



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

August 22, 2012

Reply to the attention of Lily Ford
ALC File 52706

Vernon and Sharon Barr
Richard and Joanne Thom
2218 Highway 3/93
Jaffray, BC
V0B 1T0

Dear Mr. and Ms. Barr:

Re: Application to Subdivide in the Agricultural Land Reserve

Please find attached Minutes of Resolution # 295/2012 outlining the Commission's decision as it relates to the above noted application. A copy of the sketch plan submitted with your application, and referenced in the minutes, is also enclosed.

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 black ink, appearing to be 'C. Fry', written over a circular stamp or mark.

Colin Fry, Executive Director

Enclosure: Minutes/Sketch Plan

cc: Regional District of East Kootenay



PROVINCIAL AGRICULTURAL LAND COMMISSION

A meeting was held by the Provincial Agricultural Land Commission on July 20, 2012 at the offices of the Commission located at #133 – 4940 Canada Way, Burnaby, B.C.

COMMISSION MEMBERS PRESENT:

Gordon Gillette	Chair
Jim Collins	Commissioner
Lucille Dempsey	Commissioner
Denise Dowswell	Commissioner
Jerry Thibeault	Commissioner

COMMISSION STAFF PRESENT:

Lily Ford	Land Use Planner
Colin Fry	Executive Director

APPLICATION: #52706

PROPOSAL: Subdivision of a 25.2 ha parcel containing an RV resort into one 1 ha parcel and a 24.2 ha remainder.

(Submitted pursuant to section 21(2) of the Agricultural Land Commission Act)

COMMISSION CONSIDERATION:

Section 6 of the *Agricultural Land Commission Act* identifies the purposes of the Commission 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.

After review of all file information presented, the Commission has concluded as follows:

1. The area of the proposed 1 ha lot has limited agricultural potential due to its small size, existing residential development, and the adjacent RV resort.
2. The proposed subdivision, which reflects the existing residential use of the property, would have little impact on the hayfields to the south and west of the proposed 1 ha lot, or to agricultural uses north of Highway 3/93.

IT WAS

MOVED BY:	Commissioner Gillette
SECONDED BY:	Commissioner Thibeault

THAT the application be allowed as proposed.

AND THAT the approval is subject to the following conditions:

- the subdivision must be in substantial compliance with the plan submitted with the application; and
- the subdivision must be completed within three (3) years from the date of this decision.

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 # 295/2012

SKETCH PLAN – ALC APPLICATION #52706

