



Agricultural Land Commission
133-4940 Canada Way
Burnaby, British Columbia V5G 4K6
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www.alc.gov.bc.ca

July 2, 2014

ALC File: 53611

David Fremantle
26520 – 112th Avenue
Maple Ridge, B.C. V2W 1P7

Dear Mr. Fremantle:

Re: Application to Include Land into the Agricultural Land Reserve (ALR)

Please find attached the Minutes of Resolution #216/2014 as it relates to the above noted application.

The Commission draws your attention to Section 33(1) of the *Agricultural Land Commission Act* which provides an applicant with the opportunity to submit a request for reconsideration based on specific criteria.

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.

A revised proposal does not constitute new evidence and as such is not a basis for reconsideration. The time limit for submitting a request for reconsideration is one (1) year from the date of this letter.

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 black ink, appearing to be 'Colin J. Fry', written over a horizontal line.

Colin J. Fry, Chief Tribunal Officer

Enclosure: Minutes of Resolution #216/2014

cc: District of Maple Ridge (File # 2013-109-AL)

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MINUTES OF THE PROVINCIAL AGRICULTURAL LAND COMMISSION

A meeting was held by the Provincial Agricultural Land Commission on May 28, 2014 at the offices of the Commission located at #133 – 4940 Canada Way, Burnaby, B.C. as it relates to Application #53611.

COMMISSION MEMBERS PRESENT:

Richard Bullock	Chair
Jennifer Dyson	Vice-Chair
Gordon Gillette	Vice-Chair
Bert Miles	Commissioner
Jim Johnson	Commissioner
Jerry Thibeault	Commissioner
Lucille Dempsey	Commissioner

COMMISSION STAFF PRESENT:

Tony Pellett	Planner
Jennifer Carson	Planner
Eamonn Watson	Planner
Colin Fry	Chief Tribunal Officer

PROPOSAL (Submitted pursuant to s. 17(3) of the *Agricultural Land Commission Act*)

To include the 2.0 ha subject property into the Agricultural Land Reserve (ALR).

PROPERTY INFORMATION:

Owner: David Terence Fremantle

Legal: PID: 009-354-581
Lot 11, Section 7, Township 15, New Westminster District, Plan 10586

Location: 26520 – 112th Avenue, Maple Ridge

Size: 2.0 ha

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.

COMMISSION CONSIDERATION

The Commission reviewed a previous application involving the subject property and a relevant application on the adjacent property west of the subject property:

Application ID #6372 (Dewdney-Alouette Regional District, 1978) The Dewdney Alouette Regional District initiated a block application as a result of a review of the Agricultural Land Reserve (“ALR”) land in the regional district that was done in cooperation with the Commission. As a result of the review, the Dewdney Alouette Regional District proposed the exclusion of 3180.6 ha from the ALR. By Resolution #877/1978, the Commission recommended exclusion of 1737.3 ha.

Note – The current subject property was excluded from the ALR as part of the above noted block application.

Application ID #22204 (Baker, 1980) An application to include land into the ALR. By Resolution #512/1981 the Commission refused the application on the grounds that the property did not warrant inclusion into the ALR as its potential for agriculture is limited due to its size and proximity with other similar parcels. The Commission also made note of the 1978 block application.

Note – The property referenced in the above noted application is adjacent to the current subject property.

After considering the information the Commission concluded as follows:

1. The subject property was removed from the ALR in 1978 following an extensive review process.

Conclusion:

The inclusion of the subject property into the ALR would create an indefensible ALR boundary.

2. As noted by District of Maple Ridge staff, the subject property does not have to be within the ALR to allow the land owner the ability to farm as proposed.

Conclusion:

The Commission concurs with the comments from staff at the District of Maple Ridge.

IT WAS

MOVED BY: Commissioner Thibeault

SECONDED BY: Commissioner Dyson

THAT the request for inclusion of the 2.0 ha subject property into the ALR be refused.

CARRIED

Resolution #216/2014