

# NORTH CEDAR IMPROVEMENT DISTRICT NEWSLETTER 2017

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## BOARD CHAIR

It is with some surprise that I write this. I keep thinking that I and fellow trustees Dives and Hyne were just elected a few weeks back but it is about eight months since we took office. Speaking for myself, I had no idea of the time commitment and the broad expanse of issues that the Board of Trustees must deal with. But despite the initial shock, we have managed to cover a lot of territory since the AGM last April.

We prioritized our challenges into four basic areas: water treatment, water storage, rescinding the moratorium and Cedar's future growth. In between these broad issues, we dealt with a vast variety of things like system repairs, water quality monitoring, infrastructure maintenance, administrative issues, meter relocations, budgets and many other items which escape my memory!

On the topic of water treatment, NCID must build an operational water treatment plant by January of next year that meets the requirements of Island Health's 4-3-2-1 treatment standard. Island Health is adamant that we meet this deadline. To that end, the previous Board of Trustees initiated an expropriation procedure on property located on Cedar Road near where NCID's present wells are located. The current Board tried to negotiate with the landowner rather than go through with the expropriation process. Unfortunately, we were not successful in negotiating a deal before the clock ran out on the expropriation procedure so the land was purchased under the expropriation order. While it is paramount, in my mind, to respect the concept that a landowner has control over his or her domain -- in the interests of the greater good, it is sometimes necessary to take this type of unprecedented step to make sure the community's interests are also protected. In this specific case, the Board looked at many other actions that it might take rather than complete the expropriation. In the end, the Board found no alternative that provided the necessary quantity of water, land and proximity to the existing infrastructure that is necessary for a viable and cost-effective treatment process.

Water storage is another significant project facing NCID. While there is enough water to meet current demand in almost every circumstance, our system is vulnerable under extreme conditions. If we were to have an extreme drought (similar to last summer) and we required significant water flows for a large fire, the current system, and especially the wells, could be tested to its limits and possibly beyond. If we were to remove the moratorium on new hook-ups, there may not be sufficient quantities of water available to supply everyone. So faced with those facts, the Board voted to build a new reservoir in 2017. Funds for the build will come out of current reserves. No design or operational parameters have been finalized but the project should get moving early in 2017.

The moratorium on new hook-ups to the water system has been in place for six years. While an argument can be made for allowing additional connections on a statistical basis, there is always the need to err on the side of safety in terms of putting too much demand on the system and then, as was mentioned earlier, face a significant fire event that cannot be successfully brought down due to low flows of water. However, the Board has reviewed the situation in some detail and will deal with removing the moratorium in 2017. In the longer term, this will open up the potential for development in Cedar which means that more people will be helping to pay for the District's water infrastructure.

On the topic of Cedar's future, the Board is sensitive to the costs of expanding and improving the water delivery system in the District. We have seen proposed budgets for the water treatment plant that would mean a noticeable increase in parcel taxes in the coming years. We also know that portions of the supply system are nearing the end of their useful lifetime and will require replacement in the years ahead. And our replacement reserves are not sufficient to meet all of these requirements. Such topics as alternative funding streams, undiscovered grant programs and getting the best deal for our ratepayers are constantly being discussed at the board table.

While it is not the place of NCID to weigh in on development in the community, it is NCID's mandate to provide water for whatever development occurs within our boundaries. Therefore we must develop the system to accommodate whatever happens in the community. To this end, in 2017, the Board may ask for the opinion of the ratepayers on a number of issues pertaining to the District's future operations. We hope you will participate in sharing your views with us.

On a final note, the North Cedar Fire Department has had another good year of operation. The Board is grateful to all of the volunteers in the department as well as to Fire Chief Percy Tipping. I am pleased to say that I have heard a number of positive comments from other communities about the quality and dedication of the people involved with NCFD. Ours is held up as one of the best in the province compared to other volunteer departments. Thank you to all involved!

Thank you as well to the office staff. They are the public face of NCID; they help keep the Trustees up to speed and they keep NCID headed in the right direction.

And our thanks extend to the ratepayers for your patience and understanding. All the best to each of you in the coming year. Let us know if we can be of further service.

Keith Wilson  
Chair

### PERSONNEL COMMITTEE CHAIR

2016 was a very busy year for the Trustees and 2017 is proving to be even busier.

I would like to thank the men and woman of our Fire Department for their dedication to our community.

A big thank you to our Contractor for keeping the District Water System running smoothly.

