



Province of
British Columbia

Ministry of
Environment
and Parks

Lower Mainland Region
10334 — 152A Street
Surrey
British Columbia
V3R 7P8
Telephone: (604) 584-8822

Your file: 15-21-28-1088T
Our file: SD-13-1-84-1

June 5, 1987

Ministry of Transportation
and Highways
9369 Mill Street
Chilliwack, B.C.
V2P 4N3



Attention: T. Larsen

Dear Sir:

Re: New Floodplain Information for Rem. L. 2,
L.S. 12 & 13, Sec. 34, Tp. 22, Pl. 6652, NWD

This office has recently received Floodplain Mapping not previously available in 1984 when the above mentioned property was submitted for our review. Please find attached the Ministry of Environment new Flood Control Requirements pursuant to Section 82 of the Land Title Act.

If the previous elevation requirement may have had some impact on the proposal we leave notification of the new information to your discretion.

Yours truly,

Neil J. Peters, P. Eng.
Head, Water Allocation Section
Ministry of Environment & Parks

JNM/cd



Your File: 15-21-78-1088T
Our File: SD-13-1-S4-1

June 10, 1987

Ministry of Transportation
and Highways
9369 Mill Street
Chilliwack, B.C.
V2P 4N3

ATTENTION: T. LARSEN

Dear Sir

Re: Proposed Subdivision of Rem Lot 2, L.S 12 and 13,
Sec. 34, Twp. 22, Pl. 6652, NWD - Vedder River

This letter is in reply to your correspondence of March 8, 1984, and shall supercede our letter of March 26, 1984. As the duly authorized designate of the Minister of Environment and Parks, consent is hereby given on his behalf, pursuant to Section 82 of the Land Title Act, for the approval of the above-mentioned plan of subdivision, subject to the subdivider entering into a covenant registrable under Section 215, which shall run with the land and shall effect the following conditions for:

Each proposed lot within the subdivision including any remainder.

- "1. Hereafter, no area used for habitation, business, or storage of goods damageable by floodwaters shall be located within any building at an elevation such that the underside of the floor system thereof is less than twelve point four (12.4) metres Geodetic Survey of Canada datum. In the case of a mobile home, the ground level or top of concrete or asphalt pad on which it is located shall be no lower than the above described elevation.
2. The required elevation may be achieved by structural elevation of the said habitable, business, or storage area or by adequately compacted landfill on which any building is to be constructed or mobile home located, or by a combination of both structural elevation and landfill. No area below the required elevations shall be

.../2

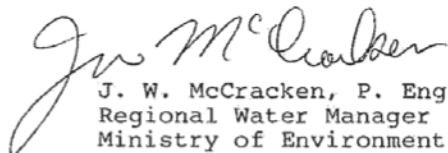
used for the installation of furnaces or other fixed equipment susceptible to damage by floodwater. Where landfill is used to raise the natural ground elevation, the face of the landfill slope shall be adequately protected against erosion.

3. The owner acknowledges that the Province of British Columbia does not represent to the owner or any other person that any building constructed or mobile home located in accordance with paragraph (1) herein will not be damaged by flooding or erosion, and the owner covenants and agrees not to claim damages from the Province or the Regional District of Fraser-Cheam or hold the Province or the Regional District of Fraser-Cheam responsible for damages caused by flooding or erosion to the land or to any building, improvement, or other structure built, constructed or placed upon the said lands and to any contents thereof."

These covenant conditions are to be registered with priority over any financial charges registered against the property.

This consent to the approval of the proposed subdivision applies only to the requirements under Section 82 of the Land Title Act, and does not apply to any other approval which may be required. If you require any further information, please contact the Ministry of Environment and Parks, Water Management, Engineering Section, Surrey, Phone: 584-8822.

Yours truly,



J. W. McCracken, P. Eng.
Regional Water Manager
Ministry of Environment & Parks

JNM/vh



July 26, 1984

Province of British Columbia
Ministry of Transportation and Highways

s.22

Vedder Crossing, B.C.
VOX 120

Proposed subdivision of Rem. Lot 2, of L.S. 12 & 13, Sec. 34,
Tp. 22, Plan 6652, N.W.D. (Under Sec. 733 of the Municipal Act)

Your proposal for a 1 lot subdivision has not been given approval by the Ministry of

Transportation and Highways for the following reasons:

- 1) The Ministry of Health letter of March 14, 1984 (Enclosed) does not give support to this proposal because the seasonal ground water table on the subject property is less than four feet below the surface and therefore precludes proper sewage disposal and potable water for the lot and remainder.
- 2) The Ministry of the Environment letter of April 18, 1984 (Enclosed) denies approval to the proposal because of the possibility of flooding in this area resulting from any breaching, or over topping of the dyke system.

If the above issues could be adequately addressed, the following conditions would apply:

- a) Applicant would have to submit a current certificate of title.
- b) Applicant would be required to dedicate 7' along the south eastern boundary of the property for road allowance, as Vedder Mtn. Road is deemed to be a significant network element road.
- c) The applicant would have to submit qualified information on the sub-surface drainage in relation to the ground water table addressing how the properties could be served by domestic water, and sewage disposal.

If you desire to discuss this further please do not hesitate to phone me to arrange time and place for meeting.

c.c. Ministry of Health
Reg. Dist. of Fraser-Cheam
Water Management Branch
Heritage Conservation Br.
B.C.L.C.
R.A.O.

