

Fw: Jayendee Farms compost

Wednesday, November 2, 2011
4:10 PM

Subject	Fw: Jayendee Farms compost
From	Transform
To	Schmidt, Orlando AL:EX
Sent	Monday, October 16, 2006 4:22 PM

Hi Orlando,

Here is the response that I got back from Allan regarding the bylaw.

Sincerely, John

John Paul, Ph.D. P.Ag.
Transform Compost Systems Ltd.
211, 33119 South Fraser Way. Abbotsford BC Canada V2S 2B1
Ph. 604-504-5660 Fax 604-504-5666
Email: john@transformcompost.com
Web: www.transformcompost.com

----- Original Message -----

From: [Allan Campeau](#)
To: [Transform](#)
Sent: Monday, October 16, 2006 4:19 PM
Subject: RE: Jayendee Farms compost

Good afternoon John,

The "465 m2 per farm operation" is in the Abbotsford Zoning Bylaw, under the A2 zone (Section 220.11). Please use the following link, that will connect you with that particular Section.

<http://www.abbotsford.ca/AssetFactory.aspx?did=958>

Please call if you require any additional information.

Allan G. Campeau
Planner
City of Abbotsford
Development Approvals Division
32315 South Fraser Way
Abbotsford, B.C.
V2T 1W7
Phone (604) 864-5510
Fax (604) 853-4981
email acampeau@abbotsford.ca

-----Original Message-----

From: Transform | s.22
Sent: Monday, October 16, 2006 4:10 PM
To: Allan Campeau
Subject: Jayendee Farms compost

Hi Allan,

Looks like we received council approval to send the application to the ALC. Thanks for your good work. I have one question from your report - you refer to an Abbotsford zoning bylaw that states

"that the area for processing of livestock wastes into garden compost shall not exceed 465 m2 per farm operation" I haven't seen this bylaw before - could you please send me a copy of this one?

Sincerely, John

John Paul, Ph.D. P.Ag.
Transform Compost Systems Ltd.
211, 33119 South Fraser Way. Abbotsford BC Canada V2S 2B1
Ph. 604-504-5660 Fax 604-504-5666
Email: john@transformcompost.com
Web: www.transformcompost.com

FW: June 21, 2006 Draft AAC Agenda (so far)

Wednesday, November 2, 2011
4:10 PM

Subject FW: June 21, 2006 Draft AAC Agenda (so far)
From Robbins, Mark AL:EX
To Schmidt, Orlando AL:EX
Sent Tuesday, June 6, 2006 11:14 AM
Attachments



June 21
2006

FYI

Mark Robbins
Regional Agrologist
ph 604-556-3086
fx 604-556-3080

-----Original Message-----

From: Grant Acheson [mailto:GAcheson@abbotsford.ca]
Sent: June 5, 2006 5:31 PM
To: Robbins, Mark AL:EX
Subject: FW: June 21, 2006 Draft AAC Agenda (so far)

Mark, we already have a full plate for the June meeting, and staff have not even had a chance to get to Dr. Paul's application as yet. Possibly, we can circulate a report this summer and get feed back, if not a resolution, on the proposal, in order to move it forward.

grant

From: Lynne Ganske
Sent: Tue 23/05/2006 3:48 PM
To: Grant Acheson
Subject: June 21, 2006 Draft AAC Agenda (so far)

Grant,

Given all the craziness of late, I thought I'd send you this for a "heads up". Please let me know if you'd like the items rearranged under BoM.

Lynne
5243

P.S. The agenda headings must stay as numbered (ie Reports) as per administration, but even they can be rearranged in the meeting (if necessary).



**ABBOTSFORD
AGRICULTURAL ADVISORY COMMITTEE**

MEETING

June 21, 2006
9:30 a.m.
Room 530 5th Floor
Abbotsford City Hall
32315 South Fraser Way, Abbotsford, BC

AGENDA

1. CALL TO ORDER
2. ADOPTION OF MINUTES
 - .1 Minutes of the Agricultural Advisory Committee meeting of May 17, 2006 (0360-20) (attached)
3. BUSINESS OUT OF MINUTES
 - .1 Proposed seed processing plant, 4647 Dixon Road (A06-007) (attached)
Previously considered at the April 19, 2006 meeting.
 - .2 Verbal update from the Economic Development Manager on the Abbotsford Foundation and the Agricultural Enhancement Fund (0360-20)
Deferred from February 15, March 19, April 19 and May 17, 2006.
 - .3 Verbal report from the Manager, Transportation & Drainage on storm water management requirements for development on Sumas Mountain (0360-20)
Deferred from April 19 and May 19, 2006.
 - .4 Enhanced enforcement of land use violations in the agricultural zones (0360-20)
Requested April 19, 2006.
 - .5 Second dwelling policies (0360-20)
Brought back from February 15, 2006.

- .6 Items for the Fall meeting with Council (0360-20)
Deferred from April 19, 2006.
- .7 Replacement member for Linda Treliving (0360-20)
Deferred from April 19, 2006.
- .8 Tracking of recommendations to Council *(to be distributed)*
Deferred from April 19, 2006.
- .9 Verbal report on May 17, 2006 Chamber of Commerce Forum: "Building it Right"

4. DELEGATIONS

None.

5. REPORTS

- .1 Agricultural Land Commission application to permit a non-farm use on a portion of the property located at 41212 No. 3 Road located 41212 No. 3 Road (Applicant: D. Bowman) 3040-20/A06-006 *(attached)*
Deferred from May 17, 2006.
- .2 Agricultural Land Commission application to permit a non-farm use at 1850 Peardonville Road (Applicant: Hardial Deol) 3040-20/A06-005 *(attached)*

6. NEW BUSINESS

7. ADJOURNMENT

FW: Proposed composting facility

Wednesday, November 2, 2011
4:11 PM

Subject	FW: Proposed composting facility
From	Rogstrand, Gustav N AL:EX
To	Schmidt, Orlando AL:EX; Hughes-Games, Geoff AL:EX
Sent	Monday, April 24, 2006 5:52 PM

Dito!

Gustav Rogstrand
Waste Management Specialist, MSc
BC Ministry of Agriculture and Lands
Resource Management Branch
1767 Angus Campbell Rd
Abbotsford, BC V3G 2M3
Canada
Telephone: 604 556-3111
Cell phone: s.17
Facsimile: 604 556-3099

-----Original Message-----

From: Peter Andzans [<mailto:PAndzans@abbotsford.ca>]

Sent: Monday, April 24, 2006 3:39 PM

To: Rogstrand, Gustav N AL:EX

Subject: FW: Proposed composting facility

Number 3.

-----Original Message-----

From: Grant Acheson

Sent: Sunday, April 23, 2006 11:38 AM

To: Peter Andzans

Subject: FW: Proposed composting facility

Further to my earlier

From: Jennifer Meier

Sent: Mon 27/02/2006 11:30 AM

To: Grant Acheson

Cc: Allan Campeau

Subject: RE: Proposed composting facility

On the contrary, in my opinion, the proposal does fall under the OMRR. OMRR applies to "the construction and operation of composting facilities," but exempts agricultural composting facilities. This proposal is clearly not agricultural, since it does not comply with the Agricultural Waste Control Regulation.

I agree with your approach though, because whether the proposed facility falls under the BC Ag Waste Reg or OMRR, it is still MoE that needs to have a close look at its own legislation to begin with.

Jen

-----Original Message-----

From: Grant Acheson

Sent: Monday, February 27, 2006 11:23 AM

To: Jennifer Meier; Allan Campeau

Subject: RE: Proposed composting facility

Not sure if I got this. So, the proposal is exempt from the OMRR but does not comply with

the Ag Waste Control Regulation?

My thinking on the City's position is that if the proponent satisfies ALC and MoE regulations, including addressing leachate and odour issues, that we would be prepared to support the proposal, likely through a TUP and business license and security basis, in order to prove the viability of the proposal. If it appears to be a reasonable operation, we could then consider amendments to the ZB.

Are we agreed?

grant

-----Original Message-----

From: Jennifer Meier

Sent: Monday, February 27, 2006 10:08 AM

To: Grant Acheson; Allan Campeau

Subject: RE: Proposed composting facility

Grant, Allan,

OMRR *applies* to "the construction and operation of composting facilities," which is defined as "a facility that processes organic matter to produce compost;" whereas "organic matter" is defined by Schedule 12 of OMRR and includes (among others) manure, but does not include manure management that meets the *Agricultural Waste Control Regulation*. There is no specific mention of "municipal" waste, as far as I can see.

In addition, OMRR *exempts* "agricultural waste composting" (Part 2, Section 3). The *Agricultural Waste Control Regulation* allows for two scenarios: 1) the import of manure onto a farm, if the resulting compost produced is used solely on that farm; and 2) the sale of manure, if the raw materials are originating solely from that farm.

This is an either/or situation, and does not accommodate the import and sale of products. Therefore, Transform's proposal cannot be classified as "agricultural waste composting" under MoE's regulation. Whether the operation is a farm under the Farm Practices (Right to Farm) Protection Act or not, probably doesn't really matter, since we're only concerned with the composting aspect.

I guess Mark's final conclusion that MoE and ALC approvals are required before Abbotsford's confirmation is the important one. As you are aware, any municipal bylaws that affect agriculture must be signed off by BCMAL, so we're really the last piece in this puzzle.

Not sure if this helps. I'd be happy to discuss this further in person, if you like.

Jen

-----Original Message-----

From: Grant Acheson

Sent: Sunday, February 26, 2006 8:42 PM

To: Allan Campeau

Cc: Jennifer Meier

Subject: RE: Proposed composting facility

Jen, do you concur with the conclusion re the OMRR?

Allan, does not our bylaw also regulate sales from agricultural properties?

grant

From: Allan Campeau

Sent: Fri 2/24/2006 3:59 PM

To: Grant Acheson

Cc: Jennifer Meier

Subject: FW: Proposed composting facility

Hello my esteemed colleagues,

For your information, the next chapter of the composting saga.

AC

Allan G. Campeau
Planner
City of Abbotsford
Development Approvals Division
32315 South Fraser Way
Abbotsford, B.C.
V2T 1W7
Phone (604) 864-5510
Fax (604) 853-4981
email acampeau@abbotsford.ca

-----Original Message-----

From: Robbins, Mark AL:EX [<mailto:Mark.Robbins@gov.bc.ca>]

Sent: Friday, February 24, 2006 3:07 PM

To: Allan Campeau

Cc: Schmidt, Orlando AL:EX; Hughes-Games, Geoff AL:EX; Sutherland, Kim AL:EX; Tudhope, Jennifer C AL:EX

Subject: Proposed composting facility

Alan,

Here is an attempt to describe where John Paul's new composting system fits into existing regulation. Geoff or Orlando may correct me if I miss anything.

The parameters of the operation are that more than 50% (by weight) of the input material comes from the farm and 100% of the finished product is sold off the farm.

There appears to be two questions that need to be answered:

- 1) does the proposal fit within the definition of a farm operation, and
 - 2) does the proposed activity fit within the Agriculture Waste Control Regulation and if not what is required?
- 2) The Agriculture Waste Control Regulation only permits agriculture waste to be moved onto a farm operation for composting if the finished product is used on the farm. Clearly John Paul's process does not meet this requirement. As a result John Paul will need to seek authorization from the Ministry of Environment(MOE). The operation does not require approval under the Organic Matter Recycling Regulations(OMRR) as OMRR only applies to municipal waste. An option for MOE would be to set similar requirements as OMRR which would include an odour and leachate management plan. This may or may not mean extra work for John Paul. Given that this is a new system it seems prudent to address these issues.
- 1) Is it a farm operation? ALC, Ministry of Agriculture and Lands and the City of Abbotsford have slightly different definitions of a farm operation:
- ALC considers on-farm composting a farm use as long as the input comes from, and the output stays on, the farm unit (not lot). John Paul would need to check with the ALC to see if a non-farm use application is required.
 - MAL. The definition of farm operation under the Farm Practices Protection Act includes on-farm processing, and specifically includes the sale of products from on-farm composting as long as at least 50% of the raw products for the composting operations come from the farm.
 - City of Abbotsford. Includes *the processing of livestock waste into garden compost* in it's definition of agriculture use. There is no further clarification of garden compost or on-farm composting (other than composting to produce mushroom growing medium) and the bylaw does not address the sale of products off farm.

It appears that John Paul's proposal does fit within the definition of a farm operation under MAL regulations and the City of Abbotsford Zoning By-law. The use may need approval from the ALC and authorization from MOE.

Alan, if the City shares this interpretation, would they need a temporary permit or would it just be considered an agriculture use subject to receiving the appropriate MOE and ALC approvals?

Cheers.

Mark Robbins
Regional Agrologist
ph 604-556-3086
fx 604-556-3080

Guidelines for inputs for on-farm composting

Wednesday, November 2, 2011

4:11 PM

Subject	Guidelines for inputs for on-farm composting
From	Robbins, Mark AL:EX
To	van Dalfsen, Bert AL:EX; Thomas, Karen AL:EX
Cc	Nickel, Ken AL:EX; Tudhope, Jennifer CAL:EX; Schmidt, Orlando AL:EX
Sent	Monday, February 20, 2006 2:42 PM

Orlando and I recently met with the City of Abbotsford and Dr. John Paul of Transform Compost in regards to the permitting/zoning requirements for a new style of on-farm composting. Our view of 'farming' as it relates to this facility may prove problematic for an activity that would generally be seen as a good thing.

Quick background. Dr. John Paul is testing an 'in-vessel' (is that right Orlando) compost system that will combine liquid manure(hog) with dry manure (broiler or horse - likely horse) and composting them into a saleable product. John Paul is adding a heat recovery/drying component to the process.

Here is the catch. The horse manure will need to be brought in from another farm. The ratio of horse to hog (on a weight basis) is close to 50/50. All of the end product is to be sold. If the hog farmer owned the horse farm this would be considered a farming operation. If 50% of the input is hog manure it would be considered a farming operation. If 49% of the input is hog manure it is not considered a farming operation.

I think most would agree that combining 2 problem products into one usable product and moving the N off the farmland is a good thing. This note is to explore the possibility of revisiting our definitions of farming as it relates to composting so this type of activity would be considered farming.

I think when dealing with composting there is a distinct difference between moving around products from the farm area (agriculture waste) and bringing in products from outside the farm area (other wastes). We have seen in Delta that by using the 50% rule a large land based operation can bring in large amounts of non-ag wastes. Perhaps we need to revisit these activities to ensure they are supporting things that support farming.

Any thoughts!

Mark Robbins
Regional Agrologist
ph 604-556-3086
fx 604-556-3080

Hog manure composting project

Wednesday, November 2, 2011

4:10 PM

Subject	Hog manure composting project
From	Robbins, Mark AL:EX
To	'transform@telus.net'
Cc	Schmidt, Orlando AL:EX
Sent	Wednesday, May 3, 2006 9:42 AM

John Paul,

Orlando copied me in on the latest e-mails around your hog composting project. My understanding on the regulatory requirements is as follows:

- 1) ALC - need an application because bringing on part of the input and then selling all the output is not an acceptable use without an application (this is not a non-farm use but simply a farm use outside what is accepted without an application)
- 2) MOE - your operation does not meet the conditional exemption regs (Ag Waste Control Reg) so would need to operate under the OMRR regs. (I understand from the e-mail chatter that MOE is prepared to provide a letter of support) If you are prepared to follow OMRR then you are in compliance with MOE.
- 3) Abbotsford Zoning - from reading the zoning requirements I interpret your operation as an outright agriculture use (definition of agriculture use) as long as the operation is not more than 468 sq meters(section 210.13). If you are larger than this then an application to the board of variance may be more appropriate than a request for a temporary permit or a rezoning.
Thought this might help in your decision on how to proceed.

