

**NAME OF UNDERTAKING: Agricultural Land Development Lethbridge**

**PROPONENT:**

- i. **Name of Corporate Body:** Riverbend Dairy Ltd
- ii. **Address:** 53 Forest Drive  
Lethbridge, NL  
A0C 1V0
- iii. **Chief Executive Officer:**
  - Name:** Jeff Peddle
  - Official Title:** Director
  - Address:** Same as above
  - Telephone:** (709) 427-8690
- iv. **Principal Contact Person for purpose of environmental Assessment:**
  - Name:** Jeff Peddle
  - Official Title:** Director
  - Address:** Same as above
  - Telephone:** (709) 427-8690
  - Email:** c.jpeddle@hotmail.com

**THE UNDERTAKING**

- i. **Nature of the Undertaking:** Riverbed Dairy Ltd is planning to expand their hayland. The undertaking involves the expansion of acreage from 210 acres (85 hectares) to approximately 393 acres (159 hectares). The additional land will be used to provide forage for the existing herd.
- ii. **Purpose/Rationale/Need for undertaking:** This project aims to increase the productive land base of Riverbend Dairy Ltd. which will enable the farm to become self-sufficient in forage production to meet the need of their dairy herd.

**DISCRIPTION OF THE UNDERTAKING**

- i. **Geographical Location:**

The general location of this project is on route 233 in the local service area for the community of Lethbridge. The area to be developed is listed in Newfoundland and Labrador's land use atlas as an agricultural zone. The project site is shown on photo-maps which are included in the appendix.

**ii. Physical Features:**

The development of forage fields will require the removal of all vegetation, removal of stumps and stones, leveling, addition of soil amendments and planting of forage crops. Forage crops will include grasses, legumes and grains. There will be no buildings or other constructed farm infrastructure associated with this project.

Within the agriculture lease area all arable soil will be developed for forage production. Areas that are poorly drained as well as buffers along water bodies will be maintained in their natural condition and will not be developed.

The topography of the area is generally sloped ridges of mineral soil separated by poorly drained soils and organic deposits. The predominate forest cover is a mix of balsam fir and black spruce. An assessment of the area indicates that there are approximately 150 acres (60 in hectares) of the project area suitable for production.

**iii. Construction:**

Land development will begin once the approved lease area has been surveyed and title issued. Access to the land will be from existing land holding of Riverbend Dairy Ltd.

There are no significant sources of pollution anticipated during construction. All work will be completed according to the Environmental Farm Practice Guidelines for Livestock Producers (2002, Department of Fisheries and Land Resources) as well as conditions set out in the lease document. There are no potential causes of resource conflicts identified. The area of crown land applied for is being processed through the normal Crown Land referral process and all relevant government departments will have the opportunity to identify land use conflicts.

During construction and operation a 30 meters (100 feet) a naturally vegetated buffer will be maintained along all water courses, waterbodies and wetlands to protect sensitive riparian and aquatic species and their habitat.

**iv. Operation:**

Once the land is cleared, all arable land will be put into forage production on an ongoing basis for the life of the farm. Depending on the specific crop this will include the regular addition of soil amendments such as limestone, fertilizers and dairy manure. Forage crops will be harvested two to three times per season with multiple manure applications (two to three applications annually). Normal farm operations include the use of agricultural herbicides including broad spectrum defoliant. All herbicides are approved for agricultural use and are applied by a licensed applicator. All federal & provincial

regulations regarding the use of pesticides will be followed. There will be no need for irrigation on this land.

All farm operations in the project area will be carried out according to the Environmental Farm Practice Guidelines for Livestock Producers (2002, Department of Fisheries and Land Resources) as well as the development conditions set out within the lease document to ensure that there are no impacts on the environment and on the surrounding area. A 30 meter (100 feet) naturally vegetated buffer along all watercourses, waterbodies and wetlands will be maintained in order to protect sensitive riparian and aquatic species and their habitat. We are not adjacent to any scheduled salmon rivers. To minimize odour manure will be applied on the surface of the cleared land and cultivated in the soil after applying the manure as per standard farm practices. No manure will be spread within 75 meters (250 feet) of surface drainage which could feed to private wells. Riparian zones will be maintained at the end of fields to further restrict run off. The nearest private residence or private residential water source to the project is 30 m (100 feet) from the development. We already have land which is located a similar distance from the residence and have not experienced issues in the past. As mentioned earlier we will not be spreading manure within 75 meters (250 feet) of this well.

**v. Occupations:**

**Development Phase:**

It is anticipated that the majority of the land clearing required will be contracted during the development phase as time and resources permit:

- (1) Contractor (7302) Seasonal until fields are developed
- (2) Heavy Equipment Operators (7521) Seasonal until fields are developed
- (3) Mechanic (7312) Seasonal until fields are developed

**Production Phase**

- (1) Farmer Manager (0827)
- (2) General Farm Worker (8431)

**vi. Project Related Documents**

Appendix A: General Location 1:50,000 photo-image  
General Location 1:12,500 photo-image

**APPROVAL OF THE UNDERTAKING:**

1. Crown Lands Lease – Department of Municipal Affairs - This project is listed as Application number 152444.
2. Approval of submission to Environmental Assessment – Department of Environment and Conservation
3. Pesticide Applicators License – Department of Environment and Conservation
4. Cutting Permit – Department of Fisheries and Land Resources.

**SCHEDULE:**

The development of fields is to begin in the summer of 2019, when site conditions are favourable. Land Development will take place over approximately five to seven years during the normal construction season (May 1<sup>st</sup> to November 15<sup>th</sup>) for the Lethbridge area. In consultation with the Canadian Wildlife Service, it is recommended that the majority of land clearing would commence in the late summer to minimize the impact on nesting birds.

**Funding:**

This project will be funded by Riverbend Dairy Ltd. and is not dependent on outside funding. Riverbend Dairy Ltd. will apply for funding through the Provincial Agrifoods Assistance Program and Canadian Agricultural Partnership if available but the project is not dependent on this funding.

Signature of Chief Executive Officer: \_\_\_\_\_

Date: \_\_\_\_\_

*June 21 / 19*