

LIVABLE REGION STRATEGIC PLAN IMPLEMENTATION AGREEMENT

AN AGREEMENT BETWEEN THE GREATER VANCOUVER REGIONAL DISTRICT
AND THE PROVINCIAL AGRICULTURAL LAND COMMISSION
ON SUPPORTING AGRICULTURE IN GREATER VANCOUVER
AND THE LIVABLE REGION STRATEGIC PLAN

Whereas the Greater Vancouver Regional District, with the support of all 20 member municipalities, has adopted the *Livable Region Strategic Plan* as a growth management strategy and the Minister of Municipal Affairs and Housing has deemed the *Livable Region Strategic Plan* a regional growth strategy pursuant to the Municipal Act;

Whereas the Agricultural Land Commission has adopted a Strategic Plan that sets out a framework to guide the Commission's ongoing regulatory and planning activities;

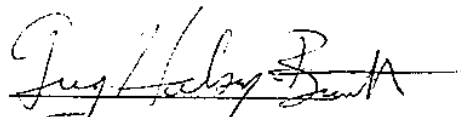
Whereas, pursuant to Section 942.3 of the Municipal Act, the GVRD may enter into implementation agreements with others to establish partnership approaches to realizing the goals and objectives of the *Livable Region Strategic Plan*;

Whereas the GVRD Board of Directors approved an Implementation Agreement with the Agricultural Land Commission on June 28, 1996; and,

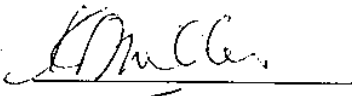
Whereas the Agricultural Land Commission approved the Implementation Agreement with the GVRD on October 7, 1996,

Therefore let the signatures affixed to this document bear witness to the official confirmation of the Implementation Agreement.

Signed in Richmond, B.C. on October 12, 1996



Mayor Greg Halsey-Brandt,
Chairperson, GVRD



Kirk Miller,
Chairperson, Agricultural Land Commission



June 28, 1996

**IMPLEMENTATION AGREEMENT
BETWEEN THE GREATER VANCOUVER REGIONAL DISTRICT AND
THE PROVINCIAL AGRICULTURAL LAND COMMISSION
ON SUPPORTING AGRICULTURE IN GREATER VANCOUVER
AND THE LIVABLE REGION STRATEGIC PLAN**

1.0 SHARED GOALS

The Greater Vancouver Regional District and the Provincial Agricultural Land Commission share common goals for the future development of the Greater Vancouver region. Both are committed to preserving the Agricultural Land Reserve and enhancing agriculture in Greater Vancouver and to achieving the Livable Region Strategic Plan.

There are substantial challenges to achieving these goals within the dynamic metropolitan setting of Greater Vancouver. The Greater Vancouver Regional District and the Agricultural Land Commission have established this partnership to help ensure that agriculture remains an integral part of the vision of Greater Vancouver and that essential regional services located in, crossing or adjacent to the Agricultural Land Reserve are properly planned and developed.

The GVRD has approved the Livable Region Strategic Plan and the Minister of Municipal Affairs has recognized the Plan pursuant to Part 28.1 (Regional Growth Strategies) of the Municipal Act. One element of the Livable Region Strategic Plan is the establishment and protection of a Green Zone which includes natural resource areas such as watersheds, major parks, ecologically important areas and farmlands. Protection of conservation features, wildlife corridors and provision of parks and outdoor recreation opportunities as set out in the Parks and Outdoor Recreation System policies and Map are important activities taking place in the Green Zone, including Agricultural Land Reserve lands. Key implementation actions are to ensure that lands within the Green Zone are adequately protected from urbanization, that the natural resources and land uses within the Green Zone remain viable over the long-term, and that Greater Vancouver's growth is managed so that urban pressures on the Green Zone are minimized. For Agricultural Land Reserve lands within the Green Zone, ensuring that farming remains a viable business undertaking is an essential implementation action.

The Provincial Agricultural Land Commission has adopted a Strategic Plan that sets out a framework to guide the Commission's ongoing regulatory and planning activities, identifies future directions and establishes priorities for specific actions aimed at the protection of the foodland resource and the enhancement of the agricultural industry. The Strategic Plan articulates a vision where a strong, diversified and competitive agricultural

industry has priority over other uses of land in the ALR. The Strategic Plan identifies six directions for the Commission:

- Actively participate in land use planning to facilitate agricultural economic activity and minimize land use conflicts;
- Amend procedures and information management to facilitate more public consultation and shared decision-making with local governments;
- Use information, education, community planning and improved communication to promote agriculture as a critical part of a sustainable environment and economy;
- Facilitate change in the agricultural industry by encouraging consistent land use policy;
- Build partnerships with First Nations; and
- Improve coordination and integration between interdependent programs.

Given these common development objectives within the Greater Vancouver region, the GVRD and the Agricultural Land Commission agree to establish a partnership agreement, the purpose of which is:

- a) To foster ongoing consultation and cooperation between the Greater Vancouver Regional District and the Provincial Agricultural Land Commission to coordinate their respective roles within the Greater Vancouver region relative to the preservation of an agricultural land base, the enhancement of community-based planning for agriculture, the viability of farming as an economic activity, and the implementation of the Livable Region Strategic Plan.
- b) To collaborate and minimize conflicts which may occur between farming and appropriate public uses in farm areas such as parks and recreation and utility corridors.
- c) To build on the strength of each organization and apply the appropriate use of each agency's responsibilities under its respective legislation towards the achievement of the partnership agreement's objectives.

