



Agricultural Land Commission
133 – 4940 Canada Way
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October 12, 2012

Reply to the attention of Gordon Bednard
ALC File: 52817

Mark Knoppers
PO Box 956
Taylor, BC
V0C 2K0

Dear Sir:

Re: Application to Subdivide land in the Agricultural Land Reserve

Please find attached the Minutes of Resolution # **70/2012** outlining the Commission's decision as it relates to the above noted application.

The applicant is advised of the provisions of Section 33 of the Agricultural Land Commission Act which provides an applicant with the opportunity to submit a request for reconsideration.

- S.33 (1) *On the written request of a person affected or on the commission's own initiative, the commission may reconsider a decision of the commission under this Act and may confirm, reverse or vary it if the commission determines that*
- (a) evidence not available at the time of the original decision has become available,*
 - (b) all or part of the original decision was based on evidence that was in error or was false.*
- (2) The commission must give notice of its intention to reconsider a decision under subsection (1) to any person that the commission considers is affected by the reconsideration.*

Please note that a revised proposal does not constitute new information and will not be considered as a basis for reconsideration and the time limit for submitting a request for reconsideration is one (1) year from the date of the decision letter.

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION

Per: 

Brian Underhill, Executive Director

Enclosure: Minutes

cc: Peace River Regional District Attn: Owen Bloor

GB/
52817d1



PROVINCIAL AGRICULTURAL LAND COMMISSION

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

COMMISSION MEMBERS PRESENT:

Richard Bullock	Chair
Jennifer Dyson	Vice-Chair
Gordon Gillette	Vice-Chair
Sylvia Pranger	Vice-Chair
Bert Miles	Commissioner
Jim Johnson	Commissioner
Jerry Thibeault	Commissioner
Lucille Dempsey	Commissioner
Denise Dowswell	Commissioner
Jim Collins	Commissioner

COMMISSION STAFF PRESENT:

Gordon Bednard	Land Use Planner
Martin Collins	Regional Planner
Colin Fry	Executive Director

APPLICATION: # 52817

PROPOSAL: Subdivision of the property into two approximately equal size lots.
(Submitted pursuant to section 21(2) of the *Agricultural Land Commission Act*)

ONSITE MEETING:

On August 9, 2012 Commissioner Jim Collins and Staff Gordon Bednard attended at the property with Mark Knoppers to discuss the application and inspect the property.

Commission representatives noted that the property surrounded a lot on which was located a wellsite (oil and gas). Also noted was that the property sloped significantly upwards from west to east and that the property was of limited agricultural utility due to both the lot configuration and the slope. Finally it was noted that the subject land was located in an area of widespread agricultural use on large lots adjacent to the west and north, as well as across the road to the east.

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 and information discussed at the exclusion meeting, the Commission has concluded as follows:

1. That the proposal will adversely impact agriculture by the introduction of more residential land use into this agricultural area. The Commission acknowledges that the subject property was created as the result of an approved application for subdivision, and that it has limited agricultural capability. However, the Commission believes that further subdivision is not in the best interest of long term agricultural use in this area as it will increase the potential for agricultural/residential conflicts.

IT WAS

MOVED BY: Commissioner Dyson

SECONDED BY: Commissioner Miles

THAT the application be refused as proposed.

CARRIED

Resolution # 70/2012