

# Provincial Agricultural Land Commission - Applicant Submission

**Application ID:** 60610

**Application Status:** N/A

**Applicant:** Ministry of Citizens Services

**Agent:** Ministry of Citizens Services

**Local Government:** Fraser Valley Regional District

**Local Government Date of Receipt:** 05/26/2020

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

**Proposal Type:** Non-Farm Use

**Proposal:** The purpose of the non-farm use proposal is to obtain approval for a fire hose repair facility being built on a portion of the Ford Mountain Correctional Centre site. The proposed building will not have any significant negative impact on agriculture on surrounding properties given that the property already has numerous buildings constructed on it that are used for the Ford Mountain Correctional Centre. The pre-engineered building structure's footprint is 10,513 SF with an exterior covered and receiving area of 4,594 SF.

## Agent Information

**Agent:** Ministry of Citizens Services

## Parcel Information

### Parcel(s) Under Application

1. **Ownership Type:** Crown Lands

**Parcel Identifier:**

**Legal Description:** District Lot 527, New Westminster Land District, FORD MOUNTAIN CORRECTION FACILITY

**Parcel Area:** 14 ha

**Civic Address:** 57657 CHILLIWACK LAKE RD CHILLIWACK BC V4Z 1A7

**Date of Purchase:**

**Farm Classification:** Yes

**Owners**

1. **Name:** Ministry of Citizens Services

**Address:**

4000 Seymour Pl

Victoria, BC

V8X 4S8

Canada

**Applicant:** Ministry of Citizens Services

**Phone:**

**Email:**

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## **Current Use of Parcels Under Application**

### **1. Quantify and describe in detail all agriculture that currently takes place on the parcel(s).**

*There are minor agricultural activities onsite such as goats grazing between the secure perimeter fences, and basic gardens onsite.*

### **2. Quantify and describe in detail all agricultural improvements made to the parcel(s).**

*No agricultural improvements made to the parcel.*

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

*Inventory of primary buildings onsite and their basic purpose:*

- 1. Huts The huts function as inmate residency / dorm room living accommodations. There are four huts onsite, located at the north end of the facility.*
- 2. Administration building The admin building contains the main staffing facilities, including offices, boardroom, kitchen, and control room.*
- 3. Holloway house Holloway house contains additional inmate living accommodations, and program rooms for inmate training and educational opportunities.*
- 4. Program trailer A fixed Atco trailer utilized for expanded program opportunities.*
- 5. Pump house Located outside the secure perimeter fence, the pump house functions to supply domestic water for the site, and contains the main electrical components for the operation.*
- 6. Inmate works yard Located to the south of the facility, the works yard consists of several buildings utilized for work programs. Programming includes the refurbishment of BC Wildfire hand tools and the repair of water bladders utilized during the fire season. Once constructed, the new fire hose refurbishment building will complement these existing programs, providing meaningful work opportunities for inmates and contribute vital capacity to BC Wildfires maintenance needs.*

## **Adjacent Land Uses**

### **North**

**Land Use Type:** Recreational

**Specify Activity:** Chilliwack River, recreational use

### **East**

**Land Use Type:** Unused

**Specify Activity:** Vacant Crown Land

### **South**

**Land Use Type:** Unused

**Specify Activity:** Vacant Crown Land

## West

**Land Use Type:** Recreational

**Specify Activity:** License of occupation for guided nature viewing, Weather station - Ministry of Environment

## Proposal

### 1. How many hectares are proposed for non-farm use?

*0.1 ha*

### 2. What is the purpose of the proposal?

*The purpose of the non-farm use proposal is to obtain approval for a fire hose repair facility being built on a portion of the Ford Mountain Correctional Centre site. The proposed building will not have any significant negative impact on agriculture on surrounding properties given that the property already has numerous buildings constructed on it that are used for the Ford Mountain Correctional Centre. The pre-engineered building structure's footprint is 10,513 SF with an exterior covered and receiving area of 4,594 SF.*

### 3. Could this proposal be accommodated on lands outside of the ALR? Please justify why the proposal cannot be carried out on lands outside the ALR.

*No. The BC Wildfire Service, the Public Safety and Solicitor General (PSSG), Forests, Lands, Natural Resource Operations and Rural Development (FLNRO) and Citizens Services (CITZ) are coordinating the relocation of the Nanaimo Correctional Centre (NCC) to Ford Mountain Correctional Centre. The NCC has operated the fire hose refurbishment inmate work program since 2008 for the maintenance, repair, and packaging of fire hoses to support provincial forest fire-fighting efforts.*

*This facility will serve the ministry of FLNRO in their forest firefighting effort by cleaning and preparing their fire hoses for use. The Center will also help the inmates learn new skills preparing them to integrate into the workforce.*

### 4. Does the proposal support agriculture in the short or long term? Please explain.

*No. The on-site soil has only marginal improved capability rating.*

### 5. Do you need to import any fill to construct or conduct the proposed Non-farm use?

*Yes*

## Proposal dimensions

**Total fill placement area (to one decimal place)** *0.5 ha*

**Maximum depth of material to be placed as fill** *1.4 m*

**Volume of material to be placed as fill** *1600 m<sup>3</sup>*

**Estimated duration of the project.** *6 Months*

### Describe the type and amount of fill proposed to be placed.

*Structural fill . Max fill depth is 1.36m (most of the site will be filled less than 0.9m)*

### Briefly describe the origin and quality of fill.

*Excavated material on-site will be used and the cobbles and boulders are removed. The fill will be compacted to 98% standard proctor maximum dry density in discrete lifts.*

**Applicant:** Ministry of Citizens Services

## **Applicant Attachments**

- Agent Agreement - Ministry of Citizens Services
- Proposal Sketch - 60610

## **ALC Attachments**

None.

## **Decisions**

None.