



Provincial Agricultural Land Commission - Applicant Submission

Application ID: 103578
Application Type: Non-Adhering Residential Use within the ALR
Status: Submitted to L/FNG
Name: Ellison
Local/First Nation Government: District of Lake Country

1. Parcel(s) Under Application

Parcel #1

Parcel Type Fee Simple
Legal Description LOT B DISTRICT LOT 7 OSOYOOS DIVISION YALE DISTRICT PLAN KAP53917 EXCEPT PLAN KAP73100
Approx. Map Area 4.25 ha
PID 019-103-620
Purchase Date Jul 12, 2007
Farm Classification Yes
Civic Address 14550 Middle Bench Road, Lake Country, BC
Certificate Of Title Tile Search - 2024-07-29.pdf

Land Owner(s)	Organization	Phone	Email	Corporate Summary
Elizabeth Ellison	Not Applicable	2503177060	andell@shaw.ca	Not Applicable

2. Other Owned Parcels

Do any of the land owners added previously own or lease other parcels that might inform this application process? No

3. Primary Contact

Type	Land Owner
First Name	Elizabeth
Last Name	Ellison
Organization (If Applicable)	No Data
Phone	2503177060
Email	andell@shaw.ca

4. Government

Local or First Nation Government: District of Lake Country

5. Land Use

Land Use of Parcel(s) under Application

Describe all agriculture that currently takes place on the parcel(s). Six acres planted in cherry trees.

Describe all agricultural improvements made to the parcel(s). Agricultural improvements were made in 2007. Including clearing, fencing, irrigation, fruit tree planting.

Describe all other uses that currently take place on the parcel(s). Residential house approximately 126 m2. Workshop/garage approximately 215 m2. In addition, there is a secondary house approximately 83 m2. This is the house that we are apply for.

Land Use of Adjacent Parcels

	Main Land Use Type	Specific Activity
North	Residential	A neighbour's home.
East	Agricultural / Farm	Acreage planted in cherries and apples.
South	Residential	A neighbour's home.
West	Agricultural / Farm	Acreage with house and orchard planted in cherries.

6. Proposal

Is your proposal for a principal residence with a total floor area greater than 500 m²?	No
Is your proposal to retain an existing residence while building a new residence?	No
Is your proposal for an additional residence?	Yes
Is your proposal for temporary foreign worker housing?	No
Do you need to import any fill to construct or conduct the proposed non-adhering residential use?	Yes
What is the purpose of the proposal?	The purpose of our application is to replace an existing house. This house was built in the 1920s. It is approximately 83 m ² on the main floor. It consists of a main floor, attic and walk out basement. It has fallen into disrepair. We would like permission to demo and rebuild the house on the same footprint. Doing so will not interfere with the agricultural activity on the property.
Is your proposal necessary for farm use? If so, please explain.	No. We would like to rebuild this house for our son to live in. We are getting older and would like him close by to give us a hand.
Will the proposed residence(s) be	The residence will remain in the same footprint that it is currently in. It has

clustered with existing residential structures? Please explain. been there since the 1920s. Replacing the building will not interfere with the agricultural activity currently on the property.

Will the proposed residence(s) be located within a 60 m setback from the front lot line? Please explain. The residence will remain in the same footprint that it is currently in.

Where on the parcel will the proposal be situated and is there an agricultural rationale for the proposed location? The residence will remain in the same footprint that it is currently in. It is located on the northeast corner of the property.

Describe any infrastructure required to support the proposed residence(s) and the approximate area (m²) required for that infrastructure We would need water from the District of Lake Country. All other infrastructure is in place.

Proposal Map / Site Plan Site Plan.pdf

Detailed Building Plans Proposed build exterior-floor plan-14550 Middle Bench Road Lake Country.pdf

Existing Residence	Total Floor Area	Description
#1	126m ²	The residence was built in the early 1970s and has a main floor, basement and attic. The main floor is approximately 126 m2. The basement is approximately 80 m2.
#2	166m ²	83 m2 on the main floor with approximately the same in the basement. Small attic.

Proposed Residence	Total Floor Area	Description
#1	180m ²	The residence will have the same footprint as it currently has. The property is sloped, and it will have a main floor (90 m2) and walk out basement (90 m2)

Soil and Fill Components

Describe the type and amount of fill proposed to be placed. Structural fill/gravel would need to be brought in for around the new foundation.

Fill to be Placed

Area	55 ha
Maximum Depth	2.5 m
Average Depth	1.5 m

7. Optional Documents

Type	Description	File Name
Other files that are related	Photos of the current house	Photos-14550 Middle Bench Road Lake Country.pdf
Other files that are related	District of Lake Country map	DLC GIS map-14550 Middle Bench Road.pdf
Other files that are related	District of Lake Country aerial view of the property	DLC GIS map- Aerial 14550 Middle Bench Road.pdf