Cheers,

Mark Robbins
Regional Agrologist
ph 604-556-3086
fx 604-556-3080

hog manure project and lawn

Wednesday, November 2, 2011

4:11 PM

Subject	hog manure project and lawn
From	Transform
To	Schmidt, Orlando AL:EX
Sent	Tuesday, April 11, 2006 8:54 AM

Hi Orlando,

Hope that you are well. I finally heard from Allan Campeau from the City of Abbotsford regarding the hog project. He wants to have a letter of clarification saying that the various agencies approve of the project, and that is not in contravention of any rules, particularly the Agricultural Waste Management Regulation. He says that we may be able to get a temporary use permit, but we will need a letter of support from the Ministry. Sounds like we have made pretty much zero progress since our meeting on Feb 14. If you want clarification on what he wants, you can call him at 604-864-5510. I am also meeting with Trevor Murrie next Wednesday regarding the project.

Also, do you want your lawn fertilized? I have some fertilizer made up and could do it today or early tomorrow.

Sincerely, John

John Paul, Ph.D. P.Ag.
Transform Compost Systems Ltd.
211, 33119 South Fraser Way. Abbotsford BC Canada V2S 2B1
Ph. 604-504-5660 Fax 604-504-5666
Email: john@transformcompost.com
Web: www.transformcompost.com

hog manure project status update

Wednesday, November 2, 2011

4:10 PM

Subject	hog manure project status update
From	Transform
To	Schmidt, Orlando AL:EX; Murrie, Trevor ALC:EX; Younie, Mike F ENV:EX
Cc	acampeau@abbotsford.ca
Sent	Wednesday, May 10, 2006 9:28 AM

Dear all,

The concrete work on the facility is complete, we have incorporated an insulative barrier on the floor, and have placed heat collection pipes in the floor to scavenge floor heat.

The turner is about 50% complete - progress has been going very well.

We are waiting for the greenhouse - but are waiting for funds from the BC Hog Commission before this can be delivered

We submitted the ALC application for non-farm use to the City of Abbotsford yesterday - and paid our \$ 660 fee...

Will keep you posted on progress on all fronts.

Sincerely, John

John Paul, Ph.D. P.Ag.

Transform Compost Systems Ltd.

211, 33119 South Fraser Way. Abbotsford BC Canada V2S 2B1

Ph. 604-504-5660 Fax 604-504-5666

Email: john@transformcompost.com

Web: www.transformcompost.com

Letter of Support

Wednesday, November 2, 2011
4:10 PM

Subject **Letter of Support**
From Younie, Mike F ENV:EX
To 'Transform'
Cc Schmidt, Orlando AL:EX; Robbins, Mark AL:EX
Sent Monday, May 8, 2006 1:07 PM
Attachments



Jayendee
Composting

Hopefully, the attached meets your needs.

Mike Younie, M.Sc., P.Ag, P.Geo
Head, Government & Compliance Unit
Environmental Management
Ministry of Environment
2nd Floor-10470 152nd St.
Surrey BC V3R 0Y3
ph: 604-582-5272
cell: **s.17**
fax: 604-930-7119
mike.younie@gov.bc.ca



May 8, 2006

File:

Dr. John Paul
Transform Compost Systems
201-33230 Old Yale Rd.
Abbotsford, BC V2S 2J5

Dear John Paul:

Re: Jayendee Farms Composting Project, Matsqui

This letter indicates the Ministry of Environment's support for the above noted project. This project will assist with developing innovative solutions to the increasing amount of animal manures being produced in the Lower Fraser Valley. A shrinking land base and use of chemical fertilizers is resulting in manure applications to soil often in excess of crop uptake requirements potentially resulting in adverse environmental impacts. Projects such as this one endeavour to produce more stable organic amendments which can be used by a wider variety of end users.

At this time, I would like to wish you the very best with this project. Please contact the undersigned should you have any questions.

Sincerely,

Michael Younie, P.Ag., P.Geo.
Head, Government and Compliance

pc: Orlando Schmidt, Ministry of Agriculture and Lands, Abbotsford

Ministry of Environment

Regional Operations
Lower Mainland Region

Mailing/Location Address:
10470 152 Street
SURREY BC V3R 0Y3

Telephone: (604) 592-5200
Facsimile: (604) 930-7119
<http://www.gov.bc.ca/>
<http://www.gov.bc.ca/env/>

management meeting yesterday

Wednesday, November 2, 2011
4:10 PM

Subject **management meeting yesterday**
From Transform
To Schmidt, Orlando AL:EX
Sent Friday, June 2, 2006 11:27 AM
Attachments



City of
Abbotsford...

Hi Orlando,

Thank you very much for participating in the meeting yesterday for the hog manure project. We appreciate your involvement very much! John would love to have you come out and spend some hours helping with the greenhouse.

I have attached the letter received from the City of Abbotsford for your information. I will wait patiently for whatever we have to do next...

Sincerely, John

John Paul, Ph.D. P.Ag.
Transform Compost Systems Ltd.
211, 33119 South Fraser Way, Abbotsford BC Canada V2S 2B1
Ph. 604-504-5660 Fax 604-504-5666
Email: john@transformcompost.com
Web: www.transformcompost.com



May 19, 2006
File: 3040-20/A06-010

Dr. John Paul
Transform Compost Systems Ltd.
#211 - 33119 South Fraser Way
Abbotsford, BC V2S 2B1

Dear John Paul:

Re: Agricultural Land Commission Application for property located at 5050 Gladwin Road

I will be the file manager for your application, received on May 10, 2006. When you make inquiries, please quote file reference number **A06-010**.

Your application will first be forwarded to the City's Agricultural Advisory Committee for comment. You will be invited to discuss your proposal with the Committee. Thereafter, staff will prepare a report for consideration by the Executive Committee of Council. I will let you know the date and time of both the Agricultural Advisory Committee and the Executive Committee meetings. Your attendance to these meetings is encouraged and appreciated.

Please contact me at 604-864-5510, or by e-mail at acampeau@abbotsford.ca, if you have questions.

Yours truly,


Allan Campeau
Planner
Development Approvals

AC:vm

Development Services
E:\A06\A06-010\acknowledgement letter.doc www.abbotsford.ca
Telephone (604) 864-5510 Facsimile (604) 853-4981 32315 South Fraser Way, Abbotsford, B.C. V2T 1W7 Canada


meeting notes February 14 2006

Wednesday, November 2, 2011
4:11 PM

Subject **meeting notes February 14 2006**
From Transform
To gacheson@abbotsford.ca; acampeau@abbotsford.ca; Schmidt, Orlando AL:EX
Sent Wednesday, February 22, 2006 6:44 AM
Attachments



Feb 14
Meeting N...

Dear Orlando, Grant, Allan and Mark,

Attached please find the notes from our meeting last week. Please review and provide any corrections/additions etc.

Orlando, can you pass a copy on to Mark as I don't have his email.

Allan, I had an email yesterday from Trevor Murrie at the Land Commission. It reads as follows:

*"Hello John,
Regarding the Hog manure composting proposal in Abbotsford. As I understand the proposal and related activities, I believe there may be a way to legitimize and expedite the regulatory requirements from our office. I think, however, greater clarification about the specifics would be helpful for the Commission (i.e. would there be ongoing monitoring by yourself? could we request updates and annual reports? would there be any direct marketing? etc.). Also, the context and need for new innovations and technology for improving waste management by swine farmers in the Lower Fraser Valley (rest of B.C.?) would be useful information. Finally, knowing how the City of Abbotsford has responded to your proposal is important to the Commission.*

On these matters, may I suggest you request a meeting at the Commission office to describe the project in more detail. You may wish to also invite a representative from Abbotsford?

*Regards, Trevor Murrie, P.Ag.
PALC, Staff Agrologist*

Would you be willing to come to a meeting with me at the Commission office?

Sincerely, John

John Paul, Ph.D. P.Ag.
Transform Compost Systems Ltd.
211, 33119 South Fraser Way. Abbotsford BC Canada V2S 2B1
Ph. 604-504-5660 Fax 604-504-5666
Email: john@transformcompost.com
Web: www.transformcompost.com

Meeting Notes: Hog Manure Composting Process in Abbotsford

Meeting date: February 14, 2006

Present: Orlando Schmidt, BC Ministry of Agriculture and Lands
Mark Robbins, BC Ministry of Agriculture and Lands
Allan Campeau, Development Services, City of Abbotsford
Grant Acheson, Development Services, City of Abbotsford
John Paul, Transform Compost Systems Ltd.

Purpose: discuss Transform's proposal regarding permission for a hog manure composting project.

All parties agreed that this project does not technically fall under the allowed uses as presently outlined in the regulations. If the farm was importing 50% other agricultural wastes to utilize on farm, it would be a permitted use. However the proposal is to utilize up to 50% agricultural wastes from off-farm (eg horse manure), blend it with waste produced on-farm (hog manure), and market the resulting product. The landbase is too small to utilize the farm's waste, therefore nutrients have to be exported for environmental sustainability.

The BC Ministry of Agriculture and Lands outlined that they had met with the Agricultural Land Commission and the BC Ministry of Environment and had agreed that this may be considered a farm use activity, and therefore be an allowed use.

The City of Abbotsford suggested that this facility should obtain a temporary use permit, similar to the one obtained by Cedarval Farms for storing poultry litter on the Straw Farm property. The City of Abbotsford is concerned about composting and the odor issues that have been associated with the mushroom composting operations. Perhaps a bylaw could be developed in the future.

John Paul was concerned about the length of time that it took for the temporary use permit for storing poultry manure – as it took two years. Allan Campeau assured that the process would not take this long.

The City of Abbotsford both agreed that the project could start as long as no product was marketed off-farm until the temporary use permit was obtained.

John Paul reflected on the broader implications to the cost and time associated with a temporary use permit to encourage a more environmentally sustainable agriculture in Abbotsford, and the message that it may give. The City of Abbotsford is promoting environmentally sustainable waste management, but the cost and time associated with doing temporary use permits discourages agricultural producers from adopting this type of option. We also have to consider the message that this gives to the agriculture industry. John Paul was willing to do whatever was required to allow this project to move forward.

Allan Campeau was going to meet with John Paul early in the week of February 20, 2006 to review the requirements for the temporary use permit.

Pictures - Hog Manure Compost

Thursday, November 3, 2011
12:15 PM

Subject Pictures - Hog Manure Compost
From s.22
To Schmidt, Orlando AL EX; John Paul
Sent Friday, October 26, 2007 9:43 AM
Attachments


AEPI -
005-01 Ho...

AEPI -
005-01 Ho...

AEPI -
005-01 Ho...

AEPI -
005-01 Ho...

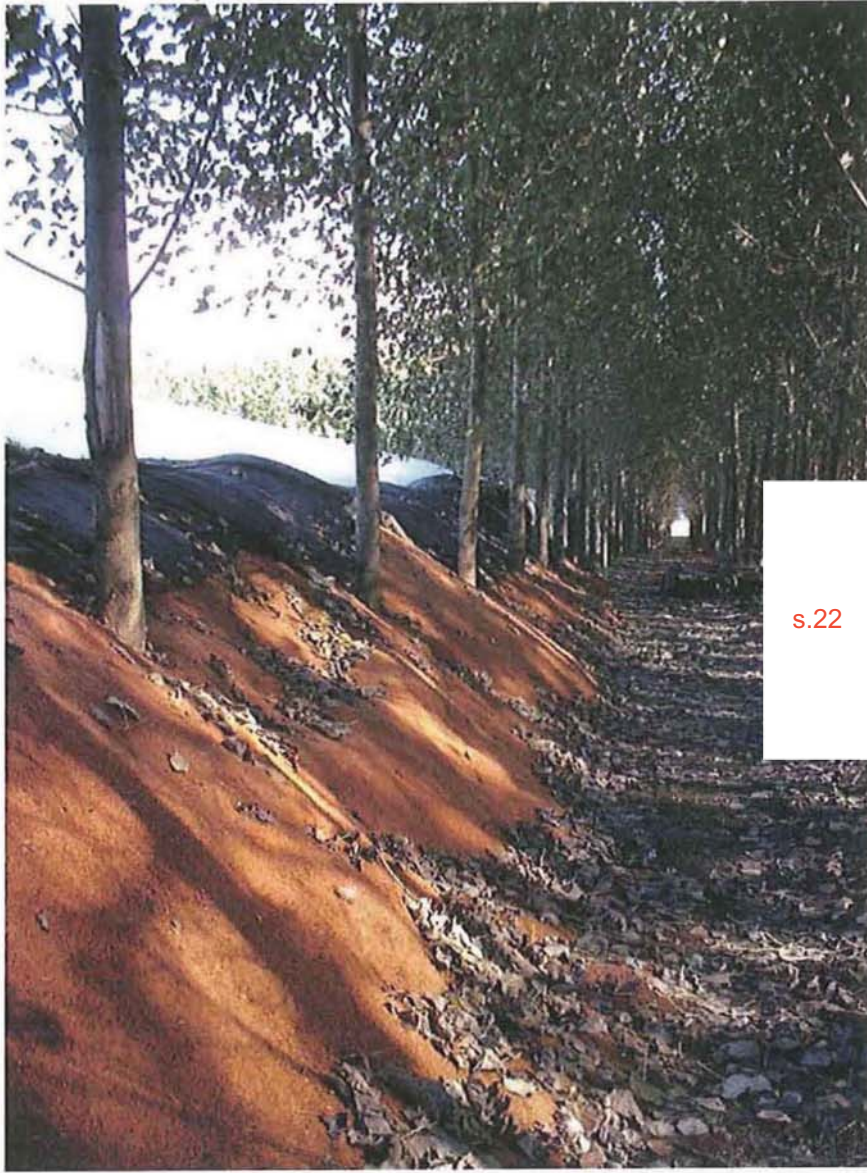
AEPI -
005-01 Ho...

AEPI -
005-01 Ho...