Thanks to our staff for their hard work and for making sure the Trustees are up to date on current and future district matters.

On January 7/2017 we will be electing a new Trustee to the Board and I am looking forward to seeing all of you. We will also be having an AGM Meeting in the new year. These meetings are your opportunity to ask questions, find out what has been accomplished in the past year and what the Trustees are working towards for the future.

In 2017 the Trustees will be choosing a new Administrator for the District. Our present Administrator, Heather Sarchuk will be retiring March 31, 2017. Heather lived in the area for 30 years before moving to Ladysmith and has been with the district for 4 years. Heather's knowledge of the district and dedication to her job is greatly appreciated. We will miss Heather very much and we wish her the very best in her retirement.

I hope you had a very Merry Christmas and I wish you and your families a safe and prosperous New Year.

Henrietta Murdoch, Trustee

### STREETLIGHTS

If you notice a streetlight out in your area please call our office at 250-722-3711 or email [info@ncid.bc.ca](mailto:info@ncid.bc.ca) to report the outage.

### BILL PAYMENT OPTIONS

Bills can be paid by online or telephone banking through your financial institution. Also, direct debit is available, the forms can be found on the district website (Finance/Forms). Cheque, cash or debit is accepted at the office. After hours payments can be dropped in the mail box outside the main door.

### \*\*NEW ELECTION POLICY\*\*

The Board of Trustees have adopted a **new election policy** that came into **effect January 1, 2017**. Please visit the district website to view the new policy and candidate package.

### BEFORE YOU BURN – CHECK VENTING

You may burn on days when the venting index is 55 or better (Good). Burning when the index is poor or fair can make poor air quality issues worse. Before you burn, please check the Ministry of Environment:

- Provincial toll-free line: 1-888-281-2992 (press 2 for Vancouver Island Region)
- <http://www.env.gov.bc.ca/epd/epdpa/venting/venting.html>
- NCID: 250-722-3711 (Mon-Thurs 8:30-4:00 except holidays) or [www.ncid.bc.ca](http://www.ncid.bc.ca) (link on fire page)

### WATER TOLL/PARCEL TAX RATES 2017

The Board of Trustees has not increased the water tolls or parcel tax rates for 2017. There were three additional tiers added to the water rates to encourage conservation. Any usage over 400m<sup>3</sup> for a quarter will go into the new tiers.

### WATER TOLLS – NEW RATES JAN 1/17

#### Residential:

Base Rate per unit/3 month period	\$86.70
Up To 100 cubic meter	\$0.92/per cubic meter
101-150 cubic meter	\$1.38/per cubic meter
151-400 cubic meter	\$2.77/per cubic meter
401-500 cubic meter	\$3.69/ per cubic meter
501-550 cubic meter	\$4.15/ per cubic meter
Over 550 cubic meter	\$5.54/ per cubic meter

#### Commercial:

Base Rate per unit/3 month period	\$93.00
Up To 100 cubic meter	\$1.35/per cubic meter
101-150 cubic meter	\$2.10/per cubic meter
151-400 cubic meter	\$2.77/per cubic meter
401-500 cubic meter	\$3.69/per cubic meter
501-550 cubic meter	\$4.15/ per cubic meter
Over 550 cubic meter	\$5.54/ per cubic meter

### WATER EMERGENCIES

For water main breaks outside office hours please call the emergency pager at: **250-716-0223 (enter your phone number after tone on touch tone phone)**

**New:** you may also call **250-722-4786** to reach the district's answering service.

### BOARD OF TRUSTEES

Keith Wilson, Chairperson

Andrea Rosato-Taylor

Rosmy Jean Louis

Steve Dives

Henrietta Murdoch

Rick Hyne

Vacant

### REGULAR BOARD MEETING DATES

January 12, 2017	July 13, 2017
February 9, 2017	August 10, 2017
March 9, 2017	September 14, 2017
April 13, 2017	October 12, 2017
May 11, 2017	November 9, 2017
June 8, 2017	December 14 2017

Board Meetings are held the second Thursday of each month.

### OFFICE HOURS

8:30 a.m. – 4:00 p.m. Monday to Thursday

Emergency Pager Water Main Breaks: 250-716-0223

Emergency Answering Service: 250-722-4786

### AGM 2017

Remember to watch for the date of the Annual General Meeting which will be held in April.

**Please remember to keep the water meter box clear of debris for easy access at meter reading.**