



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

July 5, 2013

ALC File: #53079

Aspen Grove Property Services
PO Box 195
Pouce Coupe, BC
V0C 2C0

Dear Madam:

Re: Application to Exclude Land from the Agricultural Land Reserve (ALR)

Please find attached the Minutes of Resolution #163/2013 as it relates to the above noted application. As agent, it is your responsibility to notify your clients accordingly. The Commission has also attached a sketch plan depicting the decision.

The Commission will advise the Registrar of Land Titles that the property has been excluded from the ALR when it has received confirmation that the conditions of approval have been met.

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 #163/2013
Sketch Plan

cc: Peace River Regional District (File: 211/2012)

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PROVINCIAL AGRICULTURAL LAND COMMISSION

Minutes of a meeting held by the Provincial Agricultural Land Commission (the "Commission") on July 3, 2013 at the offices of the Commission located at #133 – 4940 Canada Way, Burnaby, BC.

FOR CONSIDERATION

Application: 53079

Applicant: Wesley and Sandra Mayer

Agent: Aspen Grove Property Services

Proposal: (Submitted pursuant to section 30(1) of the *Agricultural Land Commission Act*)
To subdivide and exclude an 8 ha area from the 55 ha property for industrial uses.

Legal: PID: 006-997-911
South East ¼ Section 17, Township 78, Range 15, West of the 6th Meridian, Peace River District

Location: West of Dawson Creek on the Dangerous Goods Bypass

Background: The ALC endorsed the industrial designation of the northerly 16 ha of the subject property in 2007 by Resolution #52/2007 as per the South Peace Comprehensive Development Plan.

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 2

Exclusion, subdivision, non-farm use and inclusion applications that are consistent with a specific planning decision of the Commission made by resolution (e.g.: Peace River- Fort St. John Comprehensive Development Plan).

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 #2 of Resolution #016N/2011 and approve the application on behalf of the Commission.

Approval is subject to the following conditions:

- the preparation of a subdivision plan to delineate the area to be excluded per the drawing submitted with the application; and
- rezoning the property for Industrial uses; and
- the subdivision and rezoning must be completed within three (3) years from the date of this decision.

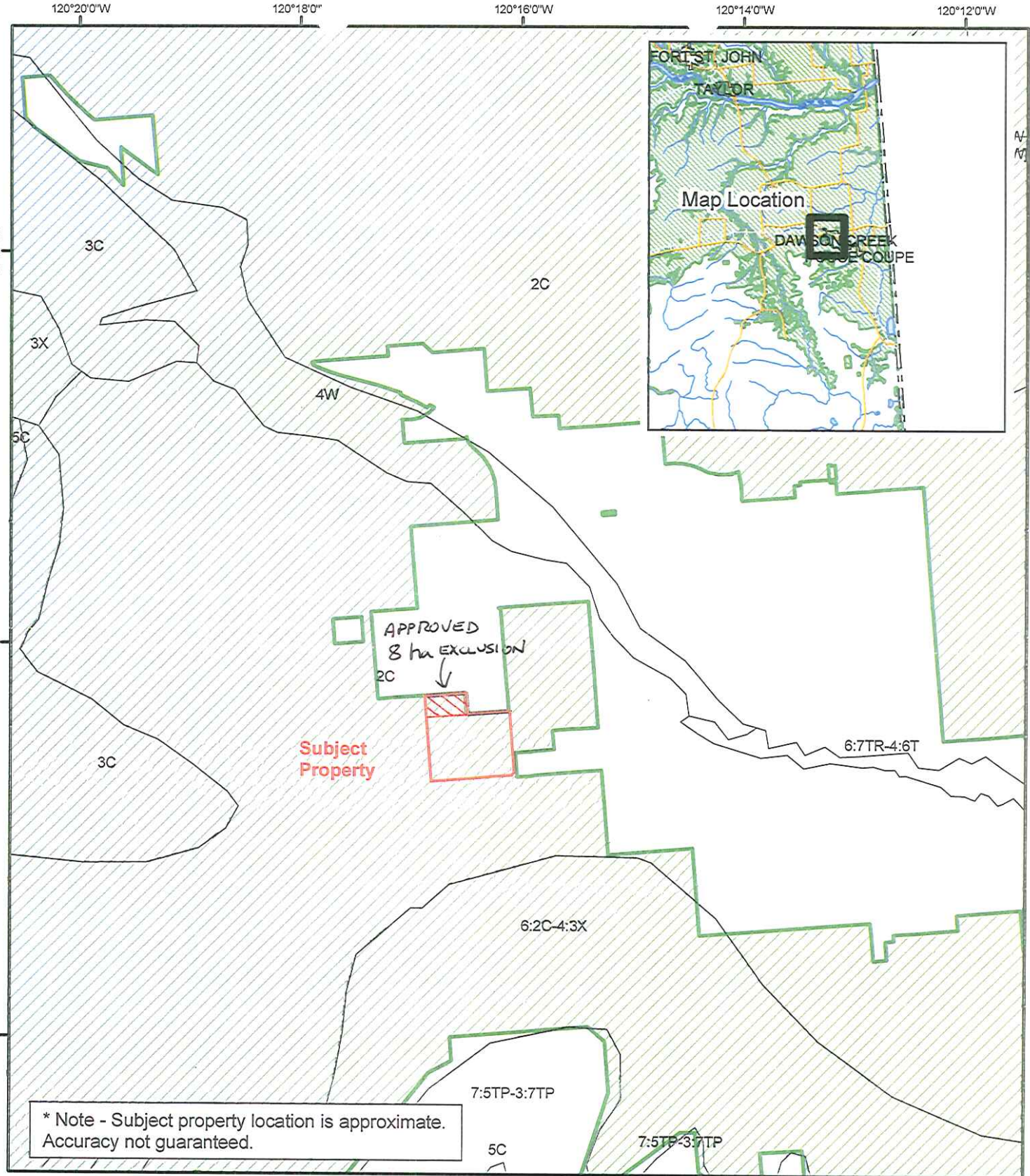
This decision does not relieve the owner or occupier of the responsibility to comply with applicable Acts, regulations, bylaws of the local government, and decisions and orders of any person or body having jurisdiction over the land under an enactment.

RESOLUTION #163/2013

I CERTIFY THAT THIS IS A TRUE RECORD OF THE DECISION

A handwritten signature in black ink, appearing to read "Richard Bullock", written over a horizontal line.

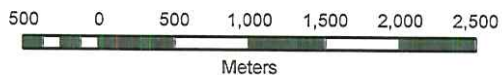
Richard Bullock, Chief Executive Officer



RESOLUTION # 163/2013



Agricultural Capability Map
Map Scale: 1:50,000



ALC File #:	53079
Mapsheet #:	93P/16
Map Produced:	Feb 20, 2013
Regional District:	Peace River