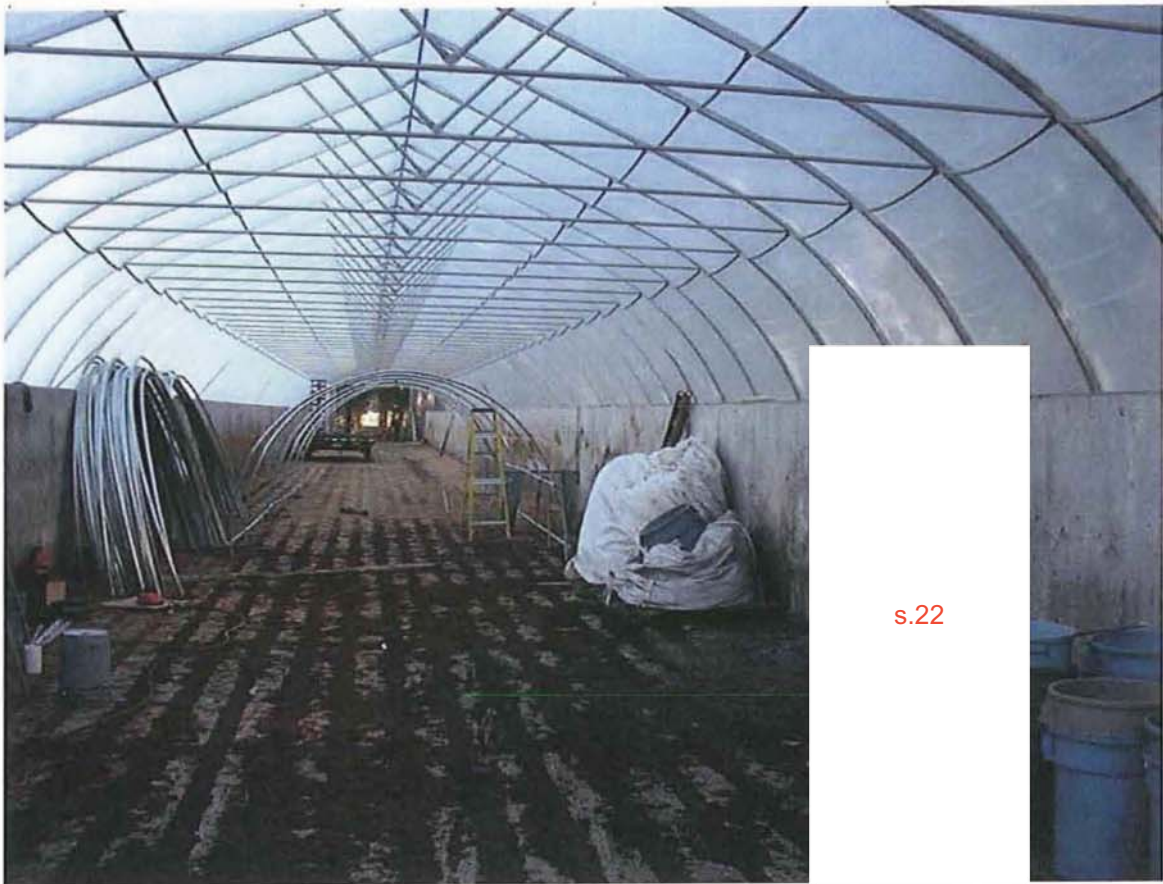
FYI

s.22

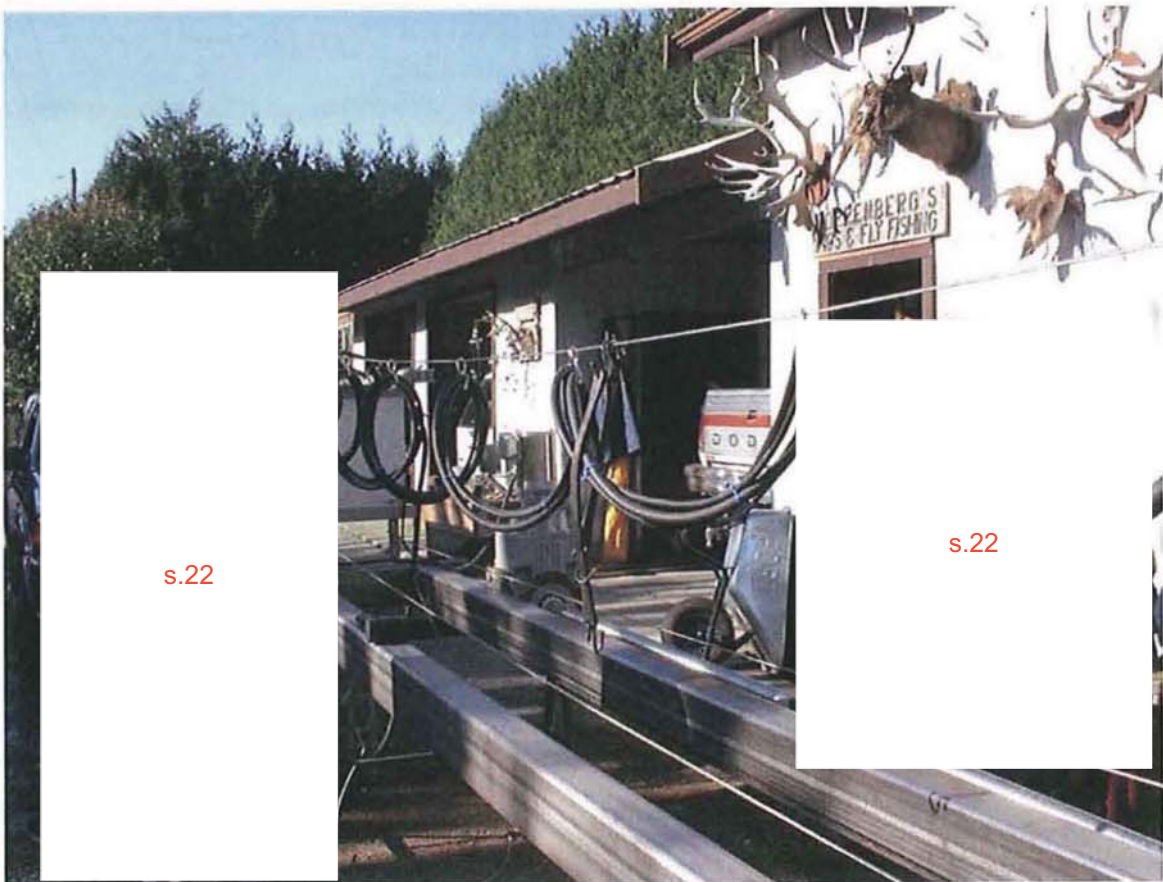




s.22

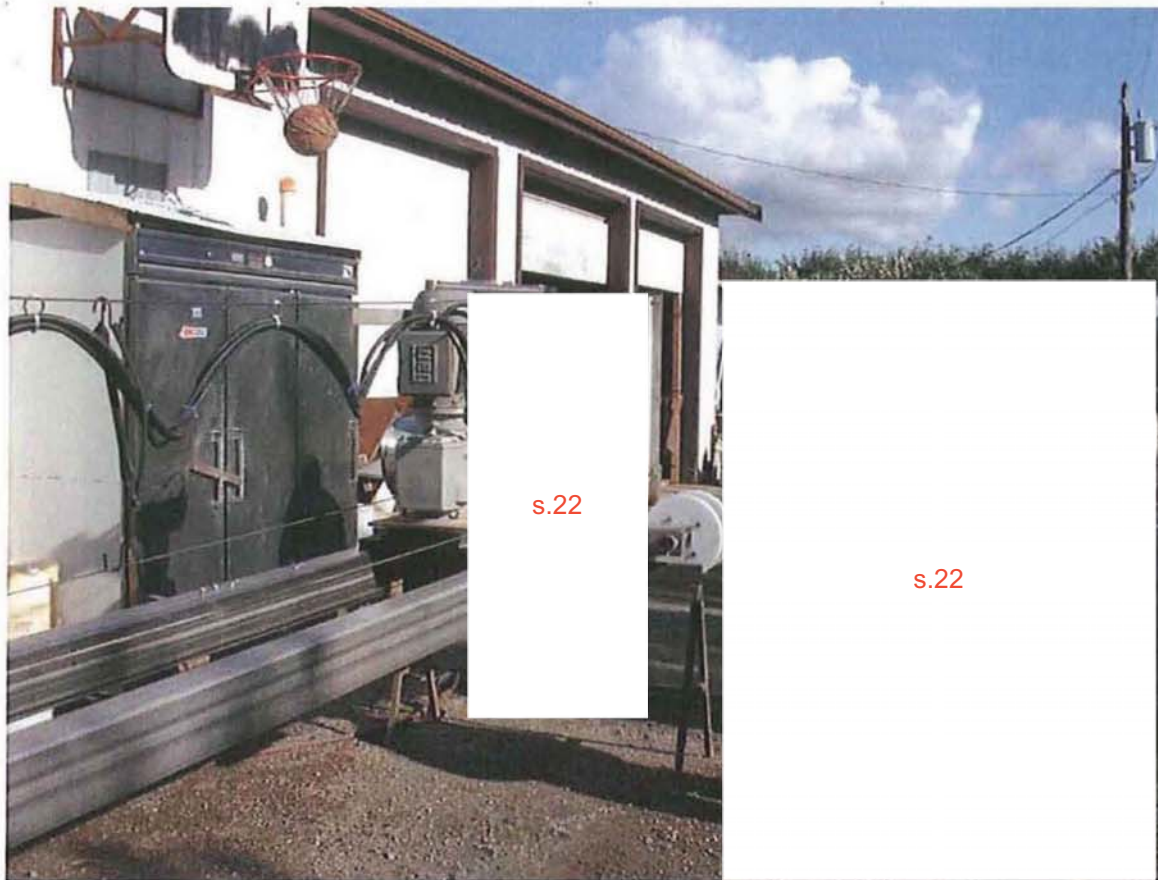


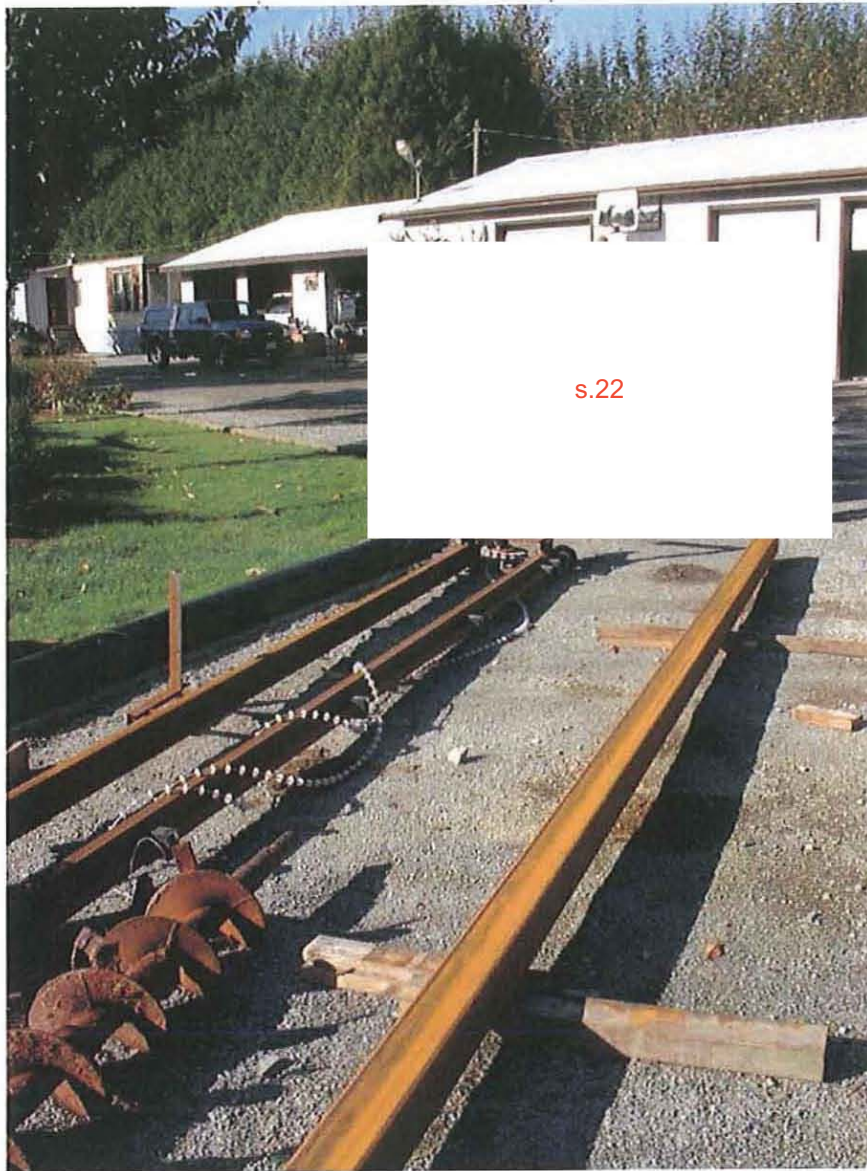
s.22



s.22

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Pilot project for new composting system

Wednesday, November 2, 2011
4:11 PM

Subject	Pilot project for new composting system
From	Robbins, Mark AL:EX
To	'Grant Acheson'
Cc	Schmidt, Orlando AL:EX
Sent	Friday, February 10, 2006 1:30 PM

Grant,

Orlando Schmidt of our office has been working with John Paul of Transform Compost on a pilot project for a new approach to composting liquid hog manure. It involves combining the liquid manure with dryer horse or chicken manure or sawdust waste from greenhouses. The end product can be used as a fertilizer/soil amenity on the farm or sold to other sectors. Advantages are that the hog farm can sell some of the final product and it uses waste from other farm operations.

The Abbotsford Soil Conservation Association is supporting the project through the Greenhouse Gas Mitigation Program

As long as half the waste (hog manure) comes from the farm it fits within our view of normal farm practice. The use would still require ALC approval, however, initial discussions have been favourable. It's not clear how this type of operation would fit with the City's bylaws so I suggested it might be worthwhile for them to meet with you and discuss the project. Given the interest in bio-digesters in the City and within industry it may be worthwhile bringing this topic to the AAAC for discussion.

I have included Orlando in this e-mail. Do you have any time available early next week - Tuesday/Wednesday? If you are an early riser perhaps a breakfast meeting.

Thanks.

Mark Robbins
Regional Agrologist
ph 604-556-3086
fx 604-556-3080

FW: Proposed composting facility

Wednesday, November 2, 2011
4:11 PM

Subject	FW: Proposed composting facility
From	Rogstrand, Gustav N AL:EX
To	Schmidt, Orlando AL:EX; Hughes-Games, Geoff AL:EX
Sent	Monday, April 24, 2006 5:51 PM

Not sure if you guys were copied in on these answers from "Abby" about John Pauls project

/Gustav

Gustav Rogstrand
Waste Management Specialist, MSc
BC Ministry of Agriculture and Lands
Resource Management Branch
1767 Angus Campbell Rd
Abbotsford, BC V3G 2M3
Canada
Telephone: 604 556-3111
Cell phone: s.17
Facsimile: 604 556-3099
-----Original Message-----
From: Peter Andzans [<mailto:PAndzans@abbotsford.ca>]
Sent: Monday, April 24, 2006 3:38 PM
To: Rogstrand, Gustav N AL:EX
Subject: FW: Proposed composting facility

Here's number 2.
-----Original Message-----
From: Grant Acheson
Sent: Sunday, April 23, 2006 11:38 AM
To: Peter Andzans
Subject: FW: Proposed composting facility

Further to my earlier

From: Allan Campeau
Sent: Mon 27/02/2006 9:34 AM
To: Grant Acheson
Subject: RE: Proposed composting facility

Good morning Grant,

The Zoning Bylaw is quite specific as to what can be retailed from an agricultural property. Basically, it is found in the Accessory Produce Sales Use definition, that "provides for the retail sale of agricultural products which are produced on the same farm operation". The definition excludes the sale of fresh growing medium for the growing of mushrooms.

The newly drafted Agricultural section will delete Accessory Produce Sales and replace it with "Farm Retail Sales Use". This new definition still does not address commercial composting. During my tenure with the City, it has often been judgement calls as to what has been allowed to be retailed off farm properties.

I have had a couple of conversations with Jennifer, and we agree that the Zoning Bylaw does not address a commercial composting operation as John Paul describes. The closest regulatory tools we have are the A6 Zone and the Farm Bylaw (Mushroom Growing etc...)

