



**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

July 19, 2010

Reply to the attention of Ron Wallace  
ALC File: 51796

Township of Langley  
20338 – 66<sup>th</sup> Avenue  
Langley, BC  
V2Y 3J1

Dear Sir/madam:

**Re: Application for Transportation, Utility or Recreational Trail Uses in the  
Agricultural Land Reserve – Fraser Highway Widening (Old Yale Road)**

Please find attached the Minutes of Resolution # **2553/2010** 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.

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 'B Underhill', written over a white background.

Brian Underhill, Executive Director

Enclosure: Minutes/Sketch Plan

cc: William Berry et al, 21151 Old Yale Road, Langley, BC V3A 4M6

RW/  
51796d1



**A meeting was held by the Provincial Agricultural Land Commission on July 7, 2010 in Langley, B.C.**

<b>PRESENT:</b>	Richard Bullock	Chair
	Sylvia Pranger	Chair, South Coast Panel
	Michael Bose	Commissioner
	John Tomlinson	Commissioner
	Tony Pellett	Staff

**For Consideration**

Application: 51796  
 Applicant: William, Sharon & Leanne Berry  
 Agent: Township of Langley  
 Proposal: To widen the right-of-way by 11 m (total area 0.24 ha) into the Berry farm.  
 Legal: Lot 2 Section 1 Township 8 and District Lots 307 and 312 Group 2  
 New Westminster District Plan BCP7253  
 Location: 21151 Old Yale Road, Fraser Highway, Langley

**Site Inspection**

A site inspection was conducted on July 7, 2010. Those in attendance were:

- Richard Bullock           Chair
- Sylvia Pranger           Chair, South Coast Panel
- Michael Bose           Commissioner
- John Tomlinson       Commissioner
- Tony Pellett           Staff

The Panel viewed the project from the shoulder of the Fraser Highway.

**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 allowed the widening of Fraser Highway between Old Yale Road and 216 Street subject to retention of the cattle pass.

**IT WAS**

**MOVED BY:** Commissioner Bose

**SECONDED BY:** Commissioner Pranger

THAT the application to widen Fraser Highway between Old Yale Road and 216 Street, Langley be allowed subject to the following conditions:

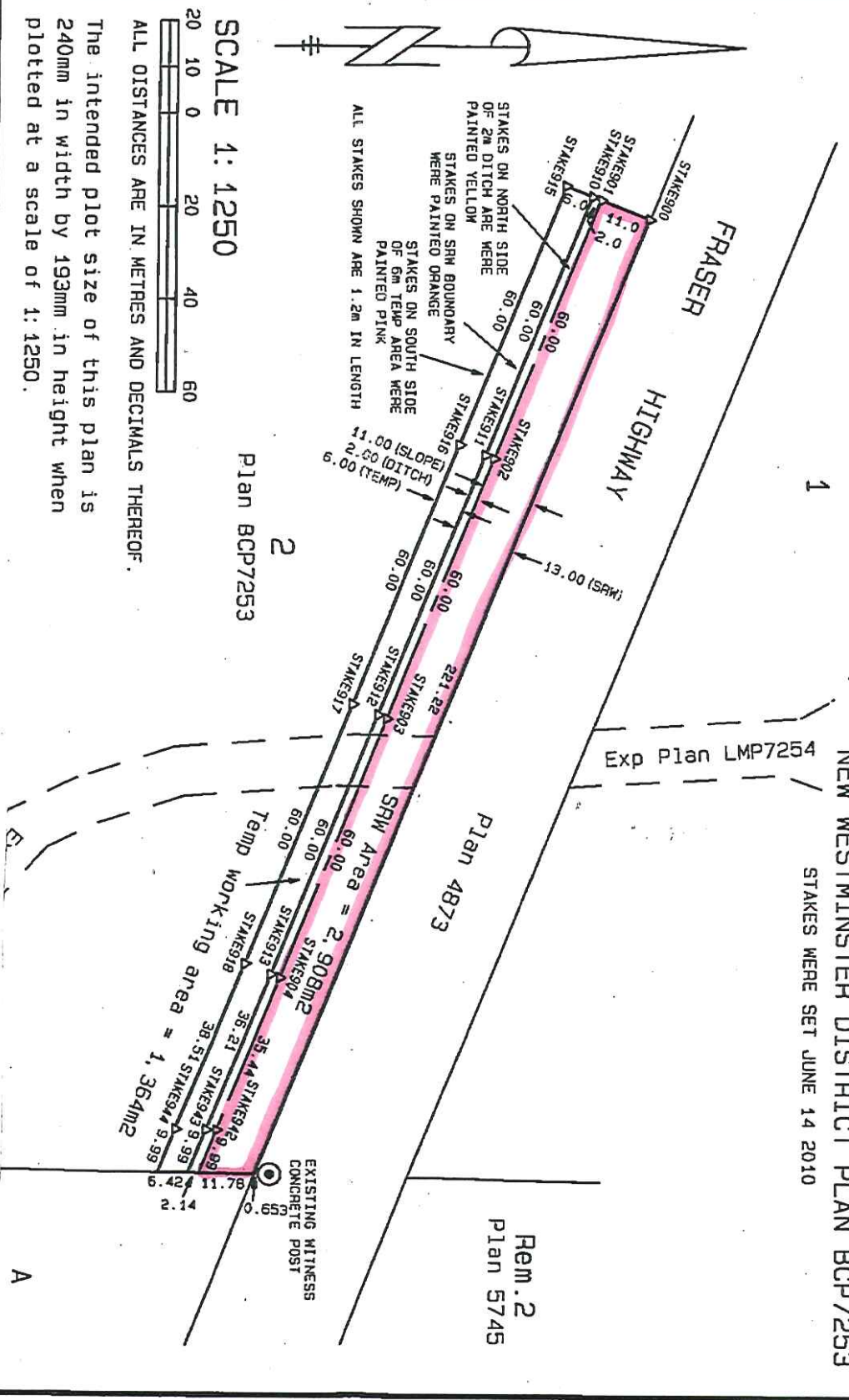
- The preparation of a plan to delineate the proposed road right-of-way of Fraser Highway.
- The widening of Fraser Highway be in substantial compliance with the plan submitted with the application.

This decision does not relieve the owner or occupier of the responsibility to comply with applicable Acts, regulations, bylaws of the local government. This includes zoning, subdivision, or other land use bylaws, and decisions of any authorities that have jurisdiction under an enactment.

**CARRIED**

**Resolution # 2553/2010**

PLAN SHOWING STAKES SET ON LOT 2  
 SECTION 1 TOWNSHIP 8 AND DISTRICT  
 LOTS 307 AND 312 GROUP 2  
 NEW WESTMINSTER DISTRICT PLAN BCP7253  
 STAKES WERE SET JUNE 14 2010



SCALE 1:1250

20 10 0 20 40 60

ALL DISTANCES ARE IN METRES AND DECIMALS THEREOF.

The intended plot size of this plan is 240mm in width by 193mm in height when plotted at a scale of 1:1250.

James R. Enders  
 British Columbia Land Surveyor  
 Langley, B.C. 604-533-4666  
 File L4294.L0

Provincial Agricultural Land Commission  
 Application #51796  
 Resolution #2553/2010

±0.24 ha area approved for road widening in the ALR