# AGRICULTURAL ADVISORY COMMITTEE

Wednesday, October 23, 2024 at 7:05pm
Salmon River Committee Room
4th Floor, 20338-65 Avenue, Langley, BC

**M I N U T E S**

**Present:**
J. Caldarella, Community Co-Chair
Councillor M. Pratt, Council Co-Chair

C. Allison, G. Brar, J. Green, A. Hamer, R. Ross, O. Smid, A. Smith, and J. Walker

**Staff:**
K. Robinson, Community and Policy Planner
M. Gunn, Community and Policy Planner
K. Stepto, Recording Secretary

**ACKNOWLEDGEMENT OF THE TRADITIONAL TERRITORIES OF THE COAST SALISH PEOPLES**

J. Caldarella acknowledged the Traditional Territories of the Coast Salish Peoples.

## A. APPROVAL AND RECEIPT OF AGENDA ITEMS

### 1. Agricultural Advisory Committee – October 23, 2024

Moved by A. Smith,
Seconded by J. Green,
That the Agricultural Advisory Committee approve the agenda and receive the agenda items of the October 23, 2024 meeting.
**CARRIED**

## B. ADOPTION OF MINUTES

### 1. Agricultural Advisory Committee – June 26, 2024

Moved by O. Smid,
Seconded by R. Ross,
hat the Agricultural Advisory Committee adopt the minutes of the June 26, 2024 meeting.
**CARRIED**

## C. DELEGATIONS AND PRESENTATIONS

### 1. Fraser Highway Employment Lands Area Plan

K. Robinson provided a presentation regarding the Fraser Highway Employment Lands Area Plan. She noted that Metro 2050 states that industrial lands are critical to supporting a diverse, resilient economy – one that supports businesses and residents by securing land for economic development and jobs within the region and reducing costs for commuting and the transportation of goods.

The Fraser Highway Employment Lands Area Plan will include low-impact industrial uses, such as:

- Light industrial production (food and beverage manufacturing)
- Distribution (warehousing, industrial storage)
- Repair (autobody shops, consumer goods repair)
- Construction materials and equipment (building supplies)
- Outdoor storage activities (container storage)
- Wholesale (logistics wholesalers)

Changing this area to “industrial” will require a Regional Growth Strategy (Metro 2050) amendment to be consistent with land use designations at the regional level.

The committee provided comment on the following two questions:

**1. What agricultural opportunities do you see in the Plan area?**

- Cold Storage
- Butcher/processing shop
- Engagement of the broader agriculture community on opportunities
- Farm hub
- Food hub
- Farm equipment repair
- Meat locker (storage locker for those who don’t have room to store their meat).
- Cidery (gathering place)

**2. What should be in place in the Plan to minimize impacts to ALR lands?**

- Habitat and livestock protection
- Aquifer protection
- Light and noise pollution
- Water service
- Widening of 232 Street

**MOTION**
Moved by J. Caldarella,
Seconded by R. Ross,
That the Agricultural Advisory Committee recommends consideration of the following in the Fraser Highway Employment Lands Area Plan:

- Agricultural Land Reserve/Non-Agricultural Land Reserve edge planning buffer.

## C. DELEGATIONS AND PRESENTATIONS

- Low impact development that is compatible with adjacent Small Farms/Country Estates designation in the Rural Plan.
- Agricultural-industrial uses, including abattoirs, farm equipment repairs, and cold storage.
- Community Amenity Contribution for agricultural amenities as recommended in the Agricultural Viability Strategy (AVS) Section 2.1.14.
- A Food Hub as recommended in the AVS Section 2.2.5.

**CARRIED**

## D. REPORTS

### 1. Co-Chair Reports

Councillor Pratt reported that he attended the Union of BC Municipalities (UBCM) Convention where he participated in a session on food security. He noted that the Ministry of Agriculture is developing tools to help with supply and demand discrepancies in agriculture.

## E. CORRESPONDENCE

## F. WORK PROGRAM

### 1. 2024 Farm Tour Report

J. Caldarella reported that the Farm Tour was successful, despite the weather. The feedback received was positive and attendees really enjoyed the networking portion of the day. Networking responses are included as Attachment A.

### 2. Agriculture Outreach Campaign

M. Gunn reported that the Task Force has been working on a survey to provide to the participants at the Langley Sustainable Agriculture Foundation/Young Agrarians workshop on November 2. The survey will include the following questions:

Do you own or lease the land you farm?

- Own
- Lease
- Looking for land
- Other

What type of farming do you do?

What resources or sources do you rely on to stay informed about agriculture?

- Word of mouth/local farmers
- Ministry of Agriculture and Food

## F. WORK PROGRAM

- YouTube/Internet
- Newsletter from organizations
- Commodity groups
- Other

What are your preferences for receiving information?

- Email/eNewsletter
- In person
- On-farm
- Phone
- Website
- Workshops

What do you see as the biggest challenge/obstacle to increasing farm production in the TOL?

What do you see as the most significant opportunities for strengthening agriculture in TOL?

What examples, if any, have you observed of positive initiatives in other municipalities?

## G. COUNCIL REFERRALS

## H. OTHER BUSINESS AND ITEMS FOR INFORMATION

### 1. Farmers' Institute Update

A. Smith reported that the Institute has partnered with the Langley Animal Protection Society on the issues of dangerous dogs, and that they are planning a workshop on water in March.

