



Provincial Agricultural Land Commission - Applicant Submission

Application ID: 59717

Application Status: Under LG Review

Applicant: Manfred Loch

Agent: 1178657 BC Ltd

Local Government: City of West Kelowna

Local Government Date of Receipt: 10/15/2019

ALC Date of Receipt: This application has not been submitted to ALC yet.

Proposal Type: Exclusion

Proposal: This application proposes to exclude the Subject Property from the ALR to facilitate a future residential subdivision.

Agent Information

Agent: 1178657 BC Ltd

Mailing Address:

2550 Pineridge Place

West Kelowna, BC

V4T 2J7

Canada

Primary Phone: (778) 363-6625

Email: glenmccrae@gmail.com

Parcel Information

Parcel(s) Under Application

1. **Ownership Type:** Fee Simple

Parcel Identifier: 008-248-885

Legal Description: L A DL 3189 OSOYOOS DIVISION YALE DISTRICT PL 18407

Parcel Area: 1.4 ha

Civic Address: 3620 Webber Road

Date of Purchase: 01/24/1985

Farm Classification: Yes

Owners

1. **Name:** Manfred Loch

Address:

3620 Webber Road

West Kelowna, BC

V4T 1J9

Canada

Phone: (250) 768-5581

Email: mrloch@shaw.ca

Current Use of Parcels Under Application

1. Quantify and describe in detail all agriculture that currently takes place on the parcel(s).
currently no agricultural use of lands

2. Quantify and describe in detail all agricultural improvements made to the parcel(s).
lands are partially fenced for livestock purposes

3. Quantify and describe all non-agricultural uses that currently take place on the parcel(s).
lands are currently being used as a single family residential large lot

Adjacent Land Uses

North

Land Use Type: Commercial / Retail

Specify Activity: logging company and single family residential

East

Land Use Type: Residential

Specify Activity: Webber Road and single family residential

South

Land Use Type: Residential

Specify Activity: single family residential

West

Land Use Type: Residential

Specify Activity: single family residential

Proposal

1. How many hectares are you proposing to exclude?

1.4 ha

2. What is the purpose of the proposal?

This application proposes to exclude the Subject Property from the ALR to facilitate a future residential subdivision.

3. Explain why you believe that the parcel(s) should be excluded from the ALR.

This parcel should be excluded from the ALR as it is a small isolated lot, far from any other agricultural lands or market, fairly steep graded, surrounded by residential uses on three sides and a commercial use on the remaining side. All City of West Kelowna services are available on Webber Road and Walnut Glen Drive. The location is also within easy walking distance to Glenrosa Middle School. The exclusion would bring uniformity to the primarily residential neighborhood.

Applicant Attachments

Applicant: Manfred Loch

- Agent Agreement - 1178657 BC Ltd
- Proof of Advertising - 59717
- Proof of Signage - 59717
- Proof of Serving Notice - 59717
- Proposal Sketch - 59717
- Other correspondence or file information - Sketch w-photo
- Certificate of Title - 008-248-885

ALC Attachments

None.

Decisions

None.