Very truly yours,


P.S. Dunn
District Highways Manager,

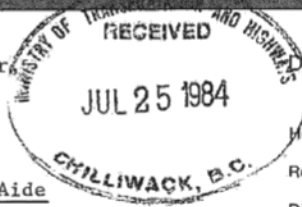
Ministry of Transportation and Highways



H118

To: District Highways Manager,
Chilliwack, B.C.

Attention: J. McDonald
Engineering Aide



Date: July 20, 1984

Headquarters File:

Regional File: 15-21-78-1088 (T)

District File:

Re: Proposed subdivision Lot 2, of L.S. 12 & 13,
Sec. 34, Tp. 22, Pl. 6652, N.W.D.

In regard to the above noted subdivision please be advised we cannot grant preliminary layout approval for the following reasons:

A.) Your Condition #2

B.) Your Condition #3

If the above mentioned issues can be adequately addressed the following conditions would apply:

- 1.) Applicant to supply a current certificate of title.
- 2.) Your Condition #7
- 3.) Qualified information on the sub surface drainage in relation to the ground water table. This information should address how properties will be served by domestic water and how the newly proposed lot could establish a septic disposal system within the lot lines.

K. Edmunds,
Regional Planning Technician

H. R. Hunter,
Senior Approving Technician

KE/rc

Ministry of Transportation and Highways

REPORT ON PRELIMINARY SUBDIVISION

DATE .. June 19, 1984 ..
DISTRICT FILE NO. 15-21-78-1088(T) ..
DATE DISTRICT RECEIVED .. February 22, 1984 ..

HIGHWAY DISTRICT .. Chilliwack .. REGIONAL DISTRICT/MUNICIPALITY .. Fraser-Cheam ..
REGIONAL FILE NO. REFERENCE/DATE ..
REPORTED BEFORE AS ZONING/LUC/DEVELOPMENT PERMIT/ACCESS/SUBDIVISION? .. Not Approved: Subject to flooding ..
ROAD NAME ROUTE NO. .. Vedder Mountain Road #277B ..
LEGAL DESCRIPTION .. Rem. Lot 2, of L.S. 12 & 13, Sec. 34, Tp. 22, Plan. 6652, N.W.D.
NAME OF APPLICANT .. S.22 ..
NAME OF AGENT .. S.22 .. Vedder Crossing, B.C. VOX 120 ..
LOCATED .. 2.0 km (N)SEW OF .. Yarrow, B.C.
TOPOGRAPHIC DESCRIPTION .. Level and cleared ..
OUTCOME .. P.L.A. Not Approved .. REFERENCE DATE .. 15-21-78-504: Dec. 16, 1976 ..
PRESENT LAND USE? .. Farm, Residential - 2 Residences ..
PROPOSED LAND USE? .. Same but create separate lot under Sec. 733 (Municipal Act) ..
PRESENT ZONING? .. Zone (R) Rural: By-Law 66, 1976: Designated (AG) Agricultural OSP By-Law 400, 1982 ..
CONFORM WITH REGIONAL SETTLEMENT PLAN? .. N/A .. PLAN? .. Yes .. IN ALR? .. Yes .. SPEED ZONE .. 60km/h ..
STREET SYSTEM ADEQUATE FOR ADDITIONAL TRAFFIC? .. Yes .. OFF-STREET PARKING OK? .. Yes ..
SECONDARY STREET SYSTEM EXIST? .. No .. REQUIRE FRONTAGE WIDENING? .. Yes ..
75(1)(a)(b)(c) (Involved) .. No .. ACCESS ALL LOTS? .. Yes .. CONFLICT LOCATION LINE? .. No .. COMMON LOT? .. No .. PIPELINE CROSSING? .. No ..
HYDRO/TELEPHONE LINE CROSSING .. Yes R/W Plan 12988 in N.W. Corner ..
RR CROSSING? .. No .. FRONTAGE RULE? .. N/A .. ACCESS BY WATER? .. No .. ACCESS BY EASEMENT? .. No ..
REQUIRE COMM. WATER? .. No .. REQUIRE COMM. SEWER? .. No .. SEWAGE DISPOSAL .. Septic .. PARCEL SIZE OK BY ZONING? .. Yes (733) ..
ROAD/LAND DRAINAGE OK? .. No .. REQUIRE COVENANT? .. No .. EROSION? .. No .. LANDSLIP? .. No .. FLOODING? .. Yes ..
ROCKFALL? .. No .. AVALANCHE? .. No .. WILDLIFE? .. No .. ROAD CLOSURE? .. No .. IF YES, CONTINUE STATUS OF ACCESS ..
IS ROAD REQUIRED FOR NETWORK? .. CONSTRUCTED TO STANDARD ..
WHY DOES APPLICANT WANT CLOSURE? .. DID CROWN PAY FOR ROAD? ..
WHY VEST AND NOT LEASE? .. IF ALTERNATE EXISTS, DID CROWN PAY FOR IT? ..
WHAT BENEFIT TO APPLICANT? ..
STATE OF TITLE CERTIFICATE .. CERTIFICATE OF TITLE ..
COMMENTS:

- 1) This is an application to subdivide under Section 733 of the Municipal Act in order to create a separate lot for a relative currently residing in one of the two residences existing on the property under a By-Law violation.
- 2) Ministry of Health letter dated March 14, 1984, does not give support to the proposal because the seasonal ground water table on the property is less than 4 feet below the surface; giving suspect to the ability of the property to provide on site potable water and septic sewage disposal for each lot.
- 3) Ministry of Environment letter dated April 18, 1984 denies approval to the proposed subdivision (even though the residences are existing) because of the possibility of flooding in this area resulting from any breaching or over topping of the dyke that may occur.
- 4) Other agencies letters included indicate their approval of the proposed subdivision.
- 5) It is not known if a Municipal Act Section (733) subdivision would be approvable if the subject property is prone to possible flooding and the uncertainty of the ability to obtain potable water and satisfactory on site septic sewage disposal.
- 6) If the proposal does appear to be approvable the applicant will be required to submit a current Certificate of Title, which has not been received to date.

