

RECEIVED DEC 19 2016

County of St. Paul  
5015 -49 Ave,  
St. Paul, Alberta.  
T0A 3A4

5514- 56 St. Barrhead,  
Ab. T7N 1C6  
Dec. 13, 2016

Re Compensation for Historical Occupation of Land  
N 1/2 of NW 13-57-6-W4

Dear Ms.Kitz

For nearly a century a roadway belonging to my father ,then later to myself was used by the County . By having the roadway located where it was, an adjoining slice of land was not able to be used because of lack of access. The total amount of land rendered unusable amounted to 3.29 acres. Even though this land could not be used by the owners, land tax was paid to the County consistently.

After over 8 years of attempting to fairly negotiate with the County which included putting together 5 proposals that were completely rejected,I realized that I would loose the land to the County unless I undertook an expensive court battle or settled with them for what they offered. I therefore grudgingly sold out to the County for 1300.00 /acre.-\$4277.00. There is no doubt that a 3.29 acreage lot ,treed with spruce and poplar with a ravine, as is the case would have sold for at least \$30,000.00.

The \$4277.00 paid to me by the County addresses the cost of the land in question but does not cover the many years that we were not able to use the land occupied by the County. I believe I have been gracious with the County and proactive in proposing solutions. I believe I should be compensated for annual impacts for at least the approximately 8 years it took to negotiate the sale of the land to the County.

My oil lease pays me annually at a rate of \$4500.00 per year for loss of use and adverse effect I experience on 3.5 acres. Considering the location and impacts experienced from the then "unregistered road", I would suggest payment of a min.rate of \$2,200.00 per year for the 3.29 acres from October /07 (negotiations began) to March /15 (agreement completed). This does not include approx. 90

years of prior non use of the property, living with the burden of being sued by victims of a road accident ,and paying taxes on land taken over by the County. These approx. 90 years are in the past and I am not interested in pursuing that unfortunate past. Recognition by the County for my fathers contribution would be much appreciated, however.

I trust that you will review the second last paragraph commencing with "My oil lease-----", of this submission, and look for a fair and equitable solution.

Sincerely,

A handwritten signature in black ink, appearing to be 'John Holley', with a large loop and a horizontal stroke extending to the right.

John Holley