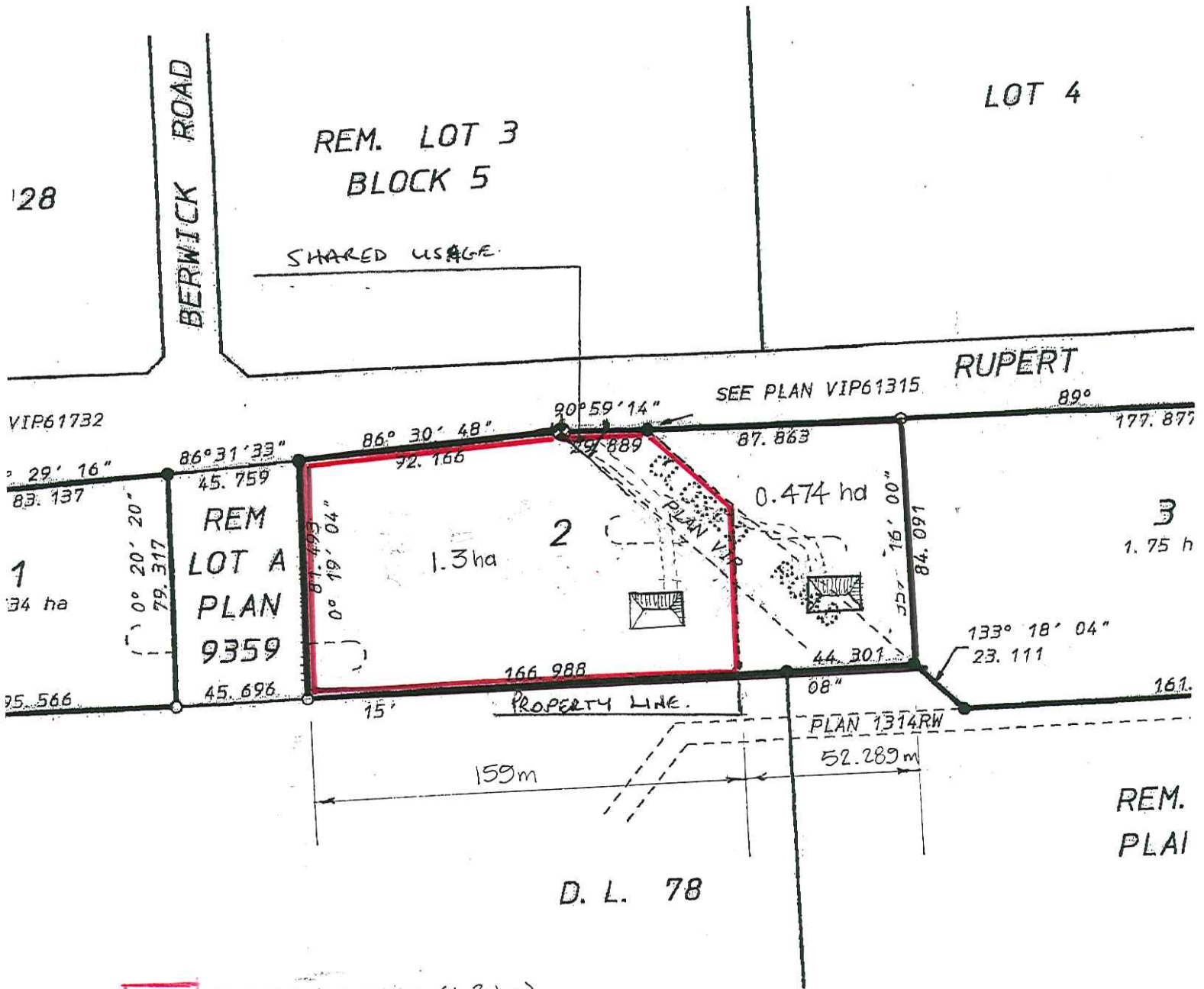
**SECONDED BY:** Commissioner Craven

THAT the application be approved;

AND THAT the approval is subject to the preparation of a surveyed site plan to delineate the area to be included as per the drawing submitted with the application.

**CARRIED**

**Resolution # 43/2008**



PROPOSED ALR LAND (1.3 ha)

Scale 1:2000

Provincial Agricultural Land Commission  
Application # 37971  
Resolution # 43/2008



Subject Property



Approved 1.0 ha for inclusion into the ALR