



**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

December 14, 2012

ALC File: # 52821

SHARP Environmental (2000) Ltd. (SHARP)  
10543 – 100<sup>th</sup> Street  
Fort St. John, BC  
V1J 2T9

**Attention: Nick Gautreau**

Dear Mr. Gautreau:

**Re: Application for the Non-Farm Use of Land in the Agricultural Land Reserve (ALR)**

Please find attached the Minutes of Resolution #460/2012 as it relates to the above noted application. As agent, it is your responsibility to notify your client accordingly. The Commission has also attached a sketch plan depicting the decision.

Further correspondence with respect to this application is to be directed to Gordon Bednard.

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION

Per: 

Brian Underhill, Executive Director

Enclosures: Minutes of Resolution #460/2012  
Sketch Plan

cc: Peace River Regional District (File# 122/2012)

GB/  
52821d1



## MINUTES OF THE PROVINCIAL AGRICULTURAL LAND COMMISSION

A meeting was held by the Provincial Agricultural Land Commission on November 20, 2012 at the offices of the Commission located at #133 – 4940 Canada Way, Burnaby, B.C. as it relates to Application #52821.

### 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

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### PROPOSAL

To construct a sweet gas processing plant on 14.2 ha of the subject property.  
(Submitted pursuant to section 20(3) of the *Agricultural Land Commission Act*)

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### LEGISLATIVE CONTEXT FOR COMMISSION CONSIDERATION

Section 6 (Purposes of the commission) of the *Agricultural Land Commission Act* states:

- 6 The following are the purposes of the commission:
- (a) to preserve agricultural land;
  - (b) to encourage farming on agricultural land in collaboration with other communities of interest; and
  - (c) 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.
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### COMMISSION CONSIDERATION

The Commission considered that the proposed facility represents a temporary non-farm use, albeit long term, of land with agricultural potential which would eventually be reclaimed and could then be used for agriculture in the future. The Commission also noted that the facility was proposed for a portion of the property which is not presently used for agriculture.

**IT WAS**

**MOVED BY: Commissioner Bullock**

**SECONDED BY: Commissioner Collins**

THAT the request be approved subject to the following conditions:

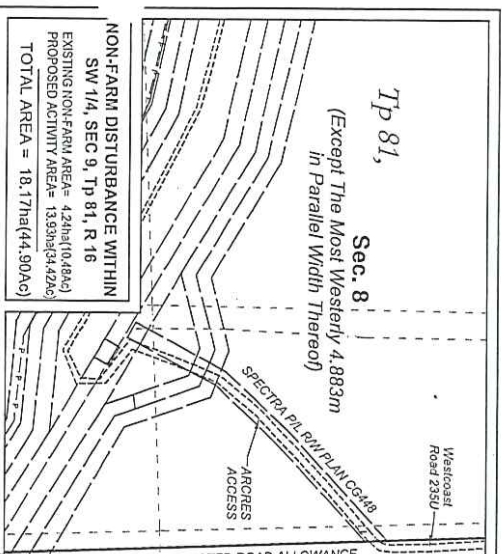
- the non-farm use being in substantial compliance with the plan submitted with the application;
- the proposed processing facility must be completed within three years from the date of this decision;
- approval for non-farm use is granted for the sole benefit of the applicant and is non-transferable.

AND FINALLY THAT 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 #460/2012**

Commissioner Dowswell was opposed to the decision.



**TABLE OF AREAS**

AREA REQUIRED WITHIN SEC 9 PRIVATE LAND  
Plant Site (New Cut) = 13.93 ha  
Decking Site (New Cut) = 0.24 ha  
TOTAL AREA WITHIN SEC 9 = 14.17 ha

TOTAL NEW CUT = 14.17 ha  
TOTAL EXISTING CLEARING = 0.00 ha  
TOTAL AREA = 14.17 ha

NON-FARM DISTURBANCE WITHIN SW 1/4, SEC 9, TP 81, R 16  
EXISTING NON-FARM AREA = 4.24 ha (0.48 a)  
PROPOSED ACTIVITY AREA = 13.83 ha (34.42 a)  
TOTAL AREA = 18.17 ha (44.90 a)

PROPOSED ACTIVITIES DO NOT EXCEED 1400m IN ELEVATION  
ALL SEASON CONSTRUCTION CONDITIONS  
PROPOSED ACTIVITIES FALL WITHIN THE AGRICULTURAL LAND RESERVE

**TABLE OF CROSSINGS**

No.	DESCRIPTION	DWG. No.

**TABLE OF REVISIONS**

No.	DESCRIPTION	BY	DATE	EPASS No.
0	ORIGINAL PLAN PREPARED	BC	05/09/12	10038582

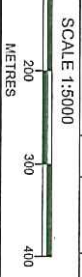
**NOTES:**  
The location and depth of underground facilities are approximate only. The locations are subject to errors and/or distortions from a variety of sources. Before beginning excavation with machinery, within 5 metres of the crossing area, facilities involved should be exposed by hand digging or hydrovac. Refer to applicable legislation and company policies. Distances & coordinates shown are in metres and based on NAD83, UTM (Zone 10). Buried Pipe shown thus: ————  
Roads shown thus: ————  
Outblocks shown thus: ————  
Non-Classified Drainage shown thus: ————  
Vegetation Change shown thus: ————  
Denotes F4 Pr: ● Denotes Wet Area: ●

**ENGINEERING RECORD**

DESCRIPTION	BY	DATE
SURVEYED	DC	05/06/12
CALCULATED	BC	05/09/12
DRAWN	BC	05/09/12
CHECKED	RV	05/09/12

**ARC RESOURCES LTD.**  
CONSTRUCTION PLAN SHOWING  
**PROPOSED PLANT SITE**  
**WITHIN SEC 9, TP 81, R 16**  
THROUGH PRIVATE LAND  
OF AGRICULTURAL DISTRICT

BCGS: 94A.008



ALC file # 52821  
Resolution # 460/2012



Approved location for sweet gas processing plant