2.0 PARTNERSHIP PRINCIPLES

The GVRD has a broad mandate for regional development and is enabled through provincial legislation to prepare and maintain a regional growth strategy and to provide regional services including regional parks, wastewater treatment, drinking water supply and solid waste management planning.

The Agricultural Land Commission is mandated through the Agricultural Land Commission Act to maintain a land base for agriculture through administration of the Agricultural Land Reserve, and to encourage the establishment and maintenance of farms to provide for a sustainable economy and a secure source of food. This mandate includes the role of reviewing and approving any bylaw affecting the ALR. The Act establishes an application process requiring Commission approval for subdivision and non-farm uses,

including developing parks and recreation areas and service and utility projects as specified in the regulations. Through participation in planning processes, and by education and information sharing, the Commission encourages local government, First Nations and provincial and federal agencies and ministries, to support and accommodate farm use of agricultural land in their policies, regulations and activities.

A number of principles underpin the partnership agreement and any actions arising from the partnership agreement. These principles are:

- a) Recognition that responsibility for maintenance and enhancement of agriculture as part of the metropolitan region is shared and requires a coordinated response.
- b) Mutual respect for each agency's mandates, policies and areas of jurisdiction, and recognition that this implementation agreement does not constrain the partners from fulfilling their respective mandates.
- c) Cooperation in the development and distribution of information.
- d) Harmonization of policies and projects to maximize efficiency and effectiveness.
- e) Involvement of the public in planning processes.
- f) Coordinated joint action on areas of mutual concern.

3.0 COORDINATION OF POLICY AND ACTION

To achieve the purposes of this partnership agreement, and the shared goals and development objectives for the Greater Vancouver region on which it is based, the partners agree to the following set of actions intended to produce greater coordination and harmonization of the two organizations' activities.

The GVRD Board will:

- a) Support the preservation of farming in Greater Vancouver as an objective and consult with the Agricultural Land Commission at an early stage on relevant GVRD policies and projects.
- b) Include Agricultural Land Reserve lands as a component of the Green Zone in the Livable Region Strategic Plan.
- c) Give consideration to the impact of urban growth, parks and recreation, and transportation on Agricultural Land Reserve lands and farming in implementation of the Livable Region Strategic Plan, and seek the Agricultural Land Commission's approval on specific proposals in the Agricultural Land Reserve in accordance with the Commission's jurisdiction, and the Commission's comments on specific proposals adjacent to the ALR.
- d) Maintain an Agriculture Advisory Committee to focus agricultural concerns in the region and provide farm community input prior to Board decisions.
- e) Refer to the Agricultural Land Commission for comment any changes to the Green Zone boundaries involving lands within the Agricultural Land Reserve.

- f) Use the Parks and Outdoor Recreation System as a framework for directing the development and implementation of parks and outdoor recreation services provided through its regional parks function.

The Agricultural Land Commission will:

- a) Act in support of the Livable Region Strategic Plan and take actions necessary to help implement the Strategic Plan as they relate to agriculture, where these coincide with the Commission's mandate.
- b) Support the work of the GVRD's Agriculture Advisory Committee through the provision of information, advice and participation in projects at the request of the GVRD.
- c) Work with the GVRD to coordinate land use planning and service delivery needs in the Agricultural Land Reserve, including parks and outdoor recreation needs and the provision of utility corridors.
- d) Refer to the GVRD Board for comment any changes to the Agricultural Land Reserve boundaries within or adjacent to the Greater Vancouver Regional District that would have a significant impact on the Livable Region Strategic Plan.
- e) Refer to the GVRD Board for comment any significant policy initiatives, including actions to enhance the potential for farm diversification and the generation of on-farm income, and actions arising from the Commission's Planning For Agriculture initiative.
- f) Refer to the GVRD Board any Commission initiatives that may proceed under the auspices of the Farm Practices Protection (Right to Farm) Act and subsequent regulations and Ministry of Agriculture, Fisheries and Food implementation programs.

The GVRD Board and the Agricultural Land Commission will jointly:

- a) Coordinate agency planning processes (e.g. reviews of the Livable Region Strategic Plan).
- b) Refer strategic plans to each other for consultation and comment prior to final adoption.
- c) Develop mutually supportive policies on issues of shared concern.
- d) Undertake projects on issues of shared concern (e.g. encouraging more municipal planning for agriculture to address such issues as buffering between agricultural and residential uses, coordinating municipalities on agricultural planning, enhancing the economic viability of agriculture, maintaining information on land uses and issues in the Agricultural Land Reserve to facilitate planning, reviewing policies and regulations which constrain implementation programs and services of either agency).
- e) Develop information that supports enhanced community planning for agriculture.
- f) Develop communication and education tools as resources permit that enhance the public's understanding of agriculture in Greater Vancouver.

4.0 ADMINISTRATION PROCEDURES

The Greater Vancouver Regional District and the Agricultural Land Commission will jointly:

- a) Agree annually on work to be undertaken within the framework of this partnership agreement during the subsequent year.
- b) Undertake a substantial review of this agreement not later than five years from establishment.
- c) Prepare sub-agreements as required to address planning and delivery of regional services in the Agricultural Land Reserve.
- d) Refer amendments of strategic plans to the partner organization for comment not less than 120 days prior to final consideration.
- e) Provide not less than ninety days notice of a decision to propose amendments or to terminate this agreement.
- f) Agree that representatives of the GVRD Board and the Agricultural Land Commission will meet to discuss areas of disagreement where actions would have a substantive impact on the Livable Region Strategic Plan or ALC responsibilities.