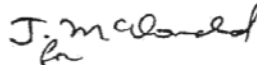
.. /2

- 7) As Vedder Mountain Road is designated as a significant network element on the Transportation Network Map assurance will be required to dedicate widening sufficient to yield a minimum 12.5 metres from centreline of the constructed Vedder Mountain Road.

Yours truly,

P.S. Dunn
District Highways Manager

By:


T. Larsen
Engineering Aide

TL/kaf

Encls.



REGIONAL DISTRICT OF FRASER-CHEAM

8430 CESSNA DRIVE
CHILLIWACK, B.C. V2P 7K4
PHONE 792-0061

June 11, 1984

Planning
File: 10-30-50-1088

Ministry of Transportation and Highways
District Office
9369 Mill Street
Chilliwack, B.C.
V2P 4N3



ATTENTION: TONY LARSEN

Dear Sir:

RE: YOUR FILE 15-21-78-1088 FOR PROPERTY LEGALLY
DESCRIBED AS REM. LOT 2, L.S. 12 AND 13, SEC.
34, TWP. 22, PL. 6652, N.W.D.

With respect to the above noted application and your Ministry's recent letters requesting the Regional District comments, please be advised that we have not yet received the required Plan Examination Fee prescribed under Section 4.13 of Bylaw No. 263, 1981. However, considering the urgency and the time frame involved in processing this application, the Regional District is prepared to forward our comments without receiving the noted fees. Therefore, please find enclosed your Ministry's questionnaire duly completed.

The Proposed subdivision is subject to the following Regional District of Fraser-Cheam's regulations and policies:

1. Bylaw No. 66, 1976, commonly known as the Zoning Bylaw for Electoral Area "E"
2. Bylaw No. 400, 1982, commonly known as the Official Settlement Plan for Electoral Area "E"
3. Bylaw No. 263, 1981, commonly known as the Subdivision Control Bylaw.

The above noted property has been a contentious issue with the Regional District for a number of years with respect to a number of bylaw violations, and as such, would in principle, like to see the two homes on the property under separate titles.

With respect to the above noted regulations the property is currently zoned (R) Rural under Bylaw No. 66, 1976, and designated (Ag) Agricultural under the Settlement Plan in keeping with the Agricultural Land Reserve boundaries.

However, the applicant has indicated that the proposed subdivision is pursuant to Section 733 of the Municipal Act.

Therefore, providing they can meet the statutory requirements of Section 733 of the Municipal Act R.S.B.C. Chpt. 290, the proposed parcels appear to comply with the requirements.

With respect to Bylaw No. 263, 1981, the following issues would have to be addressed if any P.L.A. was to be issued for this proposal.

WATER SUPPLY

Section 5.02 of the Bylaw requires all subdivisions for which a community water system is not required shall have a proven year-round supply of potable water to ALL parcels of less than 8 hectares (20 acres). In this particular situation each of the proposed parcels would be required to be supplied with a potable water source with the appropriate volumes for residential use(s).

ON SITE DISPOSAL

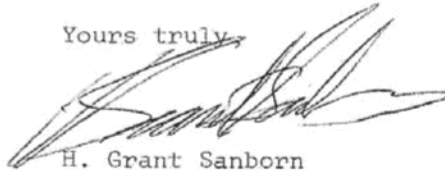
Section 7.04 requires all parcels in a proposed subdivision plan which are smaller than 8 hectares and are not served by a community water system shall meet the requirements of the sewage disposal regulations pursuant to the Health Act. In this particular situation the developer would have to establish another septic disposal system within the lot lines of the proposed parcel.

INFORMATION REQUIRED

I would recommend that if the proposed subdivision had any possible chance of being approved, it would be appreciated if the Approving Officer would request a Professional Engineer's report on the ground water levels and conditions in the area of the proposed subdivision pursuant to Section 4.08 of Bylaw No. 263, 1981, as this area undulates extensively and for portions of the year areas of the property has ground water, aquifers surface, and marsh areas are created which could pose problems for proper sewage disposal.

Therefore, the Regional District of Fraser-Cheam can only support this subdivision in terms of rectifying a bylaw violation in which the Statute of Limitations has expired, and if the other noted issue can be completely addressed.

Yours truly,



H. Grant Sanborn
Planning Technician
Site Planning

HGS:kmg

- 1) Subdivision (legal) description REM. LOT 2, L.S. 12, AND 13,
SEC. 34, TWP. 22, PL. 6652, N.W.D.
.....
- 2) Submitted by s.22
- 3) How is it zoned? .. See Attached Letter
-
- 4) Does the zoning permit this proposal? No
- No
- 5) Is it in an Improvement District?
- No
- 6) Is piped water available?
- No
- 7) Do any water mains need extending? No
- 8) Is any part in an Agricultural Land Reserve? Yes
- No
- 9) Is a sewer system available?
- No
- 10) Do sewer mains need extending?
- No
- 11) Does proposal meet 10% perimeter regulations? Yes
- 12) Is proposal within a flood plain? Yes
- N/A
- 13) Does proposal fall within the O.R.P.?
- N/A
- 14) If so, what is O.R.P. designation?
- 15) Do you agree with this proposal? See Attached Letter

Please comment:

.....