It still comes down to the various Provincial Acts that will dictate what can legitimately be carried out. Based on my recent conversations with Ministry staff, they too are wrestling in determining what would be an appropriate course of action.

Allan G. Campeau
Planner
City of Abbotsford
Development Approvals Division
32315 South Fraser Way
Abbotsford, B.C.
V2T 1W7
Phone (604) 864-5510
Fax (604) 853-4981
email acampeau@abbotsford.ca

-----Original Message-----

From: Grant Acheson
Sent: Sunday, February 26, 2006 8:42 PM
To: Allan Campeau
Cc: Jennifer Meier
Subject: RE: Proposed composting facility

Jen, do you concur with the conclusion re the OMRR?

Allan, does not our bylaw also regulate sales from agricultural properties?

grant

From: Allan Campeau
Sent: Fri 2/24/2006 3:59 PM
To: Grant Acheson
Cc: Jennifer Meier
Subject: FW: Proposed composting facility

Hello my esteemed colleagues,

For your information, the next chapter of the composting saga.

AC
Allan G. Campeau
Planner
City of Abbotsford
Development Approvals Division
32315 South Fraser Way
Abbotsford, B.C.
V2T 1W7
Phone (604) 864-5510
Fax (604) 853-4981
email acampeau@abbotsford.ca

-----Original Message-----

From: Robbins, Mark AL:EX [<mailto:Mark.Robbins@gov.bc.ca>]

Sent: Friday, February 24, 2006 3:07 PM

To: Allan Campeau

Cc: Schmidt, Orlando AL:EX; Hughes-Games, Geoff AL:EX; Sutherland, Kim AL:EX; Tudhope, Jennifer C AL:EX

Subject: Proposed composting facility

Alan,

Here is an attempt to describe where John Paul's new composting system fits into existing regulation. Geoff or Orlando may correct me if I miss anything.

The parameters of the operation are that more than 50% (by weight) of the input material comes from the farm and 100% of the finished product is sold off the farm.

There appears to be two questions that need to be answered:

1) does the proposal fit within the definition of a farm operation, and

2) does the proposed activity fit within the Agriculture Waste Control Regulation and if not what is required?

2) The Agriculture Waste Control Regulation only permits agriculture waste to be moved onto a farm operation for composting if the finished product is used on the farm. Clearly John Paul's process does not meet this requirement. As a result John Paul will need to seek authorization from the Ministry of Environment(MOE). The operation does not require approval under the Organic Matter Recycling Regulations(OMRR) as OMRR only applies to municipal waste. An option for MOE would be to set similar requirements as OMRR which would include an odour and leachate management plan. This may or may not mean extra work for John Paul. Given that this is a new system it seems prudent to address these issues.

1) Is it a farm operation? ALC, Ministry of Agriculture and Lands and the City of Abbotsford have slightly different definitions of a farm operation:

- ALC considers on-farm composting a farm use as long as the input comes from, and the output stays on, the farm unit (not lot). John Paul would need to check with the ALC to see if a non-farm use application is required.

- MAL. The definition of farm operation under the Farm Practices Protection Act includes on-farm processing, and specifically includes the sale of products from on-farm composting as long as at least 50% of the raw products for the composting operations come from the farm.

- City of Abbotsford. Includes *the processing of livestock waste into garden compost* in its definition of agriculture use. There is no further clarification of garden compost or on-farm composting (other than composting to produce mushroom growing medium) and the bylaw does not address the sale of products off farm.

It appears that John Paul's proposal does fit within the definition of a farm operation under MAL regulations and the City of Abbotsford Zoning By-law. The use may need approval from the ALC and authorization from MOE.

Alan, if the City shares this interpretation, would they need a temporary permit or would it just be considered an agriculture use subject to receiving the appropriate MOE and ALC approvals?

Cheers.

Mark Robbins

Regional Agrologist

ph 604-556-3086

fx 604-556-3080

RE:

Wednesday, November 2, 2011
4:10 PM

Subject	RE:
From	Robbins, Mark AL:EX
To	Rogstrand, Gustav N AL:EX; Schmidt, Orlando AL:EX
Sent	Tuesday, April 25, 2006 11:21 AM

My read on this is that Abbotsford essentially has to give John a permit as long as he meets ALC and MOE. No temporary use stuff - if it is a permitted use they have to give a permit. If John hasn't done so he needs to formally request a permit from MOE and ALC.

So in summary my take is:

ALC - need application
MOE - need permit
City - regular permit under permitted use
FPPA - normal farm if meets majority rule

It may not hurt to invite all parties into a room to get them to agree.

Mark Robbins
Regional Agrologist
ph 604-556-3086
fx 604-556-3080

-----Original Message-----

From: Rogstrand, Gustav N AL:EX
Sent: April 25, 2006 10:31 AM
To: Schmidt, Orlando AL:EX; Robbins, Mark AL:EX
Subject: RE:

As far as I am concerned the answer to that is Yes!

Someone needs to clarify beyond doubt what the actual chronology of permitting is and what exactly is needed in this specific (pilot) case. We have already discussed it and everybody seems to be in favor in principle, it is just a bit of leadership that is needed. If nobody else steps up to the plate I think we have to. If we decide to ask them here for a meeting we should in my opinion ask them to come prepared enough to be ready to make some decisions on who is responsible for what and where this specific case falls within the current legislation there and then.

/Gustav

Gustav Rogstrand
Waste Management Specialist, MSc
BC Ministry of Agriculture and Lands
Resource Management Branch
1767 Angus Campbell Rd
Abbotsford, BC V3G 2M3
Canada
Telephone: 604 556-3111
Cell phone: s.17
Facsimile: 604 556-3099

-----Original Message-----

From: Schmidt, Orlando AL:EX

Sent: Tuesday, April 25, 2006 8:28 AM
To: Robbins, Mark AL:EX
Cc: Rogstrand, Gustav N AL:EX
Subject:

Mark,

Please read the attached messages. Following this, I would like to discuss this with Gustav and yourself.

There seems to be a lot of wheel spinning here and little progress – a clear case of confusion over jurisdiction and responsibility. Do we need to step in and set up a meeting where we don't let anyone out till we have a resolution?

*Orlando Schmidt, PAg
Environmental Soil Specialist
BC Ministry of Agriculture and Lands
1767 Angus Campbell Road
Abbotsford BC V3G 2M3
Tel: 604-556-3101
Toll-Free: 1-888-221-7141*

Re: Any Progress on Hog Manure composting project?

Wednesday, November 2, 2011

4:10 PM

Subject	Re: Any Progress on Hog Manure composting project?
From	Transform
To	Schmidt, Orlando AL:EX
Sent	Tuesday, May 2, 2006 8:39 AM

Hi Orlando,

Thanks for the inquiry. My goal is to have an application for non-farm use in to the City of Abbotsford this week. There seems to be no other way at this time - so we have to make the next move. I will keep you updated on progress.

Sincerely, John

John Paul, Ph.D. P.Ag.

Transform Compost Systems Ltd.

211, 33119 South Fraser Way. Abbotsford BC Canada V2S 2B1 Ph. 604-504-5660 Fax 604-504-5666

Email: john@transformcompost.com

Web: www.transformcompost.com

----- Original Message -----

From: "Schmidt, Orlando AL:EX" <Orlando.Schmidt@gov.bc.ca>

To: "Transform" <transform@telus.net>

Sent: Monday, May 01, 2006 4:00 PM

Subject: Any Progress on Hog Manure composting project?

John,

Has there been any further progress in the last week on permits/approvals for the hog manure composting project?

As you know, we (MAL) don't have any of the regulatory authority pertaining to the project. However, if necessary, we are quite prepared to facilitate a meeting in which all appropriate agencies would be present and no one would be allowed to leave till some firm decisions were made. I may be overstating this (and the comment was a bit tongue in cheek) but this would certainly be our goal.

Sincerely,

Orlando Schmidt, P.Ag.

Environmental Soil Specialist

BC Ministry of Agriculture and Lands

1767 Angus Campbell Road

Abbotsford BC V3G 2M3

Tel: 604-556-3101

Toll-Free: 1-888-221-7141

RE: BCAC/AEPI funds

Wednesday, November 2, 2011
4:10 PM

Subject	RE: BCAC/AEPI funds
From	Brian Baehr
To	'Transform'
Cc	Schmidt, Orlando AL:EX
Sent	Wednesday, May 10, 2006 11:18 AM

Hi John

Debbie from the BC Pork Producers is forwarding the information. Please call to discuss after you receive the info.

Thanks

Brian

Brian Baehr
AEI Coordinator
BC Agriculture Council
Phone: (250) 763-9790 or (250) 718-1727

From: Transform s.22
Sent: Wednesday, May 10, 2006 9:23 AM
To: Brian Baehr
Cc: 'Schmidt, Orlando AGF:EX'
Subject: BCAC/AEPI funds

Hi Brian,

I received a faxed copy of the Project Report requirements for the Hog Manure project. Unfortunately, none of these requirements were ever communicated to us - we don't have a copy, nor have we seen a copy of the contract. So when we submitted our first invoice to the Hog Commission, we were unaware of any requirements. So here we are two months later....

Is it possible to send the project report form and associated requirements to us by email so that we can be more timely and effective in our submittals? We are preparing the next submission already, and it would be great not to have to wait so long.

Sincerely, John

John Paul, Ph.D. P.Ag.
Transform Compost Systems Ltd.
211, 33119 South Fraser Way. Abbotsford BC Canada V2S 2B1
Ph. 604-504-5660 Fax 604-504-5666
Email: john@transformcompost.com
Web: www.transformcompost.com

Re: Hog manure composting project

Wednesday, November 2, 2011
4:10 PM

Subject	Re: Hog manure composting project
From	Transform
To	Robbins, Mark AL:EX
Cc	Schmidt, Orlando AL:EX
Sent	Wednesday, May 3, 2006 9:54 AM

Hi Mark,

Thanks for your email. I appreciate the feedback.

You are correct in your assumptions...

1. ALC - technically this is still is classified as a non-farm use application. The application has to go through the City of Abbotsford - and has to be approved by them first - which they may wish to have a public hearing before they send the application on to the Land Commission. City Council also has to vote on whether this will be approved to be sent forward to ALC.

2. MOE - yes, we will be operating under OMRR

3. Abbotsford - because of the ALC regulations, this doesn't technically fit under Agriculture Use according to the ALC, therefore Abbotsford has to either rezone, or put in a bylaw - but they can't put in a bylaw without changes or amendments to either the ALC ruling or the Agricultural Waste Control Regulation. - so unless things change, Abbotsford will have to create a new zoning - but they are willing to consider a temporary use permit - which is what they talked about at the meeting in February. So, I

Thats the way its been interpreted to me over the last 8 years of working with Abbotsford. Sure would be happy to know if there is something different!

Sincerely, John

John Paul, Ph.D. P.Ag.
Transform Compost Systems Ltd.
211, 33119 South Fraser Way. Abbotsford BC Canada V2S 2B1
Ph. 604-504-5660 Fax 604-504-5666
Email: john@transformcompost.com
Web: www.transformcompost.com

----- Original Message -----

From: Robbins, Mark AL:EX

To: [s.22](#)

Cc: [Schmidt, Orlando AL:EX](#)

Sent: Wednesday, May 03, 2006 9:42 AM

Subject: Hog manure composting project

John Paul,

Orlando copied me in on the latest e-mails around your hog composting project. My understanding on the regulatory requirements is as follows:

1) ALC - need an application because bringing on part of the input and then selling all the output is not an acceptable use without an application (this is not a non-farm use but simply a farm use outside what is accepted without an application)

2) MOE - your operation does not meet the conditional exemption regs (Ag Waste Control Reg) so would need to operate under the OMRR regs. (I understand from the e-mail chatter that MOE is prepared to provide a letter of support) If you are prepared to follow OMRR then you are in compliance with MOE.

3) Abbotsford Zoning - from reading the zoning requirements I interpret your operation as an outright agriculture use (definition of agriculture use) as long as the operation is not more than 468 sq meters(section 210.13). If you are larger than this then an application to the board of variance may be more appropriate than a request for a temporary permit or a rezoning.

Thought this might help in your decision on how to proceed.
Cheers.
Mark Robbins
Regional Agrologist
ph 604-556-3086
fx 604-556-3080

RE: June 21, 2006 Draft AAC Agenda (so far)

Wednesday, November 2, 2011
4:10 PM

Subject	RE: June 21, 2006 Draft AAC Agenda (so far)
From	Robbins, Mark AL:EX
To	Schmidt, Orlando AL:EX
Sent	Wednesday, June 7, 2006 10:24 AM

Not certain if it is our role to suggest to Abbotsford how to prioritize it's application review. This lies with John Paul.

John Paul could contact Ben Doerksen directly to ask him to put it on the agenda.

Mark Robbins
Regional Agrologist
ph 604-556-3086
fx 604-556-3080

-----Original Message-----

From: Schmidt, Orlando AL:EX
Sent: June 7, 2006 10:09 AM
To: Robbins, Mark AL:EX
Subject: RE: June 21, 2006 Draft AACAgenda (so far)

This is really unfortunate. Is there anything that can be done to change this?

*Orlando Schmidt, PAg
Environmental Soil Specialist
BC Ministry of Agriculture and Lands
1767 Angus Campbell Road
Abbotsford BC V3G 2M3
Tel: 604-556-3101
Toll-Free: 1-888-221-7141*

*Cycling Quotes: "I thought of that while riding my bike."
Albert Einstein, on the theory of relativity*

-----Original Message-----

From: Robbins, Mark AL:EX
Sent: Tuesday, June 06, 2006 11:14 AM
To: Schmidt, Orlando AL:EX
Subject: FW: June 21, 2006 Draft AACAgenda (so far)

FYI

Mark Robbins
Regional Agrologist
ph 604-556-3086
fx 604-556-3080

-----Original Message-----

From: Grant Acheson [<mailto:GAcheson@abbotsford.ca>]
Sent: June 5, 2006 5:31 PM
To: Robbins, Mark AL:EX
Subject: FW: June 21, 2006 Draft AACAgenda (so far)

Mark, we already have a full plate for the June meeting, and staff have not even had a chance to get to Dr. Paul's application as yet. Possibly, we can circulate a report this summer and get feed back, if not a resolution, on the proposal, in order to move it forward.

grant

From: Lynne Ganske
Sent: Tue 23/05/2006 3:48 PM
To: Grant Acheson
Subject: June 21, 2006 Draft AAC Agenda (so far)
Grant,

Given all the craziness of late, I thought I'd send you this for a "heads up". Please let me know if you'd like the items rearranged under BoM.

Lynne
5243

P.S. The agenda headings must stay as numbered (ie Reports) as per administration, but even they can be rearranged in the meeting (if necessary).

RE: Nutrient Management Meeting Update for June 26 - START TIME 9AM

Wednesday, November 2, 2011
4:10 PM

Subject	RE: Nutrient Management Meeting Update for June 26 - START TIME 9AM
From	Ron Bertrand
To	Schmidt, Orlando AL:EX
Sent	Monday, June 25, 2007 11:05 AM

Hi Orlando. Just to let you know, the National Farm Stewardship Program has also provided funds for this project.

