

# *New Sanitary Sewer System for Kaleden: Project Update*

## Keeping the Community Informed



The **Kaleden Wastewater Extension Project** is proceeding with a referendum on June 5, 2021. The project was delayed due to the global pandemic.

Over the next few months, there will be several opportunities to learn more about the project and ask questions. Visit the main project website for more information and RDOS Regional Connections for referendum details.

Please see addresses below.

### Project Website

The RDOS has a dedicated website to provide project information and answer questions.

**[www.kaledensewer.ca](http://www.kaledensewer.ca)**

### RDOS Regional Connections

All questions pertaining to the referendum and voting process can be found on here:

**[www.rdosregionalconnections.ca](http://www.rdosregionalconnections.ca)**

**Referendum: Saturday, June 5, 2021**

## Questions? Need More Info?

### Attend the Electronic Town Hall

The RDOS is offering another opportunity to learn more about the project and have your questions answered:

- Virtual Info Session #2 - May 17, 2021

### Attend the 'Office Hours' Session

The RDOS will be offering four sessions where a staff member will be live for individuals can ask questions on specific topics. Each session will have staff available on Mondays from 1 PM to 3 PM on the following dates:

- April 26: Referendum questions
- May 3: Project design questions
- May 10: Any other sewer project questions

Visit the project website to access the links.

# PROJECT COST UPDATE

In general, when costs are estimated for infrastructure projects, it's done as part of the preliminary stage, which provides a high-level engineering design review. It considers constraints such as current and future flow conditions, environmental and geological considerations, First Nations values, constructability challenges, traffic management logistics, stakeholder feedback and more. From this, the RDOS and consultant team, with direct review and input from a reputable and experienced contractor, developed a conservative estimated cost.

The total estimated cost to build the infrastructure, which will collect and bring wastewater to the Okanagan Falls Wastewater Treatment Plant, is ~\$10 M.

## Capital Costs

Borrow up to 4 M from the Municipal Finance Authority **\$4 M**

*How do we pay for the infrastructure / capital costs?*

**GRANT:** The RDOS has secured \$6.2 million in senior government funding.

**BORROWING:** \$4 million will need to be borrowed from the Municipal Finance Authority.

*The RDOS is now eligible to receive additional grant funding from the Okanagan Basin Water Board to help reduce the overall costs. New pricing is reflected below.*

**\$6.2 M** The New Building Canada Fund — Small Communities Fund Program

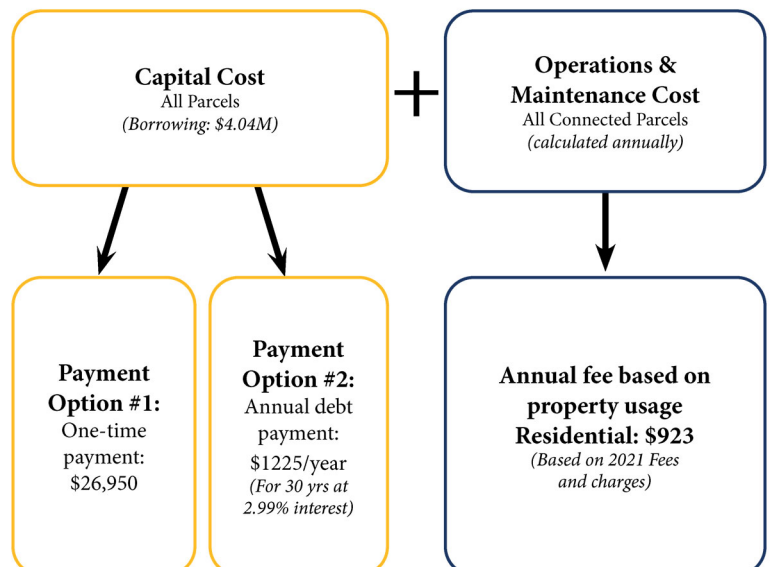
**TOTAL  
~\$10 M**

## Operations & Maintenance Costs

*How do we pay for the ongoing cost to deliver this service?*

**ANNUAL USER FEE:** Residents within the service area will be required to pay an annual fee based on their usage type.

Those within the service area will also be responsible for the cost to decommission their individual septic systems and the cost to connect to the system.