.....

.....

.....

British Columbia
Agricultural
Land Commission

Telephone: (604) 294-5211

Room 133, 4940 Canada Way, Burnaby, B.C. V5G 4K6

08 May 1984

Reply to the attention
of Martin Hilmer

Mr. T. Larsen
Ministry of Transportation & Highways
9369 Mill Street
Chilliwack, B.C. V2P 4N3



Dear Mr. Larsen:

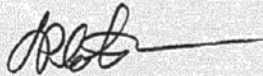
Re: Your File 15-21-78-1088(T)
Our File 114-M-76-00736

Pursuant to your letter of 19 April 1984 the Commission would like to indicate it has no objection to the proposed subdivision insofar as it is still in substantial compliance with our resolution #3493/76. A copy of our approval letter and Certificate of Order along with the subdivision plan are attached for your reference.

Yours truly

AGRICULTURAL LAND COMMISSION

per:



M. F. Clarke, Chairman

cc; District of Chilliwack (w/enc)

s.22

Vedder Crossing, VOX 120

MH:js (enc)

| | READ | ACTION |
|-----------------|-----------|--------|
| D. HWY. MGR. | | |
| OFFICE MGR. | <i>js</i> | |
| ASST. HWY. MGR. | | |
| CO-ORDINATOR | | |
| REGULATORY | | |
| COMMENTS | | |

M28-113

March 15, 1976

Please reply for the attention of:
Gary Holisko

s.22

Dear Sirs:

Re: Application #76-49

This is to advise that the Provincial Land Commission has considered your application regarding land described as Lot 2 of Legal Subdivisions 12 and 13 of Section 34, Township 22, Plan 6652, except firstly Parcel A on Plan 23595 and secondly Parcel B (Explanatory Plan 35630) NWD.

Pursuant to Section 11(4) of the Land Commission Act, the Commission, by Resolution #3493/76, allowed your application to create a parcel for one of the houses on the subject property.

This approval is also subject to the following terms and conditions:
That the parcel created be no more than 0.5 acres.

The land referred to in the application is to remain in the Agricultural Land Reserve of the Regional District of Fraser Cheam and is subject to the provisions of the Act and regulations except as provided by this approval.

This approval in no way relieves the owner or occupier of the responsibility of adhering to all other legislation, bylaws, and decisions of responsible authorities which may apply to the land.

Please obtain the confirmation of the Commission, if, in the process of approval by the Approving Officer, any substantial changes are required to the subdivision proposal as approved by this office.

When the final survey plans or documents as required for Land Registry purposes have been prepared, please send two paper prints to this office prior to registration. The Commission will then authorize the Registrar of Titles to accept the application for deposit of the subdivision plan.

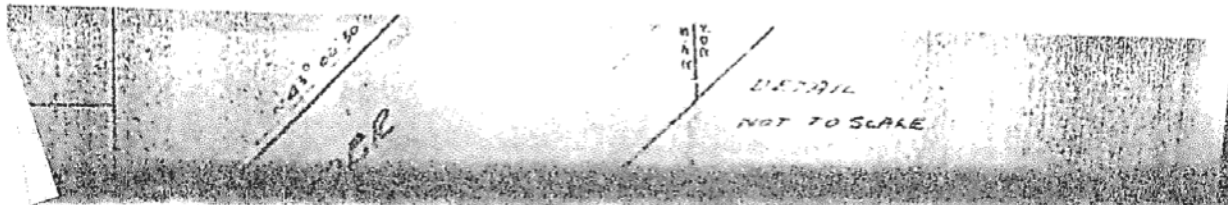
Please quote Application #76-49 in any future correspondence.

Yours truly,

G. G. Runka
Chairman

GH/kj

c.c. Regional District of Fraser Cheam
Municipality of Chilliwack
R. Simpson, B.C. Assessment Autho



CERTIFICATE OF ORDER OF THE PROVINCIAL LAND COMMISSION
PURSUANT TO THE LAND COMMISSION ACT

Re: Subdivision plan of part of Lot 2, legal subdivisions 12 and 13 of Section 34, Township 22, Plan 6652, N.W.D., (hereinafter referred to as the "land") and shown more particularly on a proposed plan of subdivision prepared by G.C. Emerson, B.C. Land Surveyor, whose declaration of superintendence and correctness was sworn on the 3rd day of October, 1976; a print of the plan being annexed hereto and marked Schedule "A".

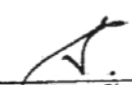
WHEREAS the land is included within the designated Agricultural Land Reserve Plan of the Regional District of Fraser Cheam.

