



**Agricultural Land Commission**  
133-4940 Canada Way  
Burnaby, British Columbia V5G 4K6  
Tel: 604 660-7000  
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www.alc.gov.bc.ca

July 7, 2014

ALC File: #53608

Leslie Melanson  
34995 Dale Road  
Mission, BC V2V 4J1

Dear Ms. Melanson:

**Re: Application to Subdivide Land within the Agricultural Land Reserve (ALR)**

Please find attached the Minutes of Resolution # 233/2014 as it relates to the above noted application. The Commission has also attached a Sketch Plan depicting the decision.

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.

Further correspondence with respect to this application is to be directed to Eamonn Watson, (Eamonn.Watson@gov.bc.ca).

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION

Per:

A handwritten signature in purple ink, appearing to read 'Colin J. Fry', is written over a horizontal line. The signature is fluid and cursive, extending to the right beyond the end of the line.

Colin J. Fry, Chief Tribunal Officer

Enclosure(s): Minutes of Resolution #233/2014  
Sketch Plan

cc: Fraser Valley Regional District (File #3015-20-2013-03)

53608d1



**Minutes of a meeting held by the Provincial Agricultural Land Commission (the “Commission”) on July 7, 2014 at the offices of the Commission located at #133 – 4940 Canada Way, Burnaby, BC.**

**FOR CONSIDERATION**

Application: 53608  
Applicant: Leslie Melanson  
Proposal: To adjust the boundaries of the subject properties to reflect the natural boundary of Legace Creek, resulting in the transfer of approximately 1 ha of land from Lot 9 to Lot 1.  
(Submitted pursuant to section 21(2) of the *Agricultural Land Commission Act*)  
Legal: Lot 9, Section 11, Township 18, New Westminster District, Plan 3529 (PID# 006-898-297); and, Lot 1, Section 11, Township 18, New Westminster District, Plan 4333 (PID# 006-898-254).  
Location: 34995 Dale Road and 10979 Farms Road, Electoral Area F, Fraser Valley Regional District  
Background: Legace Creek was straightened in the 1940’s over the subject properties in order to improve conveyance; however, the property boundaries were not changed to respond to the new stream alignment. The current property boundaries follow the stream’s former path and render portions of the subject properties inaccessible and therefore unusable for agriculture to their respective owners.

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**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: 140-60/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 7**

Subdivision applications for boundary adjustments that are consistent with the intent of section 10 BC Regulation #171/2002 (ALR Use, Subdivision and Procedure Regulation) but cannot be approved by the local approving officer due to the limitations on parcel size and on the number of parcels involved in the proposed boundary line adjustment.

**DECISION:**

After reviewing the entire file material, I, Brian Underhill, Deputy Chief Executive Officer of the Commission, am satisfied that the proposal is consistent with Criterion #7 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 per the drawing submitted with the application;
- that the subdivision 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.

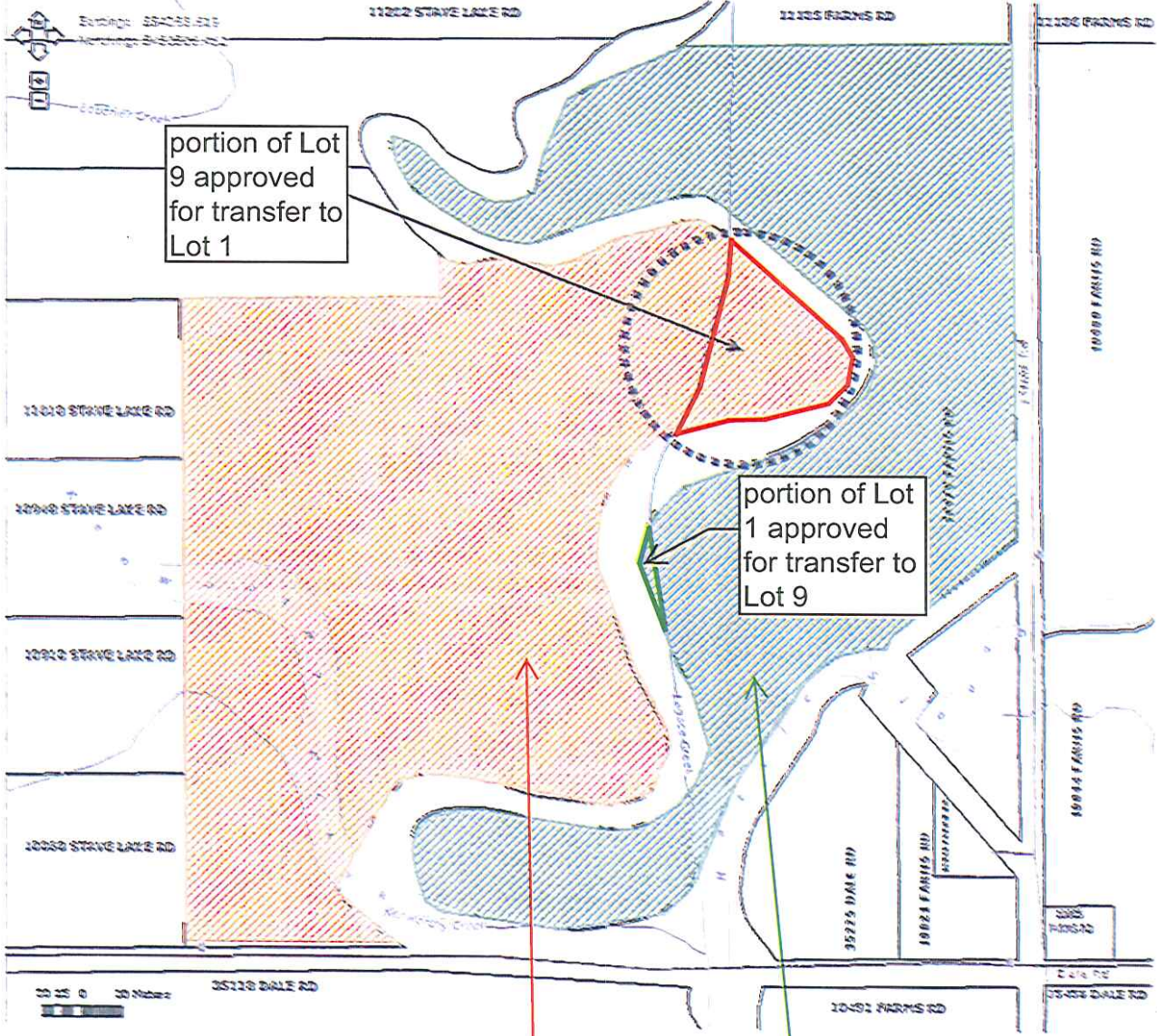
This decision does not relieve the owner or occupier of the responsibility to comply with applicable Acts, regulations, bylaws of the local government, and decisions and orders of any person or body having jurisdiction over the land under an enactment.

**RESOLUTION # 233/2014**

**I CERTIFY THAT THIS IS A TRUE RECORD OF THE DECISION**

  
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Brian Underhill, Deputy Chief Executive Officer

ALC application # 53608  
(applicant - Leslie Melanson)  
Resolution #233/2014



portion of Lot 9 approved for transfer to Lot 1

portion of Lot 1 approved for transfer to Lot 9

Subject Property:  
Lot 9, S11, T18,  
NWD, Plan 3529;  
PID# 006-898-297;  
area = 16.5 ha

Subject Property:  
Lot 1, S11, T18,  
NWD, Plan 4333;  
PID# 006-898-254;  
area = 13.2 ha