



**Energy, Mines and Resources
PO Box 2703, Whitehorse, Yukon Y1A 2C6**

December 16, 2021

File No: 2020-25-AG04

Dear property owner or interested party:

Re: Notice of rezoning application on Lot 1059-1 in the Haines Junction periphery

The Land Planning Branch has received an application to rezone Lot 1059-1 93653 CLSR, 2008-0018 LTO. This property is located 11 kilometres northeast of Haines Junction. Please refer to the attached sketch for the location of the property.

This 16.19 hectare lot is zoned under the *Agricultural Development Areas Regulations* and the primary use of the lot must be agriculture. The property meets the primary agriculture requirement and recent uses of the land include cultivation of hay and oats, and grazing of steers.

The purpose of the rezoning is to add public utility in the form of a solar array as an ancillary use on the property. The proposed amendment is as follows:

Amendment to the *Agricultural Development Area Regulations* to allow a public utility in the form of a 3.8 hectare solar array as an ancillary use on Lot 1059-1.

Ancillary uses currently permitted on this property include one single-family dwelling unit. Public utilities are not allowed as a primary or ancillary use under this regulation. If the property is rezoned, the new use must not impair the agricultural use and must remain secondary to the agriculture use. The ancillary use must also take up less area than the primary use.

If approved, this rezoning will allow the lot owner to develop a 3.8 hectare solar array as an ancillary use of Lot 1059-1.

If you have comments or concerns, please submit them in writing by **January 28, 2021** to:

Mail: Land Planning Branch (K-320LP)
Department of Energy, Mines and Resources
Box 2703, Whitehorse, YT Y1A 2C6

Email: Jocelyn.Mcdowell@yukon.ca

If you have any questions or require further information, please call 867-393-7043 or toll-free at 1-800-661-0408 extension 7043.

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Application details are available at <https://yukon.ca/en/housing-and-property/view-land-planning-applications#zoning-applications>. You can search AG04 to find this application.

Should you wish to be notified of the outcome of this rezoning application process, please make a written request to the Land Planning Branch at the contact information outlined above.

Sincerely,

Jocelyn McDowell
Land and Resource Planner
Land Planning Branch

Enclosure: Location sketch of Lot 1059-1