AND WHEREAS Section 10(4)(d) of the Land Commission Act, S.B.C. 1973, C. 46, prohibits the Registrar of Titles from accepting an application for deposit of a plan of subdivision under the Land Registry Act, or under the Strata Titles Act or under the Real Estate Act, all or part of which consists of agricultural land in an Agricultural Land Reserve, except as permitted by the Act, or the regulations, or by an order of the Commission;

AND WHEREAS the owner of the land has applied for such an order;

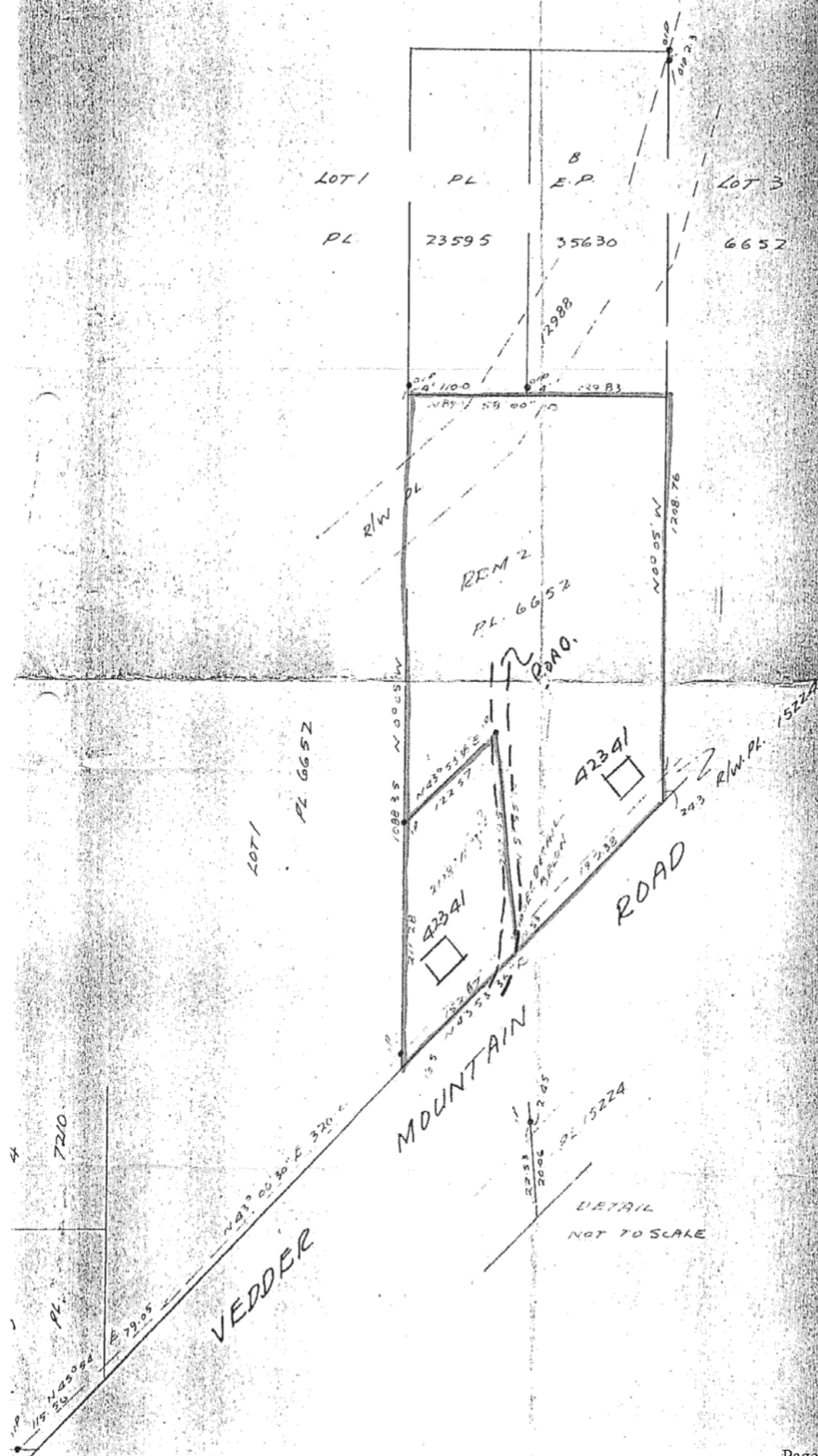
NOW THEREFORE I hereby certify that the Provincial Land Commission by Resolution #3493/76 dated the 10th day of March, 1976, approved an order permitting the deposit in the appropriate Land Registry Office of the attached plan.

Dated at Burnaby, British Columbia, this 18th day of October, 1976.



G.G. Runka, Chairman
Provincial Land Commission

LUMSDEN RD





YOUR FILE.....
15-21-78-1088(T)
OUR FILE.....

April 19, 1984

Regional District of Fraser-Cheam
8430 Cessna Drive
Chilliwack, B.C.
V2P 7K4

Dear Sir:

Re: Proposed Subdivision of Rem. Lot 2, of L.S. 12
& 13, Sec. 34, Tp. 22, Plan 6652, N.W.D.
(Under Sec. 733 of the Municipal Act)

Enclosed please find a copy of our letter dated March 8, 1984 requesting your comments on the above noted subdivision. We have not, as yet, received a reply from your office regarding this subdivision. Could you please send your reply as soon as possible as the applicant is anxious to proceed with this proposal.

Yours truly,

P.S. Dunn
District Highways Manager

By: T. Larsen
Engineering Aide

TL /kaf
Encl.
c.c. Regional Approving Officer - Burnaby



YOUR FILE.....
OUR FILE..... 15-21-78-1088(T)

April 19, 1984

Ministry of Environment
Water Management Branch
10334 - 152A Street
Surrey, B.C.
V3R 7P8

Dear Sir:

Re: Proposed Subdivision of Rem. Lot 2, of
L.S. 12 & 13, Sec. 34, Tp. 22, Plan 6652, N.W.D.
(Under Sec. 733 of the Municipal Act)

Enclosed please find a copy of our letter dated March 8, 1984 requesting your comments on the above noted subdivision. We have not, as yet, received a reply from your office regarding this subdivision. Could you please send your reply as soon as possible as the applicant is anxious to proceed with this proposal.

