



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

October 3, 2014

ALC File: #53828

Dennis and Janice Large
RR1, Site 2, Compartment 19
Fort St John, BC V1J 4M6

Dear Mr. and Mrs. Large:

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

Order #327/2014

Please find attached the Minutes of Resolution #327/2014 as it relates to the above noted application. The Commission has also attached a Sketch Plan depicting the decision.

By way of a copy of this letter, the Commission is advising the Registrar of Land Titles of Order #327/2014 and confirming that the ALR notation is to be removed from Certificate of Title #BW524944.

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 Laurel Eyton (Laurel.Eyton@gov.bc.ca).

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION

Per:

A handwritten signature in black ink, appearing to read 'Leyton', with a long horizontal flourish extending to the right.

Colin J. Fry, Chief Tribunal Officer

Enclosure(s): Minutes of Resolution #327/2014
Sketch Plan

cc: Peace River Regional District (File #156/2014)
Land Title Office

53828d1



PROVINCIAL AGRICULTURAL LAND COMMISSION

Minutes of a meeting held by the Provincial Agricultural Land Commission (the "Commission") on September 23, 2014 at the offices of the Commission located at #133 – 4940 Canada Way, Burnaby, BC.

FOR CONSIDERATION

Application: 53828
Applicant: Dennis and Janice Large
Proposal: (Submitted pursuant to section 30(1) of the *Agricultural Land Commission Act*)
To exclude the 5.4 ha subject property from the ALR.
Legal: Lot A, Section 26, Township 83, Range 18, West of the 6th Meridian,
Peace River District, Plan 24062.
(PID# 008-315-906).
Location: Approximately 2km east of the City of Fort St. John, just north of the
Alaska Highway on 257 Road.
Background: The subject property is designated as Medium Density Residential in
the North Peace Fringe Area OCP Bylaw No. 1870, 2009 and the
Commission approved this designation by Resolution #1105/2009.

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 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, Brian Underhill, Deputy 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.

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 # 327/2014

I CERTIFY THAT THIS IS A TRUE RECORD OF THE DECISION



Brian Underhill, Deputy Chief Executive Officer

120°46'0"W

120°44'0"W

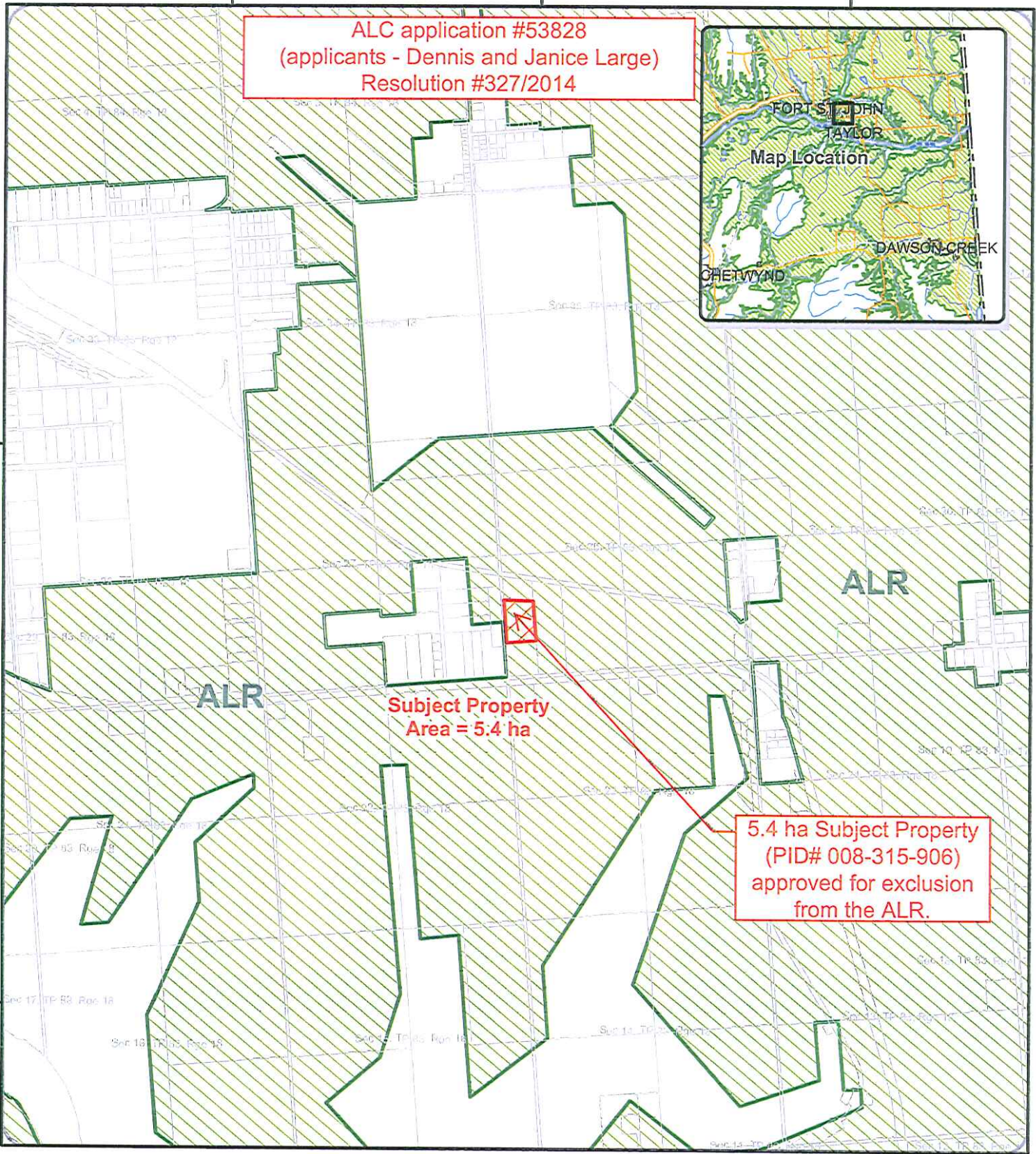
120°42'0"W

**ALC application #53828
(applicants - Dennis and Janice Large)
Resolution #327/2014**



56°14'0"N

56°12'0"N



ALR

ALR

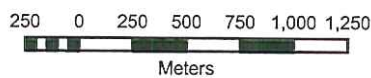
**Subject Property
Area = 5.4 ha**

**5.4 ha Subject Property
(PID# 008-315-906)
approved for exclusion
from the ALR.**



ALC Context Map

Map Scale: 1:35,000



ALC File #: 53828

Mapsheet #: 94A/2

Map Produced: Sep 8, 2014

Regional District: Peace River