Ron Bertrand, P.Ag.
Environmental Farm Planning Coordinator
B.C. Agriculture Council
Phone: 604-308-6755
Fax: 604-852-1385
e-mail: rbertrand@shaw.ca

From: Schmidt, Orlando AL:EX [<mailto:Orlando.Schmidt@gov.bc.ca>]
Sent: Friday, June 22, 2007 8:56 AM
To: s.22 ; Bryden, Jack ENV:EX; s.22
council@bcraspberries.com; s.22
s.22 Geoff AL:EX; Jeffries, Maria AL:EX; pattersonj@dfo-mpo.gc.ca; s.22
L. ENV:EX; harlandm@agr.gc.ca; s.22 Murphy, Kevin J AL:EX; Nickel, Ken AL:EX;
s.22 Rogstrand, Gustav N AL:EX; s.22 Rushworth, George N ENV:EX; Schmidt,
Orlando AL:EX; Sutherland, Kim AL:EX; Tegart, Greg AL:EX; dasht@agr.gc.ca; XT:Sloan, Hugh Fraser
Valley Regional District EAO:IN
Cc: brian@bcac.bc.ca; Transform
Subject: Nutrient Management Meeting Update for June 26 - START TIME 9AM

Hello everyone,

This is to inform you that the Nutrient Management meeting for June 26 is ON but with an abbreviated agenda. Regretfully, a few people have notified me they can not attend.

The main event for this meeting will be a tour of the innovative hog manure composting facility at John Doppenbergs farm in Matsqui Prairie. This is a project in which liquid hog manure is used as a wetting agent to assist in composting a solid organic material (currently sawdust). At this point, the facility is operational. This is a project funded by the AEPI. John Paul from Transform Compost Systems gave a presentation to us about a year or more ago on the project proposal. Now we can see it in operation.

We will meet at the Ministry of Agriculture building in Abbotsford - Room 131, starting at 9 AM.

Agenda

9 AM - Quick Roundtable update of nutrient management activities

Set meeting date for next meeting in September

9:45 - Depart for Doppenberg farm (we will carpool as much as possible).

10:00 AM - tour of composting facility at Doppenbergs

11:00 AM - wrapup

Note: I will arrange for coffee service at 9 AM but due to the abbreviated agenda,

there will be no lunch this time.

*Orlando Schmidt, PAg
Environmental Soil Specialist
BC Ministry of Agriculture and Lands
1767 Angus Campbell Road
Abbotsford BC V3G 2M3
Tel: 604-556-3101
Toll-Free: 1-888-221-7141*

RE: Proposed composting facility

Wednesday, November 2, 2011
4:11 PM

Subject	RE: Proposed composting facility
From	Hughes-Games, Geoff AL:EX
To	Robbins, Mark AL:EX
Cc	Tudhope, Jennifer CAL:EX; Schmidt, Orlando AL:EX
Sent	Friday, February 24, 2006 4:00 PM

Mark

If I remember back to the inter-agency meeting we had in Abbotsford on Feb 7th I believe that Mike Younie, MOE expressed that MOE would give an authorization - which would likely to refer to operating under OMRR - but they would not issue a permit as such. I also believe Trevor Murrie felt the ALC would treat the proposed operation as a farm use. In both cases I believe the agencies would like to see "an application" or notification of the intent to operate the facility is "such" a manner. The carrot to the city and MOE from the farmer may be that an odour and leachate management plan following OMRR would be put in place.

Yours truly

Geoff Hughes-Games, PAg
Provincial Soil Specialist/EFP Program Lead
BC Ministry of Agriculture and Lands
Abbotsford
Phone: 604 556-3102
Fax: 604 556-3099
geoff.hughesgames@gov.bc.ca

-----Original Message-----

From: Robbins, Mark AL:EX
Sent: February 24, 2006 3:07 PM
To: 'acampeau@abbotsford.ca'
Cc: Schmidt, Orlando AL:EX; Hughes-Games, Geoff AL:EX; Tudhope, Jennifer C AL:EX
Subject: Proposed composting facility

Alan,

Here is an attempt to describe where John Paul's new composting system fits into existing regulation. Geoff or Orlando may correct me if I miss anything.

The parameters of the operation are that more than 50% (by weight) of the input material comes from the farm and 100% of the finished product is sold off the farm.

There appears to be two questions that need to be answered:

- 1) does the proposal fit within the definition of a farm operation, and
- 2) does the proposed activity fit within the Agriculture Waste Control Regulation and if not what is required?

2) The Agriculture Waste Control Regulation only permits agriculture waste to be moved onto a farm operation for composting if the finished product is used on the farm. Clearly John Paul's process does not meet this requirement. As a result John Paul will need to seek authorization from the Ministry of Environment(MOE). The operation does not require approval under the Organic Matter Recycling Regulations(OMRR) as OMRR only applies to municipal waste. An option for MOE would be to set similar

requirements as OMRR which would include an odour and leachate management plan. This may or may not mean extra work for John Paul. Given that this is a new system it seems prudent to address these issues.

1) Is it a farm operation? ALC, Ministry of Agriculture and Lands and the City of Abbotsford have slightly different definitions of a farm operation:

- ALC considers on-farm composting a farm use as long as the input comes from, and the output stays on, the farm unit (not lot). John Paul would need to check with the ALC to see if a non-farm use application is required.
- MAL. The definition of farm operation under the Farm Practices Protection Act includes on-farm processing, and specifically includes the sale of products from on-farm composting as long as at least 50% of the raw products for the composting operations come from the farm.
- City of Abbotsford. Includes the processing of livestock waste into garden compost in it's definition of agriculture use. There is no further clarification of garden compost or on-farm composting (other than composting to produce mushroom growing medium) and the bylaw does not address the sale of products off farm.

It appears that John Paul's proposal does fit within the definition of a farm operation under MAL regulations and the City of Abbotsford Zoning By-law. The use may need approval from the ALC and authorization from MOE.

Alan, if the City shares this interpretation, would they need a temporary permit or would it just be considered an agriculture use subject to receiving the appropriate MOE and ALC approvals?

Cheers.

Mark Robbins
Regional Agrologist
ph 604-556-3086
fx 604-556-3080

Re: Support Letter for Matsqui Hog Manure composting project

Wednesday, November 2, 2011

4:11 PM

Subject	Re: Support Letter for Matsqui Hog Manure composting project
From	Transform
To	Younie, Mike F ENV:EX
Cc	Murrie, Trevor ALC:EX; Schmidt, Orlando AL:EX
Sent	Thursday, April 20, 2006 6:30 AM

Hi Mike,

Thanks for your call yesterday. I had a good meeting with Trevor yesterday morning. Currently what we are proposing to do by bringing in a percentage of horse manure to co-compost with the hog manure produced on farm at Jayendee Farms is not a permitted use. There is one section in the regulation where it appears to revert back to the Agricultural Waste Control Regulation. The section is as follows: AGRICULTURAL LAND RESERVE USE, SUBDIVISION AND PROCEDURE REGULATION

PART 2 — PERMITTED USES

Activities designated as farm use 2

2) The following activities are designated as farm use for the purposes of the Act and may be regulated but must not be prohibited by any local government bylaw except a bylaw under section 917 of the Local Government Act or, if the activity is undertaken on treaty settlement lands, by a law of the applicable treaty first nation government:

(k) the production, storage and application of compost from agricultural wastes produced on the farm for farm purposes in compliance with the Agricultural Waste Control Regulation, B.C. Reg. 131/92;

This subsection (k) suggests that the heart of the regulation is to be able to deal with the agricultural wastes from the farm. It does not say that additional agricultural wastes cannot be brought onto the farm to co-compost with the agricultural wastes produced on the farm. However, the regulation states further that it has to be in compliance with the Agricultural Waste Control Regulation... which states....

B.C. Reg. 131/92

O.C. 557/92 Deposited April 9, 1992

Environmental Management Act, Health Act

AGRICULTURAL WASTE CONTROL REGULATION

[includes amendments up to B.C. Reg. 321/2004

Exemptions

2 A person who carries out an agricultural operation in accordance with the Code is, for the purposes of carrying out that agricultural operation, exempt from section 6 (2) and (3) of the Environmental Management Act.

[am. B.C. Reg. 321/2004, s. 1.]

Composting

15 Agricultural waste may be composted on a farm if

- (a) the agricultural waste being composted consists only of agricultural waste
 - (i) produced on that farm, or
 - (ii) produced elsewhere but being composted for use on that farm only,
- (b) the composting site is located at least 15 m from a watercourse and 30 m from any source of water used for domestic purposes, and
- (c) the agricultural waste is composted in a manner that does not cause pollution.

It appears to be that we end up coming back to the Code of Agricultural Practice for Waste Management under the Agricultural Waste Control Regulation - which restricts us from bringing in horse manure to co-compost the hog manure at Jayendee Farms. Thus, it appears as the regulations are currently in place - we have to file an application to the Land Commission through the City of Abbotsford for a non-farm use activity. We really need an item (iii) under section 15 a in the Code of Agricultural Waste Practice that allows a percentage of other agricultural wastes to be brought on farm for the purpose of co-composting - as long as we meet the requirements of compost facility design and product quality as outlined in the Organic Matter Recycling Regulation.

So, Mike, I'm not sure how you could provide a letter of clarification to the City of Abbotsford - it appears that we do have to go ahead with a non-farm use application with the Land Commission through the City of Abbotsford...

Your collective wisdom on this matter is appreciated...

Sincerely, John

John Paul, Ph.D. P.Ag.
 Transform Compost Systems Ltd.
 211, 33119 South Fraser Way. Abbotsford BC Canada V2S 2B1
 Ph. 604-504-5660 Fax 604-504-5666
 Email: john@transformcompost.com
 Web: www.transformcompost.com

----- Original Message -----

From: "Younie, Mike F ENV:EX" <Mike.Younie@gov.bc.ca>
 To: "Transform" s.22
 Sent: Wednesday, April 12, 2006 9:33 PM
 Subject: RE: Support Letter for Matsqui Hog Manure composting project

>I agree with you and that has been the problem all along. I think Trevor
 >can help with this issue though as he indicated that your proposal may not
 >be considered a non-farm use by ALC. I am just looking at the Abbotsford
 >by-law definitions of "farm" and I still think the farm where you are meets
 >their definition. Perhaps the way to assure Abbotsford if they do ask, is
 >to make it very clear that the predominant activity here is still a hog
 >farm. The composting piece is a small part of the overall operation.
 >Their definition of "agricultural use" also includes the processing of
 >livestock wastes into garden compost. If necessary I could add some words
 >in the letter around the province will be looking at allowing more
 >flexibility in the future for the movement and processing of animal wastes.
 >Bottom line is we need all agencies to buy into the need for greater

>flexibility, unfortunately that won't come soon enough to change the reg
>for you but I would hope that everyone will show a bit of leniency given
>that this is a pilot project. Have a chat with Trevor and let me know what
>he suggests and then I can adjust the letter accordingly. Thanks and good
>luck.

>

>-----Original Message-----

>From: Transform s.22

>Sent: Wed 4/12/2006 6:33 AM

>To: Younie, Mike F ENV:EX

>Cc:

>Subject: Re: Support Letter for Matsqui Hog Manure composting project

>

>

>

>Hi Mike,

>

>Thanks for the letter. One question that may come from this from the

>City's

>perspective is what does the required compliance with the OMRR mean for

>the

>City?

>

>At this moment, if a compost facility does not comply with the

>Agricultural

>Waste Control Regulation, it is a commercial composting facility. A

>commercial compost facility does not conform with permitted activities on

>agricultural land, therefore a rezoning is required. So if we say that the

>facility has to comply with OMRR, does that change the zoning and ALR

>issues? It doesn't seem to me that it would.

>

>Sincerely, John

>

>John Paul, Ph.D. P.Ag.

>Transform Compost Systems Ltd.

>211, 33119 South Fraser Way. Abbotsford BC Canada V2S 2B1

>Ph. 604-504-5660 Fax 604-504-5666

>Email: john@transformcompost.com

>Web: www.transformcompost.com

>

>----- Original Message -----

>From: "Younie, Mike F ENV:EX" <Mike.Younie@gov.bc.ca>

>To: s.22

>Cc: "Vanderhoek, Linda ENV:EX" <Linda.Vanderhoek@gov.bc.ca>

>Sent: Tuesday, April 11, 2006 9:34 PM

>Subject: Support Letter for Matsqui Hog Manure composting project

>

>

>> Does this work for you? I am open to any suggestions. Thanks.

>>

>> City of Abbotsford

>> Dear Sir:

>>

>> This letter is to express the Ministry's support for the proposed

>> project

>> entitled "Producing Organic Fertilizer From Liquid Manure" and to

>> clarify

>> the Ministry's authorization for the project.

>>

>> This project will assist with developing innovative solutions to the
>> increasing amount of animal manures being produced in the Lower Fraser
>> Valley. A shrinking land base and use of chemical fertilizers is
>> resulting in manure applications to soil often in excess of crop uptake
>> requirements and often resulting in adverse environmental impacts.
>> Projects such as this one endeavour to produce more stable organic
>> amendments which can be used by a wider variety of end uses.
>>
>> Since this project is importing manures from other farms but not
>> planning
>> to use the finished compost on farm, the Agricultural Waste Control
>> Regulation of the Environmental Management Act does not apply and the
>> facility needs to be authorized by the Organic Matter Recycling
>> Regulation. This regulation contains stringent requirements for end
>> product testing, leachate management and odour management. In addition,
>> the success of future operations, possibly led by the applicant's
>> consultant, depends on this proposed project not impacting the local
>> community. This need for success, in conjunction with the regulatory
>> framework, should ensure a successful outcome to this project.
>>
>> I trust this provides the comfort the City of Abbotsford is looking to
>> support this project. Please contact the undersigned should you have
>> any
>> questions.
>>
>> cc: Orlando Schmidt, MAL
>> John Paul, Transform Compost Systems
>>
>
>
>

sometimes its hard for John to understand

Wednesday, November 2, 2011
4:11 PM

Subject: sometimes its hard for John to understand
From: Transform
To: Younie, Mike F ENV EX
Cc: Murrie, Trevor ALC EX; Schmidt, Orlando ALEX
Sent: Saturday, April 22, 2006 6:24 AM
Attachments:


28522
McTavish ...

Cedar
mulch Gla...

Hi Mike,

John Doppenberg (Jayendee Farms - where we are building the compost facility) works for us part time - I want to describe how our day went on Thursday so that it may help you understand why this "non-farm use" requirement is so very difficult to understand from a farmer's perspective.

We left Jayendee Farms with some small compost bins to bring to the District of Kent, where we are conducting a pilot source separated foodwaste composting trial. Across the road, we see loads and loads of cedar being dumped on agricultural land that already has probably more than 12" packed over the years (photo attached) - s.22

We go to Agassiz to drop off the bins - I also meet with a friend s.22
s.22 s.22 has found a source of composted chicken manure for a really good price - it apparently is approved for organic use. However, it comes from a property in Abbotsford - I have reason to believe that it is s.22 where a cleanout service stores - and composts manure inside and outside. There is no manure production on this property. s.22

On the way back, John helps me take out some overgrown hedges on our property, and we drop them off at the Valley Rd composting site - a huge disaster area with poultry litter, woodwaste, greenhouse waste including vines, and all other manner of wastes are piled, ground, spread and piled some more....we see the ugly leachate oozing and flowing.... s.22
s.21

We've all heard and understand the lines- just because others are doing it, it doesn't make it right - and s.22 we may be competing with others who are also producing and marketing compost right here in Abbotsford that have been doing this for years.... that becomes a bit difficult to swallow, especially when John is already in hog farming - a business that has negative margins.

