



Provincial Agricultural Land Commission - Applicant Submission

Application ID: 108267
Application Type: Subdivide Land in the ALR
Status: Submitted to L/FNG
Name: Hart et al.
Local/First Nation Government: Peace River Regional District

1. Parcel(s) Under Application

Parcel #1

Parcel Type Fee Simple
Legal Description PARCEL A (P37042) OF THE NORTH EAST 1/4 OF SECTION 23 TOWNSHIP 26 PEACE RIVER DISTRICT EXCEPT PLAN 26479
Approx. Map Area 13.35 ha
PID 014-162-041
Purchase Date Mar 7, 2003
Farm Classification No
Civic Address 15953 Gundy Road, Tupper BC
Certificate Of Title State of Title Certificate FB502759.pdf

Land Owner(s)	Organization	Phone	Email	Corporate Summary
Diana Hart	Not Applicable			Not Applicable
Gregory Hart	Not Applicable			Not Applicable

.com

2. Other Owned Parcels

Do any of the land owners added previously own or lease other parcels that might inform this application process?

No

3. Primary Contact

Type	Land Owner
First Name	Diana
Last Name	Hart
Organization (If Applicable)	No Data
Phone	
Email	

4. Government

Local or First Nation Government: Peace River Regional District

5. Land Use

Land Use of Parcel(s) under Application

Describe all agriculture that currently takes place on the parcel(s).	0% Agriculture use
Describe all agricultural improvements made to the parcel(s).	No agricultural improvements
Describe all other uses that currently take place on the	Residential

parcel(s).

Land Use of Adjacent Parcels

	Main Land Use Type	Specific Activity
North	Agricultural / Farm	fields
East	Residential	residential
South	Residential	residential
West	Residential	Residential

6. Proposal

Proposed Lot Areas

#	Type	Size
1	Lot	5.01
2	Lot	4.17
3	Lot	4.17

What is the purpose of the proposal?	To provide parcels for our children to homestead on with their families
Why do you believe this parcel is suitable for subdivision?	All neighbors to the south and east of our parcel are smaller residential lots. Lot configuration is so the 2 lots we don't occupy can have high grade road access
Does the proposal support agriculture in the short or long term? Please explain.	Possible for hobby farm but currently treed parcels
Proposal Map / Site Plan	Subdivision sketch - 1 - 12 acre lot and 2 - 10 acre lots PID-014-162-041.pdf
Are you applying for subdivision pursuant to the ALC Homesite Severance Policy?	No

7. Optional Documents

Type	Description	File Name
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No Data

Proposed 10 acre lot- North end

Proposed Driveway- North lot

Proposed 10 acre lot- Middle

Proposed Driveway- Middle lot

Home Lot- 12.9 acres South end

Unburnt pile

Greenhouse 10 x 16 feet

Partially burnt Pile

Lagoon

Pond 25 feet wide by 10 feet deep

House 20 x 76 feet

Driveway

Tarp shed 20 x 30 feet

Storage shed 16 x 22 feet

Unburnt pile

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