Yours truly,

P.S. Dunn
District Highways Manager

By: T. Larsen
Engineering Aide

TL /kaf
Encl.
c.c. Regional Approving Officer - Burnaby



YOUR FILE
OUR FILE 15-21-78-1088(T)

April 19, 1984

B.C. Agricultural Land Commission
4940 Canada Way
Burnaby, B.C.
V5G 4K6

Dear Sir:

Re: Proposed Subdivision of Rem. Lot 2, of L.S. 12
& 13, Sec. 34, Tp. 22, Plan 6652, N.W.D.
(Under Sec. 733 of the Municipal Act)

Enclosed please find a copy of our letter dated March 8, 1984 requesting your comments on the above noted subdivision. We have not, as yet, received a reply from your office regarding this subdivision. Could you please send your reply as soon as possible as the applicant is anxious to proceed with this proposal.

Yours truly,

P.S. Dunn
District Highways Manager

By: T. Larsen
Engineering Aide

TL/kaf
Encl.
c.c. Regional Approving Officer - Burnaby



Province of
British Columbia

Ministry of
Provincial Secretary
and Government Services

Heritage Conservation Branch
Parliament Buildings
Victoria
British Columbia
V8V 1X4

file 658.15

March 15, 1984

District Highways Manager
9369 Mill Street
Chilliwack, B.C.
V2P 4N3

Attention: T. Larsen

Dear Sir:

Re: Your file 15-21-78-1088(T)
Proposed Subdivision of
Rem. Lot 2, L.S. 12 & 13, Sec. 34, tp. 22, Plan 6652,
N.W.D. (Under Sec. 733 of the Municipal Act)

There are no known conflicts between this proposal
and the archaeological resource.

Yours sincerely,

Steve Cassidy
Assistant Project Officer
Impact Assessment & Protection Section

SC/ds
bcgeu
c.c. s.22

Vedder Crossing, B.C. VOX 120





APR 25 1984

April 18, 1983

Our File: 0305030-13

Your File: 15-21-78-1088(T)

Ministry of Transportation
& Highways
9369 Mill Street
Chilliwack, B.C. V2P 4N3

Attention: T. Larsen

Re: Proposed subdivision of Rem. Lot 2, L.S. 12 and 13,
Sec. 34, Tp. 22, Plan 6652, N.W.D. - Vedder River

I have for reply your correspondence of March 8, 1984. In view of the depth of flooding possible in this area, should the protective dyke be breached or over-topped, consent to subdivision is denied.

If you require further information, please contact the Ministry of Environment, Water Management Branch, Engineering Section, Surrey, phone 584-8822.

Yours truly,

B.E. Marr
Deputy Minister of Environment

cc: Regional Water Manager
Surrey, B.C.
(File: SD-13-1-84-1)



Province of
British Columbia

Ministry of
Health

Upper Fraser Valley
Health District
Director
45470 Menholm Road
Chilliwack, B.C.
V2P 1M2
Telephone: 795-5706

2391 Crescent Way
Abbotsford, B.C.
V2S 3M1
Phone: 859-5215

Cheam Avenue (Box 104)
Agassiz, B.C.
V0M 1A0
Phone: 796-2191

Park Street (Box 176)
Hope, B.C.
V0X 1L0
Phone: 869-5661

Speech and Hearing Program
Suite 15, Marco Plaza
8835 Young Street South
Chilliwack, B.C.
V2P 4P3
Phone: 792-0064

Long Term Care Program
33820 South Fraser Way
Abbotsford, B.C.
V2S 2C5
Phone: 859-5215

March 14th, 1984

H.U. File: #16-84

Mr. P.S. Dunn,
District Highways Manager,
Ministry of Transportation & Highways,
District Office,
9369 Mill Street,
Chilliwack, British Columbia.
V2P 4N3

Dear Mr. Dunn:

Re: Proposed Subdivision of Remainder of Lot 2,
L.S. 12 and 13, Sec. 34, Td. 22, Plan 6652,
N.W.D. -S.22

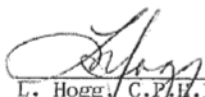
S.22 Applicant
Your File: 15-21-78-1088(T)



For the following reasons we cannot recommend in favour of the
above referenced subdivision proposal:

1. The seasonal ground water table on this property is less
than 4 feet from the surface of the ground. This is
contrary to Section 6.04 of the "Subdivision Regulations".
2. There is no indication how these properties will be
served by domestic water.
3. This office has no record of private sewage disposal in-
stallations. As a result sewage lines could cross
proposed property boundaries.

Yours truly,


L. Hogg, C.P.H.I.(C)
Chief Public Health Inspector,
for Dr. W.O'H. McInnes,
Medical Health Officer.

LH/blb

cc: S.22



REGIONAL DISTRICT OF FRASER-CHEAM

8430 CESSNA DRIVE
CHILLIWACK, B.C. V2P 7K4
PHONE 792-0061

March 12, 1984



DEPT. PLANNING
FILE No. 10-30-50-1088

s.22

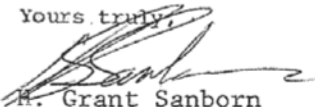
Vedder Crossing, B.C.
VOX 120

Dear Sir/Madam:

We are in receipt of Subdivision Application No. 10-30-50-1088
which will be examined for compliance with Subdivision Control Bylaw Number
263 of the Regional District of Fraser-Cheam.