I'm not asking for anything to be done - I've already expressed concern over how the farming community may receive the requirement for rezoning due to a non-farm use application. I happen to think that the farmer's concern is very valid.

Sincerely, John

John Paul, Ph.D. P.Ag.
Transform Compost Systems Ltd.
211, 33119 South Fraser Way, Abbotsford BC Canada V2S 2B1 Ph. 604-504-5660 Fax 604-504-5666
Email: john@transformcompost.com
Web: www.transformcompost.com





Wednesday, November 2, 2011
4:11 PM

Subject

From: Schmidt, Orlando AL:EX
To: Robbins, Mark AL:EX
Cc: Rogstrand, Gustav N AL:EX
Sent: Tuesday, April 25, 2006 8:27 AM
Attachments:



FW
Proposed ...



sometimes
its hard fo...

Mark,

Please read the attached messages. Following this, I would like to discuss this with Gustav and yourself.

There seems to be a lot of wheel spinning here and little progress – a clear case of confusion over jurisdiction and responsibility. Do we need to step in and set up a meeting where we don't let anyone out till we have a resolution?

*Orlando Schmidt, PAg
Environmental Soil Specialist
BC Ministry of Agriculture and Lands
1767 Angus Campbell Road
Abbotsford BC V3G 2M3
Tel: 604-556-3101
Toll-Free: 1-888-221-7141*

Jacques, Suzanne AGRI:EX

From: Rogstrand, Gustav N AL:EX
Sent: Monday, April 24, 2006 5:53 PM
To: Schmidt, Orlando AL:EX; Hughes-Games, Geoff AL:EX
Subject: FW: Proposed composting facility

Dito!

Gustav Rogstrand
Waste Management Specialist, MSc

BC Ministry of Agriculture and Lands
Resource Management Branch
1767 Angus Campbell Rd
Abbotsford, BC V3G 2M3
Canada

Telephone: 604 556-3111
Cell phone: s.17
Facsimile: 604 556-3099

-----Original Message-----

From: Peter Andzans [mailto:PAndzans@abbotsford.ca]
Sent: Monday, April 24, 2006 3:39 PM
To: Rogstrand, Gustav N AL:EX
Subject: FW: Proposed composting facility

Number 3.

-----Original Message-----

From: Grant Acheson
Sent: Sunday, April 23, 2006 11:38 AM
To: Peter Andzans
Subject: FW: Proposed composting facility

Further to my earlier

From: Jennifer Meier
Sent: Mon 27/02/2006 11:30 AM
To: Grant Acheson
Cc: Allan Campeau
Subject: RE: Proposed composting facility

On the contrary, in my opinion, the proposal does fall under the OMRR. OMRR applies to "the construction and operation of composting facilities," but exempts agricultural composting facilities. This proposal is clearly not agricultural, since it does not comply with the Agricultural Waste Control Regulation.

I agree with your approach though, because whether the proposed facility falls under the BC Ag Waste Reg or OMRR, it is still MoE that needs to have a close look at its own legislation to begin with.

Jen

-----Original Message-----

From: Grant Acheson
Sent: Monday, February 27, 2006 11:23 AM
To: Jennifer Meier; Allan Campeau
Subject: RE: Proposed composting facility

Not sure if I got this. So, the proposal is exempt from the OMRR but does not comply with the Ag Waste Control Regulation?

My thinking on the City's position is that if the proponent satisfies ALC and MoE regulations, including addressing leachate and odour issues, that we would be prepared to support the proposal, likely through a TUP and business license and security basis, in order to prove the viability of the proposal. If it appears to be a reasonable operation, we could then consider amendments to the ZB.

Are we agreed?

grant

-----Original Message-----

From: Jennifer Meier
Sent: Monday, February 27, 2006 10:08 AM
To: Grant Acheson; Allan Campeau
Subject: RE: Proposed composting facility

Grant, Allan,
OMRR *applies* to "the construction and operation of composting facilities," which is defined as "a facility that processes organic matter to produce compost;" whereas "organic matter" is defined by Schedule 12 of OMRR and includes (among others) manure, but does not include manure management that meets the *Agricultural Waste Control Regulation*. There is no specific mention of "municipal" waste, as far as I can see.

In addition, OMRR *exempts* "agricultural waste composting" (Part 2, Section 3). The *Agricultural Waste Control Regulation* allows for two scenarios: 1) the import of manure onto a farm, if the resulting compost produced is used solely on that farm; and
2) the sale of manure, if the raw materials are originating solely from that farm.

This is an either/or situation, and does not accommodate the import and sale of products. Therefore, Transform's proposal cannot be classified as "agricultural waste composting" under MoE's regulation. Whether the operation is a farm under the Farm Practices (Right to Farm) Protection Act or not, probably doesn't really matter, since we're only concerned with the composting aspect.

I guess Mark's final conclusion that MoE and ALC approvals are required before Abbotsford's confirmation is the important one. As you are aware, any municipal bylaws that affect agriculture must be signed off by BCMAL, so we're really the last piece in this puzzle.

Not sure if this helps. I'd be happy to discuss this further in person, if you like.

Jen

-----Original Message-----

From: Grant Acheson
Sent: Sunday, February 26, 2006 8:42 PM
To: Allan Campeau

Cc: Jennifer Meier
Subject: RE: Proposed composting facility

Jen, do you concur with the conclusion re the OMRR?

Allan, does not our bylaw also regulate sales from agricultural properties?

grant

From: Allan Campeau
Sent: Fri 2/24/2006 3:59 PM
To: Grant Acheson
Cc: Jennifer Meier
Subject: FW: Proposed composting facility

Hello my esteemed colleagues,

For your information, the next chapter of the composting saga.

AC

Allan G. Campeau
Planner
City of Abbotsford
Development Approvals Division
32315 South Fraser Way
Abbotsford, B.C.
V2T 1W7
Phone (604) 864-5510
Fax (604) 853-4981
email acampeau@abbotsford.ca

-----Original Message-----

From: Robbins, Mark AL:EX [<mailto:Mark.Robbins@gov.bc.ca>]
Sent: Friday, February 24, 2006 3:07 PM
To: Allan Campeau
Cc: Schmidt, Orlando AL:EX; Hughes-Games, Geoff AL:EX; Sutherland, Kim AL:EX; Tudhope, Jennifer C AL:EX
Subject: Proposed composting facility

Alan,

Here is an attempt to describe where John Paul's new composting system fits into existing regulation. Geoff or Orlando may correct me if I miss anything.

The parameters of the operation are that more than 50% (by weight) of the input material comes from the farm and 100% of the finished product is sold off the farm.

There appears to be two questions that need to be answered:

- 1) does the proposal fit within the definition of a farm operation, and
- 2) does the proposed activity fit within the Agriculture Waste Control Regulation and if not what is required?

2) The Agriculture Waste Control Regulation only permits agriculture waste to be moved onto a farm operation for composting if the finished product is used on the farm. Clearly John Paul's process does not meet this requirement. As a result John Paul will need to seek authorization from the Ministry of Environment(MOE). The operation does not require approval under the Organic Matter Recycling Regulations(OMRR) as OMRR only applies to municipal waste. An option for MOE would be to set similar requirements as OMRR which would include an odour and leachate management plan. This may or may not mean extra work for John Paul. Given that this is a new system it seems prudent to address these issues.

1) Is it a farm operation? ALC, Ministry of Agriculture and Lands and the City of Abbotsford have slightly different definitions of a farm operation:

- ALC considers on-farm composting a farm use as long as the input comes from, and the output stays on, the farm unit (not lot). John Paul would need to check with the ALC to see if a non-farm use application is required.

- MAL. The definition of farm operation under the Farm Practices Protection Act includes on-farm processing, and specifically includes the sale of products from on-farm composting as long as at least 50% of the raw products for the composting operations come from the farm.

- City of Abbotsford. Includes *the processing of livestock waste into garden compost* in it's definition of agriculture use. There is no further clarification of garden compost or on-farm composting (other than composting to produce mushroom growing medium) and the bylaw does not address the sale of products off farm.

It appears that John Paul's proposal does fit within the definition of a farm operation under MAL regulations and the City of Abbotsford Zoning By-law. The use may need approval from the ALC and authorization from MOE.

Alan, if the City shares this interpretation, would they need a temporary permit or would it just be considered an agriculture use subject to receiving the appropriate MOE and ALC approvals?

Cheers,

Mark Robbins
Regional Agrologist
ph 604-556-3086
fx 604-556-3080

TCS pdf

Thursday, November 3, 2011
10:07 AM

Subject **TCS pdf**
From Jacques, Suzanne AL:EX
To Schmidt, Orlando AL:EX
Sent Tuesday, August 7, 2007 1:50 PM
Attachments



Transform
Compost

Hi Orlando,

Here is the pdf version of the Transform Compost Systems.

Cheers
Suzanne



Transform Compost Systems

turning waste into an opportunity

Producing Organic Fertilizer from Composted Liquid Hog Manure

June 26, 2007

Summary

The pilot scale system at Jayendee Farms has been conservatively designed to process the manure from a 300 sow farrow to finish hog operation. The pilot scale process occurs in a 30 ft wide by 250 ft long double poly greenhouse structure with a 20 ft wide, 6 ft high, and 240 ft long aerated concrete channel.

The aerated channel holds 1000 cubic yards of composting material. Assuming that we are using sawdust that has 20% moisture, we are able to add 78,000 gallons of liquid hog manure at 95% moisture. This will give us a final moisture content of 64%. Assuming a six week composting process, this would allow us to add 676,000 gallons of hog manure per year.

However, we expect to get some further drying of the material, using the double poly greenhouse. We are expecting to add a further 78,000 gallons of liquid hog manure during a six week process, for a total liquid manure input of 1,352,000 gallons per year.

An auger turner was developed and designed to mix the material and to allow addition of liquid hog manure during the mixing process. This simplifies the process in that the sawdust or other composting matrix does not have to be blended with the hog manure before it is placed in the composting channel. This simplifies the process and saves time and cost.



We are currently in the process of building the third version of the auger mixer. This unit will be manufactured using stainless steel and UHMW. There are no roller bearings in the unit.

We have been processing material in approximately 32 ft of the channel. We have added 23,000 gallons of manure to this section in a two month process. This is equivalent to our expectations so far, which means that we are approaching our target of 1,352,000 gallons per year in this facility. We expect the drying process to slow down during the winter months, therefore our observations of rapid drying in the summer may not be duplicated in the winter.



Transform Compost Systems Ltd.
211, 33119 South Fraser Way.
Abbotsford, BC V2S 2B1

Phone (604) 504-5660 Fax: (604) 504-5666
Email: info@transformcompost.com
Website: www.transformcompost.com

BCAC/AEPI funds

Wednesday, November 2, 2011

4:10 PM

Subject	BCAC/AEPI funds
From	Transform
To	Brian Baehr
Cc	Schmidt, Orlando AL:EX
Sent	Wednesday, May 10, 2006 9:23 AM

Hi Brian,

I received a faxed copy of the Project Report requirements for the Hog Manure project. Unfortunately, none of these requirements were ever communicated to us - we don't have a copy, nor have we seen a copy of the contract. So when we submitted our first invoice to the Hog Commission, we were unaware of any requirements. So here we are two months later....

Is it possible to send the project report form and associated requirements to us by email so that we can be more timely and effective in our submittals? We are preparing the next submission already, and it would be great not to have to wait so long.

Sincerely, John

John Paul, Ph.D. P.Ag.
Transform Compost Systems Ltd.
211, 33119 South Fraser Way. Abbotsford BC Canada V2S 2B1
Ph. 604-504-5660 Fax 604-504-5666
Email: john@transformcompost.com
Web: www.transformcompost.com

FW: AEPI Project #05-001

Thursday, November 3, 2011
11:56 AM

Subject: FW: AEPI Project #05-001
From: Brian Baehr
To: info@bcpcrk.ca
Cc: Schmidt, Orlando AL EX
Sent: Tuesday, May 9, 2006 3:16 PM
Attachments:



Hi Debbie

I have just received another letter (dated May 3rd) from BC Pork requesting an amount of \$13,104.87

I mailed a cheque for \$5,000 on May 3rd reflecting the "initial payment" allowed for under our conditional grant agreement (CGA) without having a report on the activities in the form of a Progress Report as identified in our CGA (Section 1 of Schedule A). Hopefully you will have that by now; if not please give me a call.

To receive additional funds I will need more than you're currently providing. Again I ask that you review the attached forms and give me a call to sort out the simplest way for BC Pork to meet our requirements and get the cash flow going.

Thanks

Brian

Brian Baehr
AEI Coordinator
BC Agriculture Council
Phone: (250) 763-9790 or (250) 718-1727

From: Brian Baehr
Sent: Friday, April 21, 2006 12:54 PM
To: 'Debbie Biggin'
Subject: RE: AEPI Project #05-001

s.22

Hi Debbie

I have received the copy of the Transform invoice to the BC Pork Producers related to the composted liquid manure project. What I need is a request for payment, with an update on the project in the form of the templates attached (also on our website at www.bcac.bc.ca), from the BC Pork Producers Association. The request can be for more than the current request as it can be based on anticipated expenditures in the future as well as net expenditures to date. I would be happy to assist you with these so please do not hesitate to give me a call.

In the meantime, I can requisition an initial payment of \$5,000 as provided for in our contribution agreement.

Brian

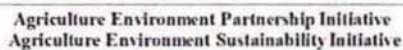
Brian Baehr
AEI Coordinator
BC Agriculture Council
Phone: (250) 763-9790 or (250) 718-1727

From: Debbie Biggin [mailto:info@bcpcrk.ca]
Sent: Tuesday, April 18, 2006 2:06 PM
To: Brian@BCAC.BC.ca
Subject: AEPI Project #05-001

Hi Brian

We received the signed Agreement for project #05-001. The project was approved and began July 2005. I will mail you a copy of the application and a copy of their first invoice.

Thanks
Debbie Biggin
BCHMC

**Project Title:**

This form available
on BCAC website bcac.bc.ca

* For the reporting period of:
Recipient's Signature:

FORM B

Contribution Sources

AEPI Funds received
<i>Project Generated Income</i>
Total Funding Sources

Funding for the current reporting period
(Cash and in-kind value received)

In Kind	Cash
\$	\$

Total Input to Date
Cash and in kind value
(received)

In kind	Cash
\$ (A)	\$ (B)

FINAL REPORT (Y or N) _____
PROJECT #: _____

Cash Expenditures**

Human Resources
Materials, Supplies & Equipment
Grants to applicants
Other Expenditures
Total Expenditures

Expenditures for Reporting Period (What just happened)

Cash
\$

**Actual Expenditures
to Date
(What has happened)**

Cash
\$ (C)

Project Financial Status (B minus C)

Total project value to date (A plus C)

* Period should end on a calendar quarter except for final report
** Categorize expenditures into the four categories listed

Agriculture and
Agri-Food CanadaAgriculture et
Agroalimentaire Canada

BRITISH COLUMBIA Ministry of Agriculture
Food and Fisheries



AGRICULTURE ENVIRONMENT PARTNERSHIP INITIATIVE
And
AGRICULTURE ENVIRONMENT STEWARDSHIP INITIATIVE

PROJECT REPORT

PROJECT # _____ DATE _____

PROJECT NAME _____

TYPE OF REPORT (indicate type) Progress () Final ()

1. Using the objectives of your project and expected results, describe progress made towards successful completion. Include any public information or extension activities related to the project. (For application driven projects: Applications received - no. & type, reviewed, approved - no. & \$value, and completed - no. & \$value.)

