



Ministry of  
Transportation  
and Infrastructure

Our file: 2021-00936

Your file: 21-003ZN

Date: March 1, 2021

Peace River Regional District  
PO Box 810  
1981 Alaska Avenue  
Dawson Creek, BC V1G 4H8

Attention: PRRD, Planning Services

The Ministry of Transportation and Infrastructure (MoTI) has received and reviewed your referral dated February 17, 2021 to rezone the subject property from R-4 (Residential-4 Zone) to C-2 (General Commercial Zone) to permit two recreational vehicles for long term camping purposes. The proposal falls within Section 52 of the Transportation Act and will require formal Ministry approval and signature. The Ministry is in support of the proposal and has the following condition that must be met prior to approving the bylaw:

1. Provision of a suitably worded covenant is required to restrict development on the lot to two recreational vehicles for long term camping purposes only and to restrict direct access to Highway 29N. The covenant is to be registered under Section 219 of the Land Title Act in favour of the Peace River Regional District and Her Majesty The Queen in right of the Province of British Columbia as represented by the Minister of Transportation and Infrastructure, Parliament Buildings, Victoria, BC, V8V 1X4, Canada. The covenant to be registered with priority over any financial charges. It is recommended you submit a draft version of the document to the PRRD and MoTI before obtaining signatures from landowners and affected charge holders to ensure suitability of the documents.
2. Applicant to apply online for a commercial access permit to the Ministry of Transportation and Infrastructure for the access to Medicine Woman Lane. Applicant to apply online here:  
<http://www.th.gov.bc.ca/permits/Apply.asp>

Thank you for the opportunity to comment. If you or the proponent has any questions, please contact me at [REDACTED] or email me at [REDACTED]

Sincerely,

[REDACTED]

[REDACTED]

Development Officer

Ministry of  
Transportation and  
Infrastructure

Peace District

**District Office Address:**  
300-10003, 110<sup>th</sup> Avenue  
Fort St John, BC V1J 6M7  
Telephone: (250) 787-3237  
Email: DevApps.FSJ@gov.bc.ca

**Area Office Locations:**  
1201-103 Ave, 3rd floor  
Dawson Creek, BC V1G 4J2  
4744-52 Street  
Chetwynd, BC V0C 1J0



**Agricultural Land Commission**

201 – 4940 Canada Way  
Burnaby, British Columbia V5G 4K6  
Tel: 604 660-7000 | Fax: 604 660-7033  
[www.alc.gov.bc.ca](http://www.alc.gov.bc.ca)

March 9, 2021

Reply to the attention of [REDACTED]

ALC Issue: 52108

Local Government File: 21-002-ZN

Jack Irving-Peckham  
South Peace Land Use Planner, PRRD  
[Jack.Peckham@prrd.bc.ca](mailto:Jack.Peckham@prrd.bc.ca)

**Re: Peace River Regional District Zoning Amendment Bylaw No. 2433, 2021**

Thank you for forwarding a draft copy of Peace River Regional District (PRRD) Zoning Amendment Bylaw No. 2433, 2021 (the “Amendment Bylaw”) for review and comment by the Agricultural Land Commission (ALC). The following comments are provided to help ensure that the Amendment Bylaw is consistent with the purposes of the *ALC Act*, the Agricultural Land Reserve (ALR) General Regulation, the ALR Use Regulation, and any decisions of the ALC.

The Amendment Bylaw proposes to rezone the property identified as 2012 Medicine Woman Lane; PID: 005-979-552 (the “Property”) from R-4 (Residential 4 Zone) to C-2 (General Commercial Zone) to permit two recreational vehicles for long-term rental purposes.

The Property is not within the ALR, nor is adjacent to the ALR. For this reason, ALC staff has no objection to the Amendment Bylaw.

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The ALC strives to provide a detailed response to all referrals affecting the ALR; however, you are advised that the lack of a specific response by the ALC to any draft provisions cannot in any way be construed as confirmation regarding the consistency of the submission with the ALCA, the Regulations, or any decisions of the Commission.

This response 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.

If you have any questions about the above comments, please contact the undersigned at [REDACTED] or by e-mail [REDACTED]

Yours truly,

PROVINCIAL AGRICULTURAL LAND COMMISSION



Regional Planner

Enclosure: Referral of PRRD 21-003-ZN

CC: Ministry of Agriculture – Attention: Lori Vickers [REDACTED]

52108m1

