
TO: Regional District of Nanaimo Board **MEETING:** June 25, 2019
FROM: Murray Walters **FILE:** 5500-22-SP-01
 Manager, Water Services
SUBJECT: Proceed to Petition – San Pareil Water Service Area Expansion

RECOMMENDATION

That the San Pareil Water Service Area Expansion project proceed to a petition of the affected property owners.

SUMMARY

There are 41 properties in the San Pareil area of Electoral Area G that are not connected to the community water system operated by Regional District of Nanaimo (RDN) in that area. Connecting these properties was identified as a priority in 2017, and the work has been in progress since then. The design of the expansion was completed in 2017 along with a construction cost estimate. A Capital Cost Charge Bylaw was enacted in February 2019 to set the cost for joining the system. In April 2019, a public information meeting was held on the subject of expanding the water service area to include the additional 41 properties. Before the meeting, information packages were mailed to all property owners already in the water service area and those currently not connected. The next step in the San Pareil Water Service Area Expansion project, is the distribution of a formal petition to the 41 affected property owners. The petition is currently being developed by Water Services and Corporate Services staff.

BACKGROUND

In 2017, requests were received by the RDN to investigate the inclusion of 41 properties in the San Pareil neighbourhood that are not currently part of the RDN's San Pareil Water Service Area. The 41 properties are adjacent to and even surrounded in some cases by properties in the service area. Each of the 41 properties is currently served by a typically shallow private well. All the properties in this area have individual septic fields for sewage disposal which also makes these private wells susceptible to contamination.

With funds provided from Community Works, the engineering design for the expansion of the service area was completed in 2017 along with a construction cost estimate.

In 2019, a capital cost charge bylaw was finalized and enacted to set the cost for new properties to join the service area. This charge is calculated by determining the total current value of the common assets within the water service area divided by the number of properties in the service area. It represents the value held by each property owner in the service area and is the amount payable by new additions on entry to the service area.

Following the approval of the Capital Charge Bylaw, a public information session on the project was held in Parksville in April 2019. An invitation to the session, including substantial background material, was mailed to all the properties currently in the water service area and the 41 properties outside the service area. 40 to 50 residents attended the information session and there was general support from them for the project. Since then, Water Services and Corporate Services staff have been preparing for the release of a formal petition.

ALTERNATIVES

1. San Pareil Water Service Area Expansion project proceed to a petition of the affected property owners.
2. San Pareil Water Service Area Expansion project not proceed to a petition of the affected property owners, and alternative direction be provided to staff.

FINANCIAL IMPLICATIONS

Moving forward with a petition will require RDN staff resources to prepare, issue, and process the petition to the property owners.

If the petition is successful, each of the 41 property owners will be responsible for paying an equal share of the common construction costs for the expansion and the capital cost charge, along with their own costs to connect their houses to the community water system at the curb. The total cost to each property owner will be in the order of \$25,000. The RDN will take on debt on the property owners' behalf to finance the common construction portion of this cost.

STRATEGIC PLAN IMPLICATIONS

Facilitating access to safe drinking water for the region's residents while reducing risks of aquifer contamination is consistent with the Vision, Mission, and Values described in the RDN Strategic Plan 2019-2022.



Murray Walters
Mwalters@rdn.bc.ca
June 6, 2019

Reviewed by:

- S. De Pol, Director, Water and Wastewater Services
- R. Alexander, General Manager, Regional and Community Utilities
- P. Carlyle, Chief Administrative Officer