Results Achieved:	Activities:

2. Explain any variances from the project as proposed and approved through the Conditional Grant Agreement and your Work Plan. Also indicate here any significant variances proposed, as they will need to be approved by the Management Committee.

--

* Available in MS Word format on the BC Agriculture Council Website www.bcac.bc.ca



Agriculture and
Agri-Food Canada

Agriculture et
Agroalimentaire Canada



Ministry of Agriculture,
Food and Fisheries

Form A - 1

FINANCIAL STATUS**Equipment Purchases Summary (for items over \$250)**

Item	Serial #	Dollar Value/ Purchase Price	Location Stored	Contact

Approximate Breakdown of Expenditures of AEPI Funds to Date by AEPI Fund Sub-Programs


Education and Awareness	Stewardship	Wildlife Prevention and Mitigation	Wildlife Compensation	Area Plans	Research	Monitoring	TOTAL

Estimation of Claim

Cash contributions from AEPI to date	a	\$	
Cash contributions from other sources to date	b	\$	
Total related eligible expenditures to date	c	\$	
Surplus (Deficit)	d = a+b-c	\$	
Expenditures expected next quarter		\$	
Claim from AEPI		\$	

FW: hog manure composting system

Wednesday, November 2, 2011
4:11 PM

Subject FW: hog manure composting system
From Schmidt, Orlando AL:EX
To Younie, Mike F ENV:EX; Murrie, Trevor ALC:EX; Hughes-Games, Geoff AL:EX; Rogstrand, Gustav N AL:EX; Tudhope, Jennifer CAL:EX; van Dalfsen, Bert AL:EX; Droppo, Tom AL:EX
Cc Nickel, Ken AL:EX
Sent Tuesday, January 24, 2006 9:41 AM
Attachment
s 
ALC
Requireme...

Colleagues:

Some of you have already received the attached paper from John Paul of Transform Compost Systems. In the paper, John raises some interesting points. I am currently the Ministry liaison on the composting project he refers to. This pilot project has received government funding and has the potential of addressing some of the nutrient challenges we face in the Fraser Valley, yet it may be non-conforming with existing legislation. In light of this and a few other emerging technologies (i.e. anaerobic digestion), I would like to request an internal government meeting to determine how we can facilitate the development of new sustainable technologies in a legal framework, while ensuring these opportunities are not abused by bad actors.

Please check your calendars and confirm whether you can attend a meeting to discuss this on February 7 at 10:30 AM in the Library at the Abbotsford Agriculture Centre. Use the voting buttons and vote "Yes" if you can attend or "No" if you can not. This date was suggested because there is a Nutrient Management Working Group meeting the same day in the afternoon.

Jennifer, I'll leave it up to you whether you attend personally or send one of your regional Agrologists.

*Orlando Schmidt, PAg
Environmental Soil Specialist
BC Ministry of Agriculture and Lands
1767 Angus Campbell Road
Abbotsford BC V3G 2M3
Tel: 604-556-3101
Toll-Free: 1-888-221-7141*

-----Original Message-----

From: Transform s.22
Sent: Thursday, January 19, 2006 2:52 PM
To: Schmidt, Orlando AL:EX
Subject: hog manure composting system

Hi Orlando,

Hope that you are well. Please see attached document...

Sincerely, John

John Paul, Ph.D. P.Ag.
Transform Compost Systems Ltd.
211, 33119 South Fraser Way, Abbotsford BC Canada V2S 2B1
Ph. 604-504-5660 Fax 604-504-5666
Email: john@transformcompost.com
Web: www.transformcompost.com

FW: hog manure composting system

Wednesday, November 2, 2011
4:11 PM

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From Schmidt, Orlando AL:EX
To Younie, Mike F ENV:EX; Murrie, Trevor ALC:EX; Hughes-Games, Geoff AL:EX; Rogstrand, Gustav N AL:EX; Tudhope, Jennifer CAL:EX; van Dalisen, Bert AL:EX; Droppo, Tom AL:EX
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-----Original Message-----

From: Transform s.22
Sent: Thursday, January 19, 2006 2:52 PM
To: Schmidt, Orlando AL:EX
Subject: hog manure composting system

Hi Orlando,

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Sincerely, John

John Paul, Ph.D. P.Ag.
Transform Compost Systems Ltd.
211, 33119 South Fraser Way, Abbotsford BC Canada V2S 2B1
Ph. 604-504-5660 Fax 604-504-5666
Email: john@transformcompost.com
Web: www.transformcompost.com

FW: hog manure processing

Wednesday, November 2, 2011
4:11 PM

Subject **FW: hog manure processing**
From Younie, Mike F ENV:EX
To John Pau s.22
Cc Bryden, Jack ENV:EX; Rushworth, George N ENV:EX; Vanderhoek, Linda ENV:EX; Schmidt, Orlando AL:EX
Sent Monday, January 23, 2006 11:38 AM
Attachments



ALC
Requireme...

I don't have any earth shattering comments other than a few typos. One thing I would like to see is some definite endusers identified as well as their capacity to take the material. I would think that one of the ALC's concerns is that a mountain of compost will end up on the property at the end of all this. I would think that MoE is very supportive of any operation that can find a solution to the nutrient issues related to agricultural operations. This will undoubtedly require discussions with the ALC people and we should have those sooner than later. Sounds like in this particular case, Abbotsford needs to be involved as well. I spoke with Orlando last week and he mentioned that he would try and speak with the necessary people and get something together. The nutrient management issue will need a different way of looking at things and hopefully your project will be the catalyst. Thanks, please call or email to discuss in more detail.

Mike Younie, M.Sc., P.Ag, P.Geo
Head, Government & Compliance Unit
Environmental Management
Ministry of Environment
2nd Floor-10470 152nd St.
Surrey BC V3R 0Y3
ph: 604-582-5272
cell: s.17
fax: 604-930-7119
mike.younie@gov.bc.ca

-----Original Message-----

From: Transform s.22
Sent: January 19, 2006 2:51 PM
To: Younie, Mike F ENV:EX
Subject: hog manure processing

Hi Mike,
Hope that you are well. Attached is an update on our hog manure process -
permitting implications etc.
Would love your feedback.
Sincerely, John
John Paul, Ph.D. P.Ag.
Transform Compost Systems Ltd.
211, 33119 South Fraser Way. Abbotsford BC Canada V2S 2B1
Ph. 604-504-5660 Fax 604-504-5666
Email: john@transformcompost.com
Web: www.transformcompost.com



Transform Compost Systems

turning waste into an opportunity

Purpose

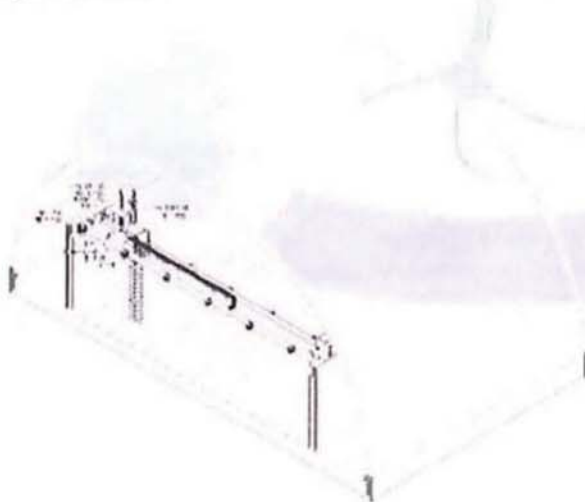
The purpose of this briefing is to introduce a research and development project that we are initiating regarding animal waste composting, and to begin discussions on the limitation of the Land Commission Regulations on sustainable agricultural waste management.

The Farm Location

The farm location for the research and development project is located at 5050 Gladwin Rd, a 300 sow farrow to finish hog farm owned by Jayendee Farms Ltd. Jayendee Farms Ltd. has been innovative in their environmental management in that they have implemented wet-dry feeders that reduce water use, placed all of their manure storage underneath their barns, implemented a biofilter on their dead animal storage container, and are experimenting with adding zeolites to the feed in order to decrease ammonia emissions and increase productivity. The farm has completed a nutrient management plan by a registered professional, and wishes to comply with the recommendations of the plan. Jayendee Farms Ltd. have partnered with Transform Compost Systems to implement a new technology that allows the nutrients in the manure to be exported from the farm in an economically viable manner.

The Research and Development Project

Transform Compost Systems has developed a new technology for processing liquid animal manures. The process is a modified biodrying concept, where the heat of the composting process is used to evaporate water. The pilot scale process occurs in a 30 ft wide by 250 ft long double poly greenhouse structure with concrete floors and an aeration system. The composting material is mixed and aerated to maintain temperatures of 60-70 C. The exhaust air is drawn out of the building and through an air to air heat exchanger and the warm dry air returned to the composting process. Dr. Paul has demonstrated the potential for this technology in 1996 during his work with Agriculture and Agri-Food Canada.



The system works best if the liquid hog manure can be blended with a solid waste such as horse manure, poultry manure, or greenhouse sawdust waste. The main benefit to the co-composting process is that the other agricultural wastes also contain potential heat energy which increases the efficiency of the process. A major secondary benefit is that this technology addresses some of the environmental concerns with the horse, poultry and greenhouse industries.

The resulting product is an organic fertilizer product that can be used in horticulture and for lawn and garden use. Transform has already developed a local organic fertilizer that has demonstrated success on lawns in British Columbia.

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(www.naturallygreenlawns.com).

This project is primarily financed by Transform Compost Systems but has financial support from a number of agencies. The Pork Industry Development Fund and the Agriculture Environment Initiatives Program are providing funding for the farm scale pilot system. The BC Agricultural Council provided funding support for the hog producer cooperator through the Nutrient Management Practices Program. The Abbotsford Soil Conservation Association provided some support for the last three years on developing the concept.

A management committee consisting of BC Ministry of Environment and BC Ministry of Agriculture staff, as well as several other hog producers is in place to provide support, feedback and to ensure that the technology is environmentally and economically sustainable.

Unless special permission can be obtained, this pilot project will only be able to process liquid hog manure with woodwaste, which is currently allowed under the Agricultural Waste Regulation. This will make the process less efficient, which will negatively impact the economic viability of this technology.

Current Regulations Regarding Composting

The Agricultural Waste Control Regulation (BC Reg 131/92 Part 5 Article 15) states that "agricultural waste may be composted on a farm if, a) the agricultural waste being composted consists only of agricultural waste, (i) produced on that farm, or (ii) produced elsewhere but being composted for use on that farm only." This regulation suggests that bringing agricultural waste onto a farm for the purpose of co-composting with the farm's agricultural waste with the intent of selling the composted product is considered commercial composting.

The Agricultural Land Reserve Use, Subdivision and Procedure Regulation allows "the production, storage and application of Class A compost in compliance with the Organic Matter Recycling Regulation BC Reg 18/2002, if at least 50% of the compost measured by volume is used on the farm" (Part 2, Article 3 (1) (p)).

The ALC has given the municipalities ability to create bylaws on agricultural land. The City of Abbotsford has a mushroom composting bylaw (Bylaw 698-98) that allows agricultural waste (eg poultry litter) to be brought onto a farm for the purpose of preparing mushroom compost. The bylaw requires only 20% of the mushroom compost be used on the legal parcel on which the composting operation is located.

The mushroom composting bylaw could be considered a precedent for a bylaw that allows import of agricultural waste for the purpose of co-composting and sale of product. The rationale would be that it benefits agriculture in terms of increased productivity and increased environmental sustainability. However, it can also be argued that The City of Abbotsford's mushroom composting bylaw is not in keeping with permitted uses under the ALR, a regulation supersedes local bylaws. In this case, the mushroom composting bylaw is not a good precedent.

Legal Barriers to Technology Implementation

Under the current regulations, this project will not be able to optimize efficiency and assist in solving the environmental challenges of other agricultural enterprises. Under the current regulations, Jayendee Farms is required to submit an application to the Land Commission for a non-farm use application. This application is done through the City of Abbotsford, and requires approval from the City of Abbotsford council before being forwarded to the Land Commission. A public hearing and property rezoning may be required. The process may take two years (as for the poultry storage for Cedarval Farms), and may cost several thousand dollars.

At this time the hog industry is not doing well financially. Jayendee Farms is not in a position to spend thousands of dollars on applications and rezoning for a process that will make agriculture production more environmentally sustainable and hopefully more profitable. The environmental benefits for this technology are beneficial for our entire community.

If this technology works, it is not likely that any other animal producer will be willing to adopt this technology because of the current application and rezoning requirements.

We Suggest An Alternate Strategy

Under the current regulatory framework, because this farm wishes to accept other agricultural waste for the purpose of composting and selling product, this process is required to meet the Organic Matter Recycling Regulation. We

agree that this requirement should be met, and propose that reporting be to both the Ministry of the Environment, and the City of Abbotsford.

We also suggest that this be an allowed activity on agricultural land providing that the OMRR requirements are met, with no rezoning requirements.

We also suggest that there actually be a tax or other incentive for an agricultural producer to implement the OMRR regulations on the farm, regardless of whether they accept agricultural waste from off the farm. We think that the benefits to our community in terms of clean air, clean water and a sustainable economy far outweigh the cost of providing this incentive.

Water Quality Protection

This technology will not cause harm to either surface water or ground water. The composting process is enclosed inside a building with concrete floors. All leachate from the process is collected and utilized in the process. Leachate generation is minimized by not allowing precipitation to enter the composting material.



Product storage before and after the composting/biodrying process will also be done in a manner that minimizes the risk of surface and groundwater pollution. Transform has developed protocol that has been approved by the BC Ministry of the Environment and the CFIA, which was recently implemented with the recent Avian Flu event. All materials stored outdoors will have an impermeable plastic membrane underneath, with a small berm around the sides to minimize lateral water movement. The piles will be covered with a vapor barrier that directs any precipitation from the piles away from the pile.

Air Quality Protection

Because the composting process is enclosed, an odor from the composting process can be managed. The options for odor control are a traditional biofilter where the exhaust air is ducted through a bed of activated wood chips, and a new non-thermal plasma odor control system that utilizes only electricity to destroy odor and ammonia. Transform has experience with building effective biofilters and is also implementing the non-thermal plasma odor control system on a 73,000 foodwaste composting facility in southern California. Transform has also demonstrated very effective odor control of the composting ducks and geese during the recent Avian Flu event. It is clearly understood that this technology will not be acceptable if odor levels increase on the farm.

Summary

We would like to have special permission to conduct this important research and development project at Jayende Farms at 5050 Gladwin Rd. in Abbotsford.

We would like to work with the City of Abbotsford, the Land Commission and the provincial agricultural and environment ministries to improve the economic and environmental sustainability of our agriculture.

Transform is qualified to help in this way as it has assisted the District of Kent with their on-farm mushroom composting bylaw, has provided training to the BC Ministry of Environment staff, and has permitted a large foodwaste composting facility in southern California and is currently working on the permitting for another large source separated foodwaste composting facility in Ontario.

Together we can work to solve our agricultural waste management challenges.