Please complete the attached form and return it to this office
together with a Plan Examination Fee of \$ 35.00.

Yours truly,


M. Grant Sanborn
Planning Technician
Site Planning
Planning Department

ADDITIONAL COMMENTS: .. A letter examining the above-noted subdivi-
sion application with respect to our regulations and policies
will be forwarded to you upon receipt of the Regional District
Plan Examination Fee pursuant to Bylaw No. 263, 1981.

/c.c. Mr. Tony Larsen
Ministry of Transportation and Highways
District Office



YOUR FILE
OUR FILE 15-21-78-1088(T)

March 8, 1984

s.22

Vedder Crossing, B.C.
VOX 120

Dear Sir:

Re: Subdivision of Rem. Lot 2, of L.S. 12 & 13,
Sec. 34, Tp. 22, Plan 6652, N.W.D. (Under Sec.
733 of the Municipal Act)

This is to acknowledge receipt of your subdivision application
for the above noted proposal.


This application has been assigned to file number 15-21-78-1088(T).

In order to expedite processing, please refer to this file number
in correspondence or when inquiring.

We will advise you of the Approving Officer's decision at the
earliest possible date.

Yours truly,

P.S. Dunn,
District Highways Manager


By: T. Larsen
Engineering Aide

TL/mc

YOUR FILE
OUR FILE 15-21-78-1088(T)

March 8, 1984

s.22

Vedder Crossing, B.C.
VOX 120

Dear Sir:

Re: Proposed subdivision of Rem. Lot 2, of L.S. 12
& 13, Sec. 34, Tp. 22, Plan 6652, NWD. (Under Sec.
733 of the Municipal Act)Further to your sub'd application, we are sending you the
following:

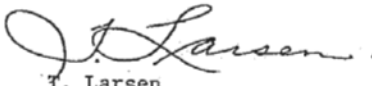
- ☐ What Happened to My Subdivision Application booklet
- ☒ Medical Health Officer's forms with instructions
- ☐ Copy of Local Services Act/Strata Title Regulations

Please be advised that your proposal cannot be given further
consideration until we receive the item(s) checked below.

- ☒ Completed Medical Health Officer's form
- ☒ Current original Certificate of Encumbrance for all parcels
concerned, obtainable for a fee of \$5.00 by writing to the
Land Title Office, c/o the Court House, New Westminster, B.C.
- ☐ Plan showing all information listed on Page 7 of the sub-
division booklet, plus location of existing buildings,
drinking water sources and septic fields. (5 copies if
larger than 8½" X 14", otherwise 2 copies)
- ☐ Additional copies of proposal

You are advised that you will also be required to flag all corners
of proposal.If you require any further information, do not hesitate to contact
this office.

Yours truly,

P.S. Dunn,
District Highways ManagerBy: 
T. Larsen
Engineering AideTI/mc
Encl.



YOUR FILE

OUR FILE 15-21-78-1088(T)

March 8, 1984

S.22

Vedder Crossing, B.C.
VOX 120

Dear Sir:

Re: Proposed subdivision of Rem. Lot 2, of L.S. 12
& 13, Sec. 34, Tp. 22, Plan 6652, N.W.D. (Under
Sec. 733 of the Municipal Act)


Further to your sub'd application, we are sending you
copies of an information form as required by the Medical
Health District of subdivision inspections. Please
complete the forms and send them direct to the Health
District office at

Ministry of Health
Upper Fraser Valley Health Unit
45470 Menholm Road
Chilliwack, B.C.
V2P 1M2

In order to expedite the processing of your subdivision
proposal would you please send the completed forms to
the Medical Health District as soon as possible.

Yours truly,

P.S. Dunn,
District Highways Manager

By: 
T. Larsen
Engineering Aide

TI/mc
Encl.
c.c. Medical Health Office



YOUR FILE
OUR FILE 15-21-78-1088(T)

March 8, 1984

Ministry of Health
Upper Fraser Valley Health Unit
45470 Menholm Road
Chilliwack, B.C. V2P 1M2

Dear Sir:

Enclosed, herewith, please find a copy of a plan for proposed subdivision of Rem. Lot 2, L.S. 12 & 13, Sec. 34, Tp. 22, Plan 6652, N.W.D. (Under Sec. 733 of the Municipal Act)

which is located 2km Northeast of Yarrow, B.C.

It would be appreciated if you would examine this subdivision from the viewpoint of your regulations and policies and give me your comments, so that I may advise the Approving Officer accordingly.

Please send your reply to this office, with a copy to the applicant:

s.22


Vedder Crossing, B.C.
VOX 1Z0

and contact him directly, with a copy to this office, for any additional information you may require.

In order to expedite the processing of the application, would you please reply within ten days.

Yours truly,

P.S. Dunn
District Highways Manager


By: T. Larsen
Engineering Aide

TL/kaf
Encl.
c.c. Applicant



YOUR FILE
OUR FILE 15-21-78-1088(T)

March 8, 1984

District of Chilliwack
8550 Young Road
Chilliwack, B.C.
V2P 4P1

Dear Sir:

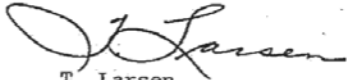
Enclosed, herewith, please find a copy of a plan for proposed subdivision of Rem. Lot 2, L.S. 12 & 13, Sec. 34, Tp. 22, Plan 6652, N.W.D. (Under Sec. 733 of the Municipal Act) which is located 2km Northeast of Yarrow, B.C.

