



Agricultural Land Commission
133-4940 Canada Way
Burnaby, British Columbia V5G 4K6
Tel: 604 660-7000
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www.alc.gov.bc.ca

August 8, 2011

Reply to the attention of Eamonn Watson
ALC File: 51727

Anthony Schollen
c/o 12616 – 248th Street
Maple Ridge, BC
V4R 1K5

Dear Mr. and Mr. Schollen:

Re: Application to Subdivide land in the Agricultural Land Reserve

Please find attached the Minutes of Resolution # **291/2011** outlining the Commission's decision as it relates to the above noted application. As agent it is your responsibility to make copies of this letter and minutes available to your clients.

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.

Other approvals may be necessary. Prior to proceeding, the Commission suggests you contact your Local Government.

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION

Per:

A handwritten signature in blue ink, appearing to read 'Brian Underhill', is written over the printed name.

Brian Underhill, Executive Director

Enclosure: Minutes/Sketch Plan

cc: District of Maple Ridge (AL/010/10)

JC/
51727d2



PROVINCIAL AGRICULTURAL LAND COMMISSION

Minutes of a meeting held by the Provincial Agricultural Land Commission (the "Commission") on July 26, 2011 at the offices of the Commission located at #133 – 4940 Canada Way, Burnaby, BC.

FOR CONSIDERATION

Application: 51727 (Submitted pursuant to section 21(2) of the *Agricultural Land Commission Act*)

Application: 51727
Applicant: Bernard and Patricia Schollen
Proposal: The proposal is to subdivide 0.81 ha off the front portion of the 5.86 ha property pursuant to the ALC's Homesite Severance Policy. The owner of the property can no longer farm the property due to his age and health condition.
Legal: PID: 004-744-756
Parcel "B" (Reference Plan 7620) of the North Half of the North West Quarter Section 23 Township 12 Except: Firstly: North West 435 Feet by 435 Feet. Secondly: Parcel "One" (Explanatory Plan 9244), New Westminster District
Location: 12616 - 248 Street, Maple Ridge
Background: This application and proposal was brought to the attention of the Commission with the understanding that it may be possible for it to be reviewed under the CEO Delegation Agreement.

DELEGATION OF DECISION-MAKING TO THE CHIEF EXECUTIVE OFFICER (CEO)

On June 27, 2011 the Commission delegated decision-making to the CEO by Resolution #016N-2011 (File: 135-45/ALC/CEO/APPL). In accordance with section 27 of the *Agricultural Land Commission Act* the Commission has specified that the following applications may be decided by the CEO.

Criterion 12

Subdivision applications that are consistent with the provisions and intent of the Commission's *Homesite Severance Policy*.

DECISION:

After reviewing the entire file material, I, Richard Bullock, Chief Executive Officer of the Commission, am satisfied that the proposal is consistent with Criterion # 12 of Resolution #016N/2011 and approve the application on behalf of the Commission.

Approval is subject to the following conditions:

- the subdivision be in substantial compliance with the plan submitted with the application and that the applicant minimize the residential lot if possible in order to leave as much land as possible with the remainder parcel. It would be preferable if the parcel was 0.2 ha.
- the construction and maintenance of a fence for the purpose of buffering the residential parcel from the remainder farm parcel.

- compliance with the *Homesite Severance Policy*
- the subdivision must be completed within three (3) years from the date of this decision.
- approval for non-farm use is granted for the sole benefit of the applicant and is non-transferable.