John Paul, Ph.D. P.Ag. President

**Meeting to Review Regulatory Structure regarding Reception and Distribution of
Various Byproducts in on-farm or centralized Manure Processing**

Tuesday, February 7, 2006
10:30 AM – 12:30 PM
Abbotsford Agriculture Centre – Library

Facilitated by Orlando Schmidt and Geoff Hughes-Games

Issues:

1. A pilot hog manure composting project has been approved for AEI funding. With the proposed project, the host farm would potentially receive horse manure and add liquid hog manure as a wetting agent as part of the composting process. The end product would be a value-added compost product with off-farm sale potential. The current regulatory structure may mean this process would be non-conforming.
2. MAL has also been approached by a local dairy farmer with respect to the potential to construct and operate an anaerobic digester/biogas facility. This pilot project could have similar implications.

Goals:

- To identify solutions for facilitating government supported pilot projects
- To initiate discussion of regulatory options and strategies that will ensure new sustainable technologies are not repressed.

Agenda:

1. Introductions and approval of agenda (Orlando)
2. Regulatory Highlights (Geoff)
 - a. Organic Matter Recycling Regulation (OMRR)
 - b. Agricultural Waste Control Regulation (AWCR)
 - c. ALC Regulation
 - d. Local Government bylaws and Links to Farm Practices Protection Act
3. Options for Short Term Resolution – Pilot Projects (Orlando)
4. Options for Longer Term Resolutions (Orlando)

Meeting Notes: Hog Manure Composting Process in Abbotsford

Meeting date: February 14, 2006

Present: Orlando Schmidt, BC Ministry of Agriculture and Lands
Mark Robbins, BC Ministry of Agriculture and Lands
Allan Campeau, Development Services, City of Abbotsford
Grant Acheson, Development Services, City of Abbotsford
John Paul, Transform Compost Systems Ltd.

Purpose: discuss Transform's proposal regarding permission for a hog manure composting project.

All parties agreed that this project does not technically fall under the allowed uses as presently outlined in the regulations. If the farm was importing 50% other agricultural wastes to utilize on farm, it would be a permitted use. However the proposal is to utilize up to 50% agricultural wastes from off-farm (eg horse manure), blend it with waste produced on-farm (hog manure), and market the resulting product. The landbase is too small to utilize the farm's waste, therefore nutrients have to be exported for environmental sustainability.

The BC Ministry of Agriculture and Lands outlined that they had met with the Agricultural Land Commission and the BC Ministry of Environment and had agreed that this may be considered a farm use activity, and therefore be an allowed use.

The City of Abbotsford suggested that this facility should obtain a temporary use permit, similar to the one obtained by Cedarwal Farms for storing poultry litter on the Straw Farm property. The City of Abbotsford is concerned about composting and the odor issues that have been associated with the mushroom composting operations. Perhaps a bylaw could be developed in the future.

John Paul was concerned about the length of time that it took for the temporary use permit for storing poultry manure – as it took two years. Allan Campeau assured that the process would not take this long.

The City of Abbotsford both agreed that the project could start as long as no product was marketed off-farm until the temporary use permit was obtained.

John Paul reflected on the broader implications to the cost and time associated with a temporary use permit to encourage a more environmentally sustainable agriculture in Abbotsford, and the message that it may give. The City of Abbotsford is promoting environmentally sustainable waste management, but the cost and time associated with doing temporary use permits discourages agricultural producers from adopting this type of option. We also have to consider the message that this gives to the agriculture industry. John Paul was willing to do whatever was required to allow this project to move forward.

Allan Campeau was going to meet with John Paul early in the week of February 20, 2006 to review the requirements for the temporary use permit.

Schmidt, Orlando AL:EX

From: Robbins, Mark AL:EX
Sent: Friday, February 24, 2006 3:07 PM
To: 'acampeau@abbotsford.ca'
Cc: Schmidt, Orlando AL:EX; Hughes-Games, Geoff AL:EX; Sutherland, Kim AL:EX; Tudhope, Jennifer C AL:EX
Subject: Proposed composting facility

Follow Up Flag: Follow up
Flag Status: Flagged

Alan,

Here is an attempt to describe where John Paul's new composting system fits into existing regulation. Geoff or Orlando may correct me if I miss anything.

The parameters of the operation are that more than 50% (by weight) of the input material comes from the farm and 100% of the finished product is sold off the farm.

There appears to be two questions that need to be answered:

- 1) does the proposal fit within the definition of a farm operation, and
- 2) does the proposed activity fit within the Agriculture Waste Control Regulation and if not what is required?

2) The Agriculture Waste Control Regulation only permits agriculture waste to be moved onto a farm operation for composting if the finished product is used on the farm. Clearly John Paul's process does not meet this requirement. As a result John Paul will need to seek authorization from the Ministry of Environment(MOE). The operation does not require approval under the Organic Matter Recycling Regulations(OMRR) as OMRR only applies to municipal waste. An option for MOE would be to set similar requirements as OMRR which would include an odour and leachate management plan. This may or may not mean extra work for John Paul. Given that this is a new system it seems prudent to address these issues.

1) Is it a farm operation? ALC, Ministry of Agriculture and Lands and the City of Abbotsford have slightly different definitions of a farm operation:

- ALC considers on-farm composting a farm use as long as the input comes from, and the output stays on, the farm unit (not lot). John Paul would need to check with the ALC to see if a non-farm use application is required.
- MAL. The definition of farm operation under the Farm Practices Protection Act includes on-farm processing, and specifically includes the sale of products from on-farm composting as long as at least 50% of the raw products for the composting operations come from the farm.
- City of Abbotsford. Includes *the processing of livestock waste into garden compost* in it's definition of agriculture use. There is no further clarification of garden compost or on-farm composting (other than composting to produce mushroom growing medium) and the bylaw does not address the sale of products off farm.

It appears that John Paul's proposal does fit within the definition of a farm operation under MAL regulations and the City of Abbotsford Zoning By-law. The use may need approval from the ALC and authorization from MOE.

Alan, if the City shares this interpretation, would they need a temporary permit or would it just be considered an agriculture use subject to receiving the appropriate MOE and ALC approvals?

Cheers.

Mark Robbins
Regional Agrologist
ph 604-556-3086
fx 604-556-3080

Schmidt, Orlando AL:EX

From: Tudhope, Jennifer C AL:EX
Sent: Thursday, February 23, 2006 12:03 PM
To: Robbins, Mark AL:EX; Sutherland, Kim AL:EX
Cc: Schmidt, Orlando AL:EX
Subject: RE: Guidelines for inputs for on-farm composting

Follow Up Flag: Follow up
Flag Status: Flagged

Mark, again my apologies for not looping you in more fully on this issue. I was invited by Orlando and Geoff to a meeting regarding nutrient management and composting with RMB, MOE and ALC. I requested Kim to attend with me, given her areas of expertise. The meeting focused on the John Paul composting example as a prompt to discussing our legislative structure and the limits as you outlined below. A fall-down in communication has occurred between Kim and I disseminating the information back to you as the RA with the "specific" issue being proposed as well as to the other RA's for info on similar topics.

Jennifer.

Jennifer Tudhope, MA., P.Ag., P.Bio.
Regional Manager - Coast Region
Ministry of Agriculture and Lands
Abbotsford Agricultural Center
1767 Angus Campbell Road
Abbotsford, B.C. V3G 2M3
Tel: 604-556-3074; Fax: 604-556-3030
e-mail: Jennifer.C.Tudhope@gov.bc.ca

-----Original Message-----

From: Robbins, Mark AL:EX
Sent: Monday, February 20, 2006 2:42 PM
To: van Dalfsen, Bert AL:EX; Thomas, Karen AL:EX
Cc: Nickel, Ken AL:EX; Tudhope, Jennifer C AL:EX; Schmidt, Orlando AL:EX
Subject: Guidelines for inputs for on-farm composting

Orlando and I recently met with the City of Abbotsford and Dr. John Paul of Transform Compost in regards to the permitting/zoning requirements for a new style of on-farm composting. Our view of 'farming' as it relates to this facility may prove problematic for an activity that would generally be seen as a good thing.

Quick background. Dr. John Paul is testing an 'in-vessel' (is that right Orlando) compost system that will combine liquid manure(hog) with dry manure (broiler or horse - likely horse) and composting them into a saleable product. John Paul is adding a heat recovery/drying component to the process.

Here is the catch. The horse manure will need to be brought in from another farm. The ratio of horse to hog (on a weight basis) is close to 50/50. All of the end product is to be sold. If the hog farmer owned the horse farm this would be considered a farming operation. If 50% of the input is hog manure it would be considered a farming operation. If 49% of the input is hog manure it is not considered a farming operation.

I think most would agree that combining 2 problem products into one usable product and moving the N off the farmland is a good thing. This note is to explore the possibility of revisiting our definitions of farming as it relates to composting so this type of activity would be considered farming.

I think when dealing with composting there is a distinct difference between moving around products from the farm area (agriculture waste) and bringing in products from outside the farm area (other wastes). We have seen in Delta that by using the 50% rule a large land based operation can bring in large amounts of non-ag wastes. Perhaps we need to revisit these activities to ensure they are supporting things that support farming.

Any thoughts!

Mark Robbins



**Bull, Housser
& Tupper LLP**

DEPUTY MINISTER OF AGRICULTURE	
Referral #	174440
Refer to:	
Received:	OCT - 4 2011
Comment:	

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Reply Attention of:
Direct Phone:
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Our File:
Date:

James H. Goulden
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jhg@bht.com
09-3622
September 30, 2011

COPY

The Agricultural Land Commission
133 - 4940 Canada Way
Burnaby BC V5G 4K6

Attention: Brian Underhill and Colin Fry

Dear Sirs/Mesdames:

Re: A composting operation facility (the "Facility") to be constructed at 5050 Gladwin Street, Abbotsford (the "Property") by Jayendee Farms Ltd. in cooperation with Transform Compost Systems (the "Proponents")

We act for a client that is concerned with the Agricultural Land Commission's approval of industrial operations located within the Agricultural Land Reserve (the "ALR"), namely the Facility.

We are advised by our client as follows. The size of the proposed Facility is about 40,000 tonnes intake a year and more than 50% of the output is to be sold off-site. This is a significant industrial operation that is planned for an ALR lot that is less than 10 hectares in size and in the vicinity of various farming and residential uses.

If constructed, the Facility may have a devastating impact not only on the socio-economic prosperity of the region, but would, in our view, send a message to the public at large that the Commission is prepared to allow large, and in our client's opinion, inappropriate, industrial operations to take place on farm land.

The Facility is not a permitted use of land located within the ALR as more than 50% of the product will be sold off-site. Our client understands that the Commission approved the Facility in 2010, without requiring the Proponents to obtain any environmental, social or farming impact studies, or waiting until the Proponents obtained all of the necessary municipal, regional and Provincial approvals in respect of the Facility.

Pursuant to section 33 of the *Agricultural Land Commission Act*, the Commission has the authority to reconsider its decisions. We request that the Commission reconsider its 2010



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approval of the Facility and require the Proponents to either (a) restructure the proposed Facility to only use up to 50% of the product off site, or (b) conduct impact studies in respect of the Facility. We would also like the opportunity at your earliest convenience to make formal submissions on the potential issues and hazards of the Facility to any panel engaged in a reconsideration or review of the Commission's earlier approval of the Facility.

THE STATUS OF MUNICIPAL, REGIONAL AND PROVINCIAL APPROVALS

We are advised that the Proponents of the Facility have not yet obtained the following approvals:

- (a) from the Fraser Valley Regional District pursuant to its Solid Waste Management Plan;
- (b) the Ministry of Environment; and
- (c) the Ministry of Agriculture.

As well, the Facility, as proposed, is not a permitted use under the *Abbotsford Zoning Bylaw*.

IMPACTS OF THE FACILITY

To date, our client is not aware of any public or governmental scrutiny into the socio-economic, environmental or human and animal health impacts of the proposed Facility. As the Commission is likely aware, improperly sited composting facilities have many potential negative impacts on the surrounding communities. For example, these facilities remove valuable agricultural land from the ALR, are susceptible to generating offensive odours, bioaerosols and volatile organic compounds, are potentially unsightly, and may cause disruption to traffic and destruction of road beds.

Destruction of farm land

This Facility is an intensive industrial use of land that may result in the destruction of the agricultural land base. The *Agricultural Land Commission Act* and the Regulations passed pursuant to that legislation permit composting operations where up to 50% of the compost is used on the lands. The Facility does not fall within that description. Approval of the Facility, or comparable facilities at the Property, does not, in our view, coincide with the Commission's objective of protecting farm land.

Odours

Offensive odours may arise not only from the composting process itself, but also in the transportation, receipt, storage and handling of rotting putrescibles which are the necessary



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feedstock of the Facility. The *Organic Matter Recycling Regulations* (the "OMRR") and the OMRR Guidelines suggest the minimum distances that a composting facility should be from certain types of facilities and activities, for example: 400 to 1,000 meters from a residential or tourist area, 100 to 300 meters from a commercial or industrial area and 150 to 300 meters from wetlands, ponds, lakes, streams, etc. There is no indication that the Facility would respect any of the required buffer zones. Indeed, there are housing developments, a golf course and residences well within those envelopes.

Volatile Organic Compounds

There have been numerous studies done on the effects of bioaerosols and volatile organic compounds on human and animal health. Our client is concerned that the Facility will result in the significant release of bioaerosols and volatile organic compounds into the air surrounding the Property. Without significant setbacks from adjacent uses, the potential release of these compounds may be dangerous for the health of nearby residents, farm workers and animals, as the small dimensions of the Property would likely prevent those elements from being contained on site.

Traffic and Roads

We are advised that the proposed Facility will likely cause traffic disruption and safety issues and lead to the destruction of the road pavement in the area of the Property. Our client is not aware of any traffic or road studies in respect of the affected area. Such studies would likely identify issues for which the Commission could require the Proponents to take mitigating action, prior to any further construction taking place on the subject Property. We refer you to part 4.6 of the OMRR Guidelines which includes specific considerations for evaluating vehicular access to and from composting facilities.

Storm Water Management and Leachate

Our client is not aware of any studies in respect of the geotechnical safety and the storm water management of the Facility, including any potential leachate associated with the Facility. Due to the relatively small size of the Property, and its proximity to residential areas, in our view such studies should be conducted and made available for public review and comment before approval of the Facility is considered. We refer you to part 4.3 of the OMRR Guidelines that addresses site drainage issues as they relate to run-on control, runoff control and leachate management. The OMRR Guidelines expressly provide for an impermeable surface.

NEXT STEPS

We request the Commission reconsider its approval of the Facility and either:



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- (a) require the Proponents to restructure the Facility to only sell up to 50% of the product off-site (thus being a permitted use of the ALR lands); or
- (b) require the Proponents to conduct extensive impact studies in respect of the Facility to address the potential concerns set out above, prior to any approval being granted, or further construction taking place at the Property.

If you would like to discuss the above further, please contact the writer. Otherwise, we await the Commission's advice on whether it will be reconsidering its approval of the Facility, as well as our request to make formal submissions on the Facility, as set out above.

Yours truly,

Bull, Housser & Tupper LLP

A handwritten signature in black ink, appearing to read 'JH Goulden', written over the printed name.

James H. Goulden

JHG/jvl/3204931.05

Copy to: Ministry of Environment (by mail)
Ministry of Agriculture (by mail) ✓
Fraser Valley Regional District (by mail)
City of Abbotsford (by mail)