## FREQUENTLY ASKED QUESTIONS

### Q: How will this project impact density in Kaleden?

The Regional Growth Strategy for the RDOS (currently under review) identifies Kaleden as a Rural Growth Area. This means that there is some growth anticipated to occur in the community.

The form of growth and development, however, is limited by several factors:

- A large portion of the land is in the ALR (limits or precludes development)
- Steep slopes >30% pose challenges for development
- Many parcels along the lake and/or those with steep slopes are classified as environmentally sensitive lands (limits or precludes development)
- Limited amount of land within Kaleden that is designated for purposes other than Agriculture and Low Density Residential; most new development is anticipated to be in the form of small subdivisions to accommodate more single detached homes and the provision of secondary suites in new and existing homes

### Q: How will additional parcels connecting to the sewer change the costs for those within the initial service area?

Additional parcels entering into the service area will be required to pay a one time capital fee to essentially “buy into the system.” These parcels will then begin paying for the initial debt just like the initial service area parcels. This amount for the initial debt will reduce as more parcels come into the system. The annual budget debt amount is the same, but there would be more parcels to spread the cost over, so the currently estimated \$1225 annual payment will become lower. With an additional 50 lots for a total of 200 lots, the annual payment is anticipated to reduce to about \$920 annually.

The newly added parcels will also have to share any capital costs associated with their connection into the initial service area system. The initial service area parcels will not be paying for these new capital costs.

### Q: How did the RDOS determine the local service area?

The initial service area, as presented, was based on many considerations in an effort to keep costs low while still servicing as many lots as possible. Some of the considerations included density of the proposed service area, topography, roadway access, right of way locations, and location of other utility infrastructure.

The boundaries were determined based on the best location given the information available. During the detailed design process, we will include provisions for future tie-ins and service for other Kaleden areas. For the purposes of this funding opportunity, and to keep the costs as low as possible, this initial service area was the most viable and appropriate.

### Q: How do I find out if I am eligible to vote on June 5th?

Visit [www.regionalconnections.ca](http://www.regionalconnections.ca) and click the “Referendum and Alternative Approval Process” button to get all your questions answered about the referendum process.

## COMMUNITY SEWER VERSUS PRIVATE SEPTIC

The following table compares a few things for community sewer vs private septic system:

	Community Sewer System	Private Septic System
<b>Risk to Environment</b>	Little to none	Older or unmaintained septic systems have higher risk to impact nearby waterways.
<b>System Monitored by RDOS</b>	Yes. The Regional District operates, maintains and monitors the entire community sewer system.	No. Homeowners are responsible for maintaining and monitoring their septic systems.
<b>Use of Private Property for Other Purposes</b>	As permitted by zoning and building bylaw. Includes potential for gardens and landscaping, parking, swimming pool, home addition or storage garage.	Nothing permanent can be built upon or parked on top of a septic field, thereby limiting use of the land, particularly on smaller lots.
<b>Average Lifespan</b>	80 years	20-30 years

### IMPORTANT DESIGN COMPONENTS FOR DETAILED DESIGN

ODOUR CONTROL—hydrogen sulphide control to prevent odour and corrosion issues

AESTHETICS—meet the vision of the community with architecture and landscaping

ENVIRONMENTAL—protection of critical habitat using environmental assessment plans

ARCHEOLOGICAL—assessments and on-site monitoring during construction

LOCATION—work with owners to determine best servicing location for a parcel

ROADWAYS—asphalt will be replaced on roadways after construction work

OTHER UTILITIES—coordinate with other utilities for simultaneous upgrade potential

LOCAL AREA PLAN—prepare a plan for how and where growth should occur for the future

COMMUNICATIONS—use websites, print media and notices to keep the community updated

CONSTRUCTION PHASING—work with community on best timing for construction areas

EXPANSION AREAS—develop proposed plans for adding new areas to the initial service area



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