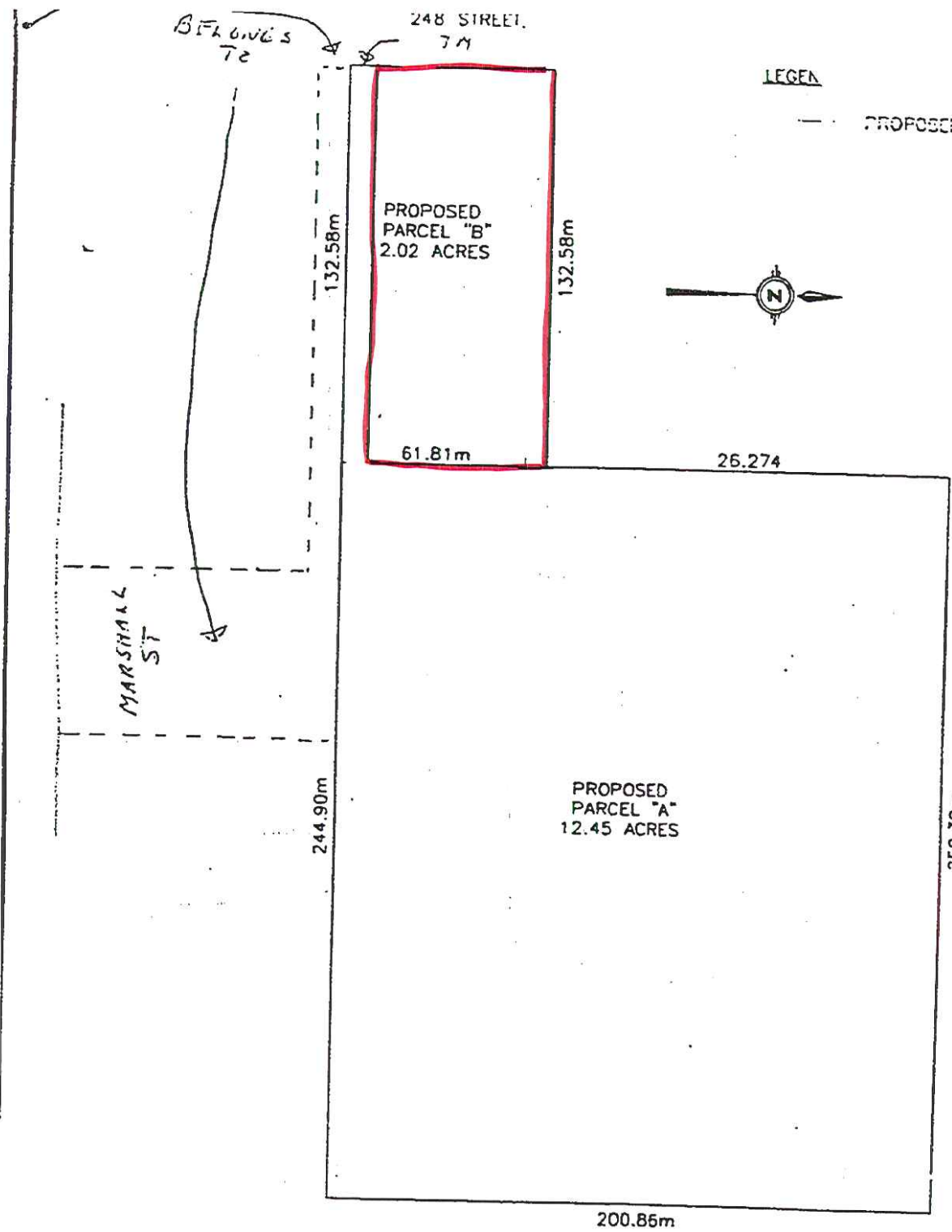
This decision does not relieve the owner or occupier of the responsibility to comply with applicable Acts, regulations, bylaws of the local government, and decisions and orders of any person or body having jurisdiction over the land under an enactment.

RESOLUTION # 291/2011

I CERTIFY THAT THIS IS A TRUE RECORD OF THE DECISION



Richard Bullock, Chief Executive Officer



ALC Application #51727

□ maximum size (0.8 ha) and location of homesite sewerage approved by Resolution #201/201

GENERAL SITE PLAN

1:2000



NOTE: THIS DRAWING IS THE SOLE PROPERTY OF CLARETECH WASTEWATER AND CANNOT BE USED OR DUPLICATED IN ANY WAY WITHOUT EXPRESS WRITTEN PERMISSION

NOTE: DRAWING ADAPTED FROM SITE PLANS PROVIDED BY OWNER

CLARETECH WASTEWATER	PROJECT: 12616 - 248 STREET, MAPLE RIDGE, BC			
	TITLE: FIGURE 1 - SITE PLAN			
CLIENT: BARNEY SCHOLLEN	SCALE: SHOWN	DESIGN: CLR	DATE OF ISSUE: AUG. 2004	PROJECT No.: 104-0014
	DRAWN: CIP	REVIEWED: CIP		DWG. No.: 1 OF 1