This subdivision proposal has been forwarded to your office for your information and files only. However, if you have any concerns or comments regarding the above noted subdivision proposal, please advise this office, in writing, as soon as possible, in order for us to expedite the processing of this application.

Yours truly,

P.S. Dunn,
District Highways Manager

By:


T. Larsen
Engineering Aide

TL /mc
Encl.



YOUR FILE _____
OUR FILE 15-21-78-1088(T)

March 8, 1984

Ministry of Provincial Secretary
Heritage Conservation Branch
Parliament Buildings
Victoria, B.C. V8V 1X4

Dear Sir:

Enclosed, herewith, please find a copy of a plan for proposed subdivision of Rem. Lot 2, L.S. 12 & 13, Sec. 34, Tp. 22, Plan 6652, N.W.D. (Under Sec. 733 of the Municipal Act)

which is located 2km Northeast of Yarrow, B.C.

It would be appreciated if you would examine this subdivision from the viewpoint of your regulations and policies and give me your comments, so that I may advise the Approving Officer accordingly.

Please send your reply to this office, with a copy to the applicant:

s.22

Vedder Crossing, B.C.
VOX 1Z0

and contact him directly, with a copy to this office, for any additional information you may require.

In order to expedite the processing of the application, would you please reply within ten days.

Yours truly,

P.S. Dunn
District Highways Manager


By: T. Larsen
Engineering Aide

TL/kaf
Encl.
c.c. Applicant



YOUR FILE
OUR FILE 15-21-78-1088(T)

March 8, 1984

Regional District of Fraser-Cheam
8430 Cessna Drive
Chilliwack, B.C.
V2P 7K4

Dear Sirs:

Re: Proposed Subdivision of Rem. Lot 2, L.S. 12 & 13,
Sec. 34, Tp. 22, Plan 6652, NWD (Under Sec. 733 of
the Municipal Act)

To facilitate the processing of the above noted subdivision
proposal, please complete the attached questionnaire with
all information available to you and return it to this
office over the signature of an official of the Regional
District as soon as possible.

Yours truly,

P.S. Dunn,
District Highways Manager


By: T. Larsen
Engineering Aide

TL/mc
Encl.



YOUR FILE
OUR FILE 15-21-78-1088(T)

March 8, 1984

Ministry of Environment
Water Management Branch
10334 - 152A Street
Surrey, B.C. V3R 7P8

Dear Sir:

Enclosed, herewith, please find a copy of a plan for proposed subdivision of Rem. Lot 2, L.S. 12 & 13, Sec. 34, Tp. 22, Plan 6652, N.W.D. (Under Sec. 733 of the Municipal Act)

which is located 2km Northeast of Yarrow, B.C.

It would be appreciated if you would examine this subdivision from the viewpoint of your regulations and policies and give me your comments, so that I may advise the Approving Officer accordingly.

Please send your reply to this office, with a copy to the applicant:

s.22


Vedder Crossing, B.C.
VOX 1Z0

and contact him directly, with a copy to this office, for any additional information you may require.

In order to expedite the processing of the application, would you please reply within ten days.

Yours truly,

P.S. Dunn
District Highways Manager


By: T. Larsen
Engineering Aide

TL/kaf
Encl.
c.c. Applicant



YOUR FILE
OUR FILE 15-21-78-1088(T)

March 8, 1984

B.C. Agricultural Land Commission
4940 Canada Way
Burnaby, B.C.
V5G 4K6

Dear Sir:

Enclosed, herewith, please find a copy of a plan for proposed subdivision of Rem. Lot 2, L.S. 12 & 13, Sec. 34, Tp. 22, Plan 6652, N.W.D. (Under Sec. 733 of the Municipal Act)

which is located 2km Northeast of Yarrow, B.C.

It would be appreciated if you would examine this subdivision from the viewpoint of your regulations and policies and give me your comments, so that I may advise the Approving Officer accordingly.

Please send your reply to this office, with a copy to the applicant:

s.22

Vedder Crossing, B.C.
VOX 120

and contact him directly, with a copy to this office, for any additional information you may require.

In order to expedite the processing of the application, would you please reply within ten days.

Yours truly,

P.S. Dunn
District Highways Manager

By: T. Larsen
Engineering Aide

TL/kaf
Encl.
c.c. Applicant



YOUR FILE
OUR FILE 15-21-78-1088(T)

March 8, 1984

Regional District of Fraser-Cheam
8430 Cessna Drive
Chilliwack, B.C.
V2P 7K4

Dear Sir:

Enclosed, herewith, please find a copy of a plan for proposed subdivision of Rem. Lot 2, L.S. 12 & 13, Sec. 34, Tp. 22, Plan 6652, N.W.D. (Under Sec. 733 of the Municipal Act)

which is located 2km Northeast of Yarrow, B.C.

It would be appreciated if you would examine this subdivision from the viewpoint of your regulations and policies and give me your comments, so that I may advise the Approving Officer accordingly.

Please send your reply to this office, with a copy to the applicant:

s.22


Vedder Crossing, B.C.
VOX 120

and contact him directly, with a copy to this office, for any additional information you may require.

In order to expedite the processing of the application, would you please reply within ten days.

Yours truly,

P.S. Dunn
District Highways Manager


By: T. Larsen
Engineering Aide

TL/kaf
Encl.
c.c. Applicant

Page 32 of 38

Withheld pursuant to/removed as

s.22