### 2. Committee Application Process 2025

Committee members whose terms are expiring were reminded to re-apply by October 25, 2024.

### 3. salishan Place by the River Update

Provided in package for information.

## I. NEXT MEETING

**Date**: Wednesday, November 27, 2024
**Location**: Salmon River Committee Room
4th Floor, 20338-65 Avenue, Langley, BC
**Time**: 7:00 pm

## J. TERMINATE

Moved by C. Allison,
Seconded by A. Smith.
That the meeting terminate at 8:50pm.
**CARRIED**

**CERTIFIED CORRECT:**

Community Representative Co-Chair

Council Representative Co-Chair

# Farm Tour 2024 – Networking Session on Table Responses

1. **In what ways do you believe local agriculture impacts the quality of life for residents?**
    - Greenspace and trees
    - Fresh food available locally
    - Positive benefit of local produce
    - Carbon sequestration
    - Breaks up the urban landscape
    - Plants and animals vs concrete
    - Health benefits
    - Makes you aware of the benefits and challenges related to food you're enjoying
    - Permeable surfaces to allow groundwater to recharge
    - Many residents are not aware of the amount of agriculture in Langley
    - Provides opportunities for education for kids and youth

2. **What do you think are the biggest challenges for the agricultural community in the Township?**
    - Keeping urban development off of agriculture lands
    - Lack of opportunities to sell produce
    - Small parcels of agriculture lands
    - Water – access and irrigation
    - Relationship between levels of government
    - Need more awareness around farm practices eg. equipment
    - Lack of generational knowledge being shared
    - Food processing
    - Land prices
    - Buying of agricultural land for estate use
    - Not having an agriplex
    - Urban interface pressures
    - Lack of farmers and aging farmers
    - Education about supporting "Buy Local" and supporting farmers
    - Agricultural education to future generations
    - No coordination between organizations

3. **What sources or resources do you rely on to stay informed about agriculture?**
    - Local farmers
    - Farm Credit Canada
    - LEPS – YouTube webinars
      BC Farm Museum
    - AAC
    - Farmers' Institute
    - Country Life in BC newspaper
    - Oeds Smith
    - Environmental Farm Planning
    - Langley Tourism Circle Farm Tour
    - Ministry of Agriculture and Food - Agriservice
    - Word of mouth and talking to people

- David Davis
- Newsletters from organizations
    - Businesses
    - NGOs
    - Government
- BCAC
- AAFC
- Tol Ag Website
- IAF
- Langley Farmer's Market
- BC Farmer's Market Association
- Young Agrarians
- Social Media Groups
- Let's Talk Food Aldergrove food table
- Regional Agrologists
- Export Navigator – connect local produce inter-province
- School visits could be re-introduced
- Tie finished products and experiences to farmers via social media
- ALC Bulletins
- Local Government social media (fb, Instagram)

4. **How do you think agriculture shapes the identity and culture of the Township?**
    - Green space
    - Food stands
    - Circle Farm Tours
    - Horse Competitions
    - Agritourism
    - Transportation on roadways
    - Food production
    - Land development and the ALR
    - Economic Development
    - Employment
    - Agri-tourism
    - History and Legacy – First Nations
    - Way of life – mindset to support agriculture
    - Land stewardship
    - Watershed management
    - Riparian conservation
    - Biodiversity
    - Land base / tax base – infrastructure and resources

5. **What do you see as the most significant opportunities for strengthening the Township's agricultural community?**
    - Starting an agricultural compliance team with the ALC
    - Farmgate sales map (online)
    - Cooperatively steward farms
    - Agritourism
    - Strong policies (Zoning Bylaw, etc.)

- Protecting soil
- Involving youth through social media
- More engagement opportunities
- Protecting farmland
- Farming as a primary use (actually use for farming)
- Stop truck parking on agricultural lands
- Partnerships with LEPS
- Farm stores and stands
- An actual agriplex to promote local food products, animals, livestock
    - Actually connect and see them

6. **Who do you think plays a crucial role in supporting and promoting agriculture in the Township?**
    - Government – local, provincial, federal
    - AAC
    - LEPS
    - LSAF
    - Arboretum
    - Horse Council
    - 4-H
    - Decision makers to keep ag land for agriculture
    - Voters
    - Educational Institutions
    - Commodity groups
    - Farmers
    - Farmer's Markets
    - Consumers
    - First Nations
    - Grocery Stores
    - Environmental Organizations

7. **What, if any, concerns do you have about food security in the Township now and in the future?**
    - Pressure to alienate farm land
    - Urbanites that object to farm vehicles, noises, odours, etc..
    - Trespass onto farmland and leaving garbage behind
    - Land cost prohibit farm expansion/growth
    - Farm transition to next generation
    - Transportation corridors expanding and creating barriers to efficient farm operations
    - Reliance on grocery stores and big box for food
    - Climate change and impacts on food production
    - Pressure to convert agricultural land into other uses (residential, industrial, etc.)
    - Use of agricultural lands to build large homes (agricultural not the primary use)
    - High product pricing, competing with large groceries
    - Water (recharge aquifers)
    - Monitor farm exemptions better – grow food or lose subsidy
    - Diversify crops (can't live on one food product alone)