Provincial Agricultural Land Commission - Applicant Submission

Application ID: 60796
Application Status: Under LG Review
Applicant: William John Dawson Smith, Darlene Josephine Smith
Local Government: Peace River Regional District
Local Government Date of Receipt: 05/04/2020
ALC Date of Receipt: This application has not been submitted to ALC yet.
Proposal Type: Subdivision
Proposal: To subdivide the 15 acres into three 5 acre parcels. Two parcels will be listed for sale while the third will remain the principle residence of the owners.

Mailing Address:

Primary Phone:
Mobile Phone:
Email:

Parcel Information

Parcel(s) Under Application

1. Ownership Type: Fee Simple
   Parcel Identifier: 027-088-821
   Legal Description: L 2 SEC 14 TP 78 R 14 W6M PEACE RIVER PL BCP30281
   Parcel Area: 6.4 ha
   Civic Address:
   Date of Purchase: 06/07/2007
   Farm Classification: No
   Owners
   1. Name: William John Dawson Smith
      Address:
      Phone:
      Cell:
      Email:
   2. Name: Darlene Josephine Smith
      Address:

Applicant: William John Dawson Smith, Darlene Josephine Smith
Current Use of Parcels Under Application

1. Quantify and describe in detail all agriculture that currently takes place on the parcel(s).
   No agriculture

2. Quantify and describe in detail all agricultural improvements made to the parcel(s).
   No agricultural improvements

3. Quantify and describe all non-agricultural uses that currently take place on the parcel(s).
   Residential home

Adjacent Land Uses

North

Land Use Type: Unused
Specify Activity: Treed land

East

Land Use Type: Unused
Specify Activity: Treed land

South

Land Use Type: Unused
Specify Activity: Treed land

West

Land Use Type: Unused
Specify Activity: Treed land

Proposal

1. Enter the total number of lots proposed for your property.
   2.1 ha
   2.1 ha
   2.2 ha

Applicant: William John Dawson Smith, Darlene Josephine Smith
2. **What is the purpose of the proposal?**
   *To subdivide the 15 acres into three 5 acre parcels. Two parcels will be listed for sale while the third will remain the principle residence of the owners.*

3. **Why do you believe this parcel is suitable for subdivision?**
   *The land is non-farmable*

4. **Does the proposal support agriculture in the short or long term? Please explain.**
   *No. The land is non-farmable.*

5. **Are you applying for subdivision pursuant to the ALC Homesite Severance Policy? If yes, please submit proof of property ownership prior to December 21, 1972 and proof of continued occupancy in the "Upload Attachments" section.**
   *No*

**Applicant Attachments**

- Agent Agreement - Higson Law Corporation
- Proposal Sketch - 60796
- Certificate of Title - 027-088-821

**ALC Attachments**

None.

**Decisions**

None.
Would like to sell land on each side of our home.
East Peace Road

Sell

181

Home

Sell

Highway

49 East