



Agricultural Land Commission
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March 30, 2011

Reply to the attention of Martin Collins
ALC File: # 52106

Attn: Simon Wells
Agur Lake Camp Society
Box 1723
Summerland, BC
V0H 1Z0

Dear Simon Wells:

Re: Application for Non-Farm Use on Agricultural Land Reserve

Please find attached the Minutes of Resolution # 90/2011 and a sketch plan outlining the Commission's decision as it relates to the above noted application.

Other approvals may be necessary. Prior to proceeding, the Commission suggest you contact the Regional District of Okanagan Similkameen.

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION

Per:

A handwritten signature in blue ink, appearing to read 'Martin Collins', is written over a horizontal line.

Brian Underhill, Executive Director

Enclosure: Minutes/Sketch Plan

cc: Regional District of Okanagan Similkameen

EW/52106d1



A meeting was held by the Provincial Agricultural Land Commission on March 17th, 2011 at Vernon, BC.

PRESENT:	Roger Mayer	Chair, Okanagan Panel
	Jim Johnson	Commissioner
	Bert Miles	Commissioner
	Liz Sutton	Staff
	Martin Collins	Staff

For Consideration

Application: 52106
Applicant: Province of BC, Integrated Land Management Bureau
Agent: Agur Lake Camp Society (Attn: Simon Wells)
Proposal: To use a portion of the 11.6 ha parcel for a camp for the disabled, this includes the development of four cabins, a gazebo and an outhouse.
Legal: District Lot 3777, Osoyoos Division of Yale Land District, Portion EXC BLK A, Part of DL (At Agur Lake), Lease # 343851 LBF3411736 PID 0006219518
Location: Agur Lake, Okanagan-Similkameen, BC

Site Inspection

A site inspection was not conducted. However, the Commission met with representatives of the Agur Lake Camp Society on March 15th, 2011, including the agent, Simon Wells.

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

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 majority of the soil of the subject property is Class 5 and 6.

Class 5 – Land in this class has limitations that restrict its capability to producing perennial forage crops or other specially adapted crops.

Class 6 – Land in this class is non-arable but is capable of producing native and or uncultivated perennial forage crops.

The limiting subclasses are soil moisture deficiency, topography and shallow soil/bedrock outcroppings. The land has capability for seasonal cattle grazing.

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 noted that the Agur Lake Camp Society and the Crown had agreed about establishing fenced lake access for cattle watering. As such the Commission believes the proposal would not impact existing or potential agricultural use of surrounding lands. The potential of fencing for pet control was discussed, but it was determined that pet/livestock interaction would be unlikely.

Conclusions

1. That the land under application has limited agricultural capability and likely only suitable for seasonal grazing due to high elevation and rocky soils.
2. That the proposal will not significantly impact agriculture.

IT WAS

MOVED BY: Commissioner Roger Mayer

SECONDED BY: Commissioner Bert Miles

THAT the application for non-farm camping use be approved as proposed.

AND THAT the approval is subject to the following conditions:

- the non-farm use be in substantial compliance with the plan submitted with the application,
- the construction of a livestock fence as determined by the province to permit livestock access to the lake for watering,
- approval for non-farm use is granted for the sole benefit of the applicant and is non-transferable.

CARRIED

Resolution # 90/2011

Agur Lake Site Plan

1:2500
November 2010

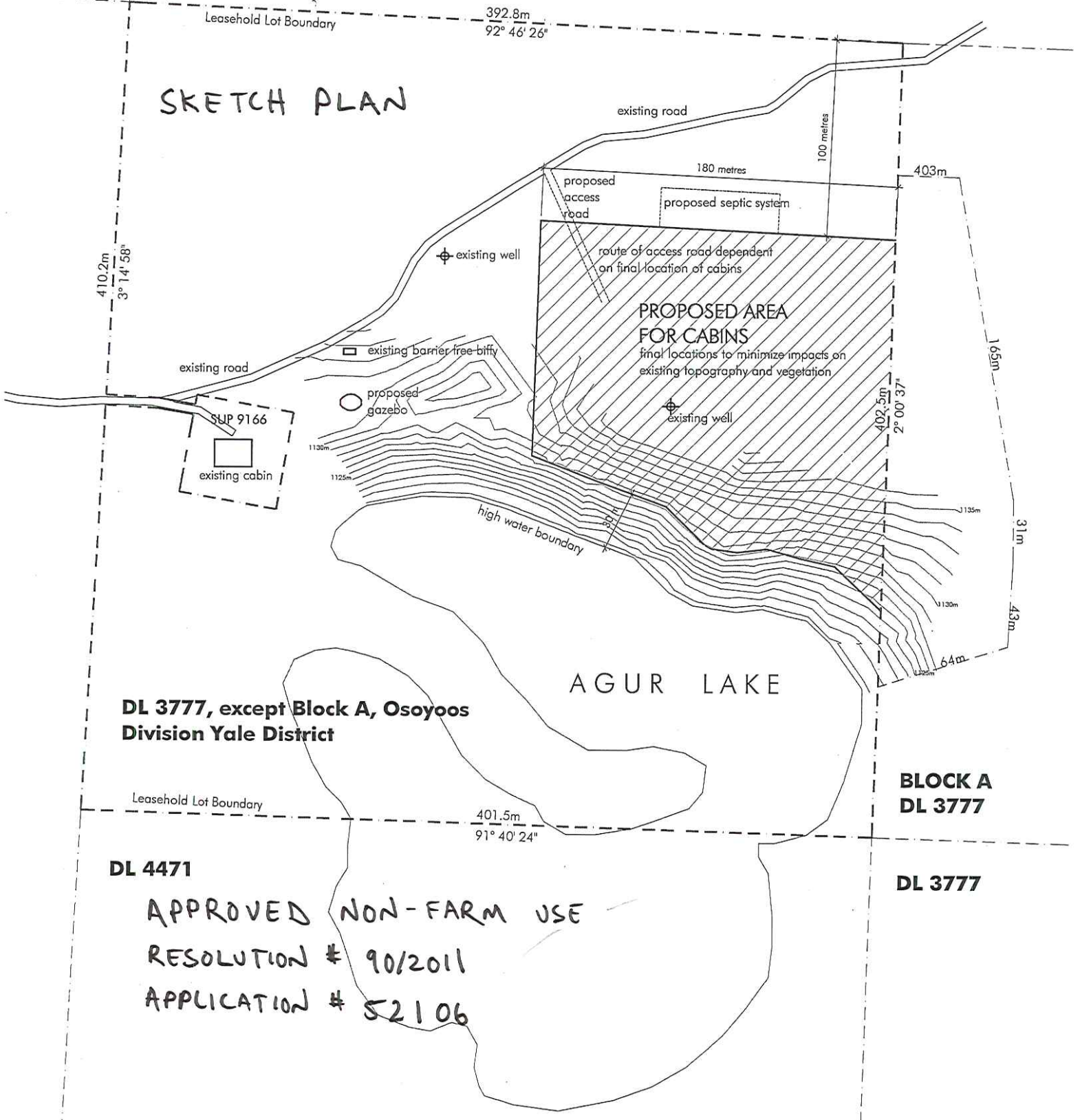
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1

100 metres

SKETCH PLAN



**DL 3777, except Block A, Osoyoos
Division Yale District**

**BLOCK A
DL 3777**

DL 4471

DL 3777

APPROVED NON-FARM USE
RESOLUTION # 90/2011
APPLICATION # 52106