



**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

December 22, 2008

Reply to the attention of Ron Wallace  
ALC File: MM-30985

City of Abbotsford  
32315 South Fraser Highway  
Abbotsford, BC V2T1W7

Attention: Art Kastelein, P. Eng.

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

Please find attached the Minutes of Resolution # 817/2008 outlining the Commission's decision as it relates to the above noted application.

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION

Per:

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

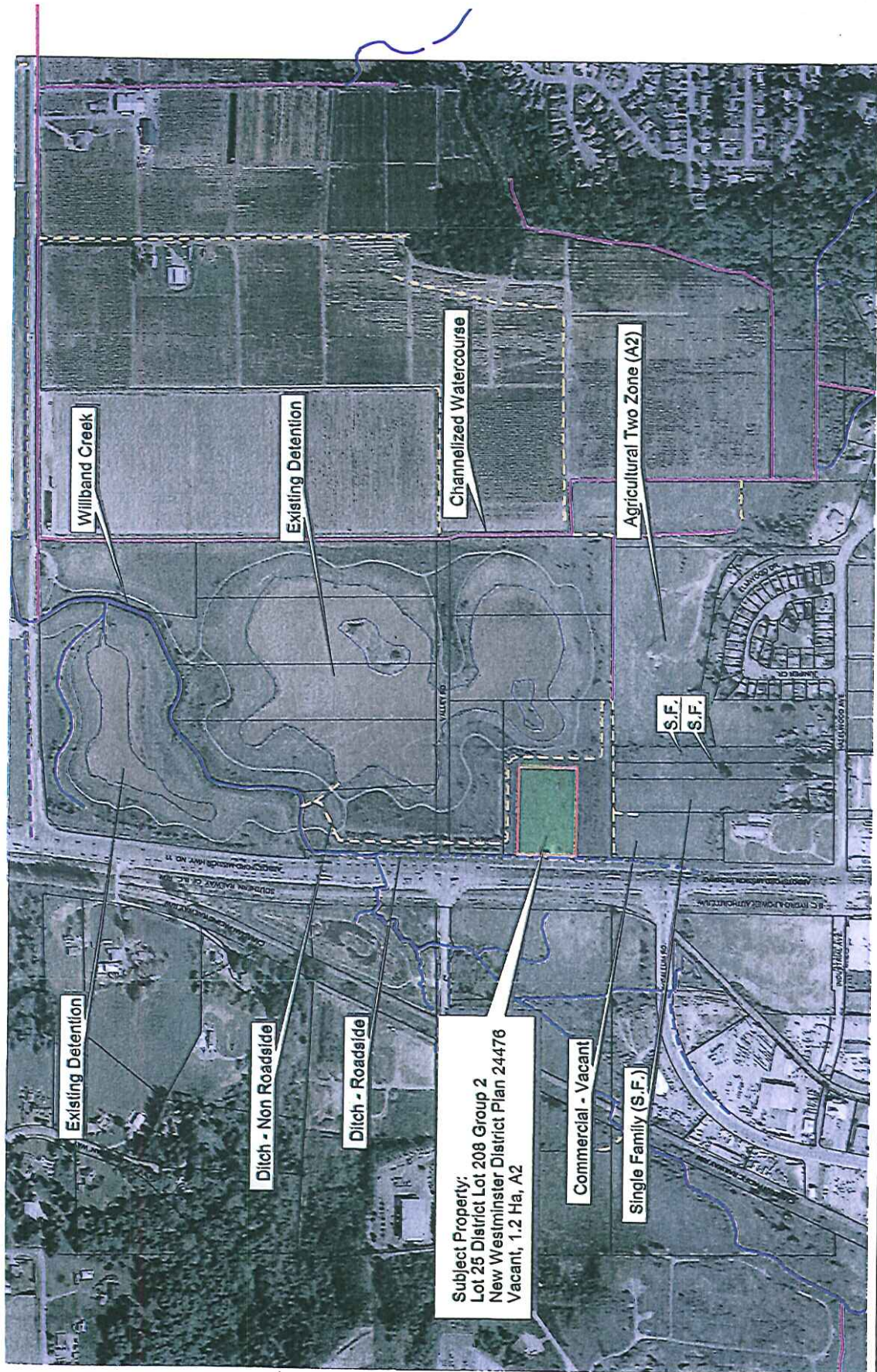
Erik Karlsen, Chair

Enclosure: Minutes/Sketch Plan

cc: UMA Engineering Ltd 3030 Gilmore Diversion Burnaby, BC V5G 3B4  
BC Assessment, Abbotsford

RW/  
i/MM-30985d2





DWG NO: 1  
 SCALE: Not to scale  
 PLOT DATE: 2008 - 03 - 28

3618 Abbotsford-Mission Highway  
 Willband Creek Detention Expansion  
 Location Map



**Provincial Agricultural Land Commission**  
 Application #MM-30985  
 Resolution #817/2008



- Subject property
- 1.2 ha area approved for storm detention use in the ALR





A meeting was held by the Provincial Agricultural Land Commission on October 01, 2008 at the offices of the Commission located at #133 – 4940 Canada Way, Burnaby, B.C.

|                 |                |                          |
|-----------------|----------------|--------------------------|
| <b>PRESENT:</b> | Sylvia Pranger | Chair, South Coast Panel |
|                 | Michael Bose   | Commissioner             |
|                 | John Tomlinson | Commissioner             |
|                 | Ron Wallace    | Staff                    |
|                 | Tony Pellett   | Staff                    |

**For Reconsideration**

Application: # MM- 30985  
 Applicant: Abbotsford  
 Agent: UMA Engineering Ltd  
 Proposal: The City of Abbotsford is proposing to use a 1.2 ha area as a new location for storm detention, to further reduce flooding of downstream Matsqui Prairie farmland. The subject area is bounded by the existing Willband Storm Detention Facility on the north, east, and south sides. Access to this parcel is only available from Abbotsford-Mission Highway on the west.

The proposed detention pond will be connected to the existing system via flow control structures with similar elevations as the existing system. Upon the approval of the ALC, a design will be conducted to address the details.

Legal: Lot 25, District Lot 208, Group 2, New Westminster District, Plan 24476

Location: East of the Abbotsford-Mission Highway No. 11 & south of Bateman Road

**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 recognizes the need for the subject parcel to form a part of the Willband Creek Detention Facility which exists to the north and east of the proposed site. It is noted that while the Commission does not usually favor the use of ALR land

for detention ponds, the Commission views this facility as providing an overall benefit to downstream agriculture land.

**IT WAS**

**MOVED BY:** Commissioner Tomlinson

**SECONDED BY:** Commissioner Bose

THAT the application be allowed subject to the following conditions:

- the proposed detention pond be in substantial compliance with the plan submitted with the application.
- approval for non-farm use is granted for the sole benefit of the applicant and is non-transferable.

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 # 817/2008**