



TOWN OF LAKE COWICHAN

Public Works and Environmental Services Committee
Tuesday, May 21st, 2019 at 6:00 p.m. – Council Chambers

AGENDA

1. CALL TO ORDER

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INTRODUCTION OF LATE ITEMS (if applicable)

2. APPROVAL OF AGENDA

3. BUSINESS ARISING AND UNFINISHED BUSINESS

(a) Watermain Upgrades for:

- (i) Greendale Trestle update.
- (ii) Water Treatment Plant – Update (see staff report).

(b) Ongoing Items Still Being Addressed:

- (i) CLEC Water System-update.

4. DELEGATIONS AND REPRESENTATIONS

5. CORRESPONDENCE

6. VERBAL COMMENT FROM THE PUBLIC ON A SUBSEQUENT ITEM ON THE AGENDA–
(maximum 3 minutes per speaker and maximum time allotted 15 minutes)

7. REPORTS

(a) Chief Administrative Officer re: Providing Sewer to Greendale Properties

(b) Chief Administrative Officer re: Update on Water Treatment Plant

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8. NEW BUSINESS

(a) Speeding and speed bumps on Grosskleg Road?

(b) Lakeview and Beach signage.

9. NOTICES OF MOTION

10. PUBLIC RELATIONS ITEMS

11. QUESTION PERIOD (maximum 3 minutes per speaker and maximum time allotted 15 minutes)

- Limited to items on the agenda

12. ADJOURNMENT

Please note: Should this meeting end sooner than 7 p.m., the next meeting may start no later than 10 minutes after adjournment of this meeting.



Memo

TO: Chair, Public Works and Environmental Services

SUBJECT: Local Area Service for Providing Sewer to Greendale Properties

DATE: May 17, 2019

FROM: Chief Administrative Officer

BACKGROUND

The properties in the Greendale area were annexed by the Town through property owners initiating that process. The Town took over a substandard water system and had it updated. The property owners were aware that that they would 100% responsible for the costs of being connected to the sewer system.

The property owners of the Town funded the sewer system through user fees and parcel taxes. In fact, they are still fully responsible financially for the sewer system capital upgrades. The property owners of the Greendale area have not contributed to the maintenance or capital upgrades of the sewer utility system.

The Town may establish a local service area for Greendale by initiating it through the municipal council or have the property owners initiate it.

PROCESS

Once Council has been given the green light to proceed on extending sewer main to Greendale, all related costs of that extension, and only to the property lines, will be borne by the property owners whether connected to the service or not. Owners are responsible for servicing on private properties.

The local service area must be established by bylaw and owners can prepay their share or can have their share paid over 25 or 30 years (dependent on the term of debt) through a local service taxes plus any applicable parcel tax. Those who are connected to the sewer system will, as other users are, be responsible for payment of the sewer utility user fees.

A handwritten signature in black ink, appearing to read "Joseph A. Fernandez".

Joseph A. Fernandez



Memo

TO: Chair, Public Works and Environmental Services

SUBJECT: Update on new Water Treatment Plant

DATE: May 18, 2019

FROM: Chief Administrative Officer

BACKGROUND

Town personnel met with our consulting engineers from Stantec on Thursday, May 16th, 2019 to review outstanding issues that still needed to be rectified with the new Water Treatment Plant.

Outstanding Issues Flagged

These are as per the notes from Shaun Swarbrick, Stantec engineer, and with which we concur:

- 1) Soda Ash Issue:
 - a. Discussions on site on the option of layout of the soda ash system within the new facility as opposed to at the North Shore Pump Station. No major concerns from the Town with the proposed option – Stantec is to flesh out the details and provide the Town with its recommendation for final review and then to Trittech for pricing.
 - b. Shaun is to prepare a CO for the purchase of the Soda Ash system – this is a long lead time and equipment needs to be ordered.
- 2) Other issues:
 - a. Miox system is causing problems, particularly with reference to the domestic booster pumps which are continuously kicking on. Stantec is to review the pressure tank immediately downstream of the booster pumps in order to stop the continuous operation of the domestic pumps.
 - b. Pumps required for the chlorine analyzer. These are in the contract and a deficiency that Trittech will have to rectify when they are back for the check valve installation.
 - c. Air release valves leaking. It was believed that this may be because they are not sealing properly because there is so little pressure in the lines, which will be rectified when there is the consistent column of water in the filters. However, Stantec is to discuss this issue with the supplier.
 - d. Potable water within the building - the pressure tank downstream of the domestic pumps is being looked for a suitable size to allow for contact time for having potable water in the building.
 - e. Wall cracking by the generator.

Memo

Re: Update on new Water Treatment Plant

f. Overhead door still not working.

Note: While at the plant, I reviewed the NTU readings and the readings have consistently been way below 1.



Joseph A. Fernandez