



August, 2022

A newsletter from the
Black Mountain Irrigation District
No. 56

www.bmid.ca

WATER NEWS

BMID Irrigation Taxes

The Irrigation Tax Bylaw for 2022 was recently set by the Board of Trustees. The rate for Grade A land, i.e. land with rights and using water, will be \$132.00/acre. The rate for Grade C land, i.e. land with rights but not using water in the current year, is \$105.60/acre. Grade D land is classified as dry land and must first pay the Capital Charge if water is to be provided to those lands. For those who pay irrigation taxes, please check your land area on the assessment that will be mailed out in October. BMID staff will be checking irrigated areas to improve the accuracy of our assessments.

BMID — Secondary Suites

If you have recently received a letter that your home has been reclassified as having a Secondary Suite, there is a toll rate increase that amounts to 50% of the single family rate. BMID is charging for these units to ensure there is system capacity for these additional housing units, similar to our charges for multi-family housing. If you disagree with the classification, you have the following options:

1. If you have no suite of any type, and believe there is a classification error, please call BC Assessment at 1-866-825-8322. You can speak to an Appraiser who will ask you questions about your home. They may ask for photos. If they determine you have no suite, they will advise us and we will remove the billing change on your account. If they state you have a suite, the classification will remain as *single family residence-with-suite*.
2. If your suite is not in use, meaning there are no additional occupants, and you do not intend to use the suite, you may be eligible to sign the BMID *Secondary Suite Non-Use Declaration* available on our web page. Please read the document carefully before making your decision as there are significant financial implications should you wish to utilize the space as a suite in the future.

See www.bmid.ca for more information.

PUBLIC INVITATION - 100 YEARS, HISTORY BOOK & UV GRAND OPENING

BMID is pleased to invite the public to an Open House on Saturday, September 17, 2022 from 2:00 - 5:00 pm. The open house will be at the UV Disinfection Facility at 2350 Joe Rich Road. The event has been delayed three times due to COVID, however, BMID is still planning the event as it recognizes three important milestones:

100 years of Service: BMID received their Letters Patent from the Province on Nov. 3, 1920 and is in our 101st year as an organization;

Book Recognition: BMID is recognizing the author, graphics artist and committee that created the BMID history book, *Black Mountain Gold*. The author and committee that put together the book will be there to meet and greet;

UV Grand Opening: BMID is hosting an official Grand Opening for our UV Disinfection Facility. The \$10,000,000 facility utilizes state-of-the-art low pressure high-output Ultra-Violet light lamp technology. There are 288 lamps in three reactors in the facility with space for expansion. It provides protection to BMID customers from *Cryptosporidium* and *Giardia* (beaver fever). The building is named in honour of Gordy Ivans, BMID Trustee from 1979 - 2019.

There will be a ribbon-cutting ceremony and presentations from distinguished guests from 2:00-2:30 pm. It will be followed by tours through the facility, refreshments, meeting of the book staff, interactive displays, aerial video of the lands at BMID's water facilities, water treatment display. Poster boards will be available to answer questions such as:

1. Where does BMID's water come from?
2. What is the treatment process used to make the water safe?
3. Do we have enough water for agriculture and for residential growth?
4. What is BMID doing to address the impacts of climate change?
5. Is the City going to take over BMID?
6. Why doesn't BMID get government funding for major capital projects?
7. Is the Tunnel Project real and what is the timing?
8. Why isn't BMID fully metered?

The poster boards with explanations for the above questions will be available on the BMID website after September 17.



"To continue to work, to continue to love what you do, is certainly a contributing element to one's longevity and health." John Williams



BMID WATER NEWS

BMID is seeing the effects of inflation with higher prices for services, equipment and materials. With an inflation rate of greater than 6%, BMID does not foresee any changes in rates for the remainder of 2022, but will re-assess the situation late this year prior to setting the 2023 water toll rates.

BMID Sludge Drying Beds

BMID must deal with a significant volume of sludge each year that is generated from the Water Treatment Plant (WTP). The treatment plant adds chemicals to react with the dissolved substances in the water, causing them to coagulate, grow, become heavier than water and settle out. The process produces a sludge that is considered clean fill not viable for agriculture. Two large drying beds that naturally de-water the sludge were constructed at the WTP in 2021 and were commissioned this spring.

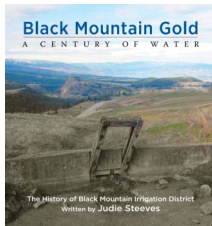


Water Supply Association of BC

The WSABC, formerly the Association of BC Irrigation Districts, held their first ever meeting on April 3, 1923 at 10:00 am in the Palace Hotel in Kelowna, BC. The first Secretary was C.E. Barnes and the first President was E.M. Carruthers. The 100th Annual General Meeting for this organization is to be held on November 4 - 5th, 2022 at the Coast Lakeside Hotel in Penticton. There will be several presentations on the history of water in the BC Southern Interior.

Website www.wsabc.ca

Black Mountain Gold is available at the BMID Office front desk. It is a good read and makes a great gift for persons interested in the local history. The price is \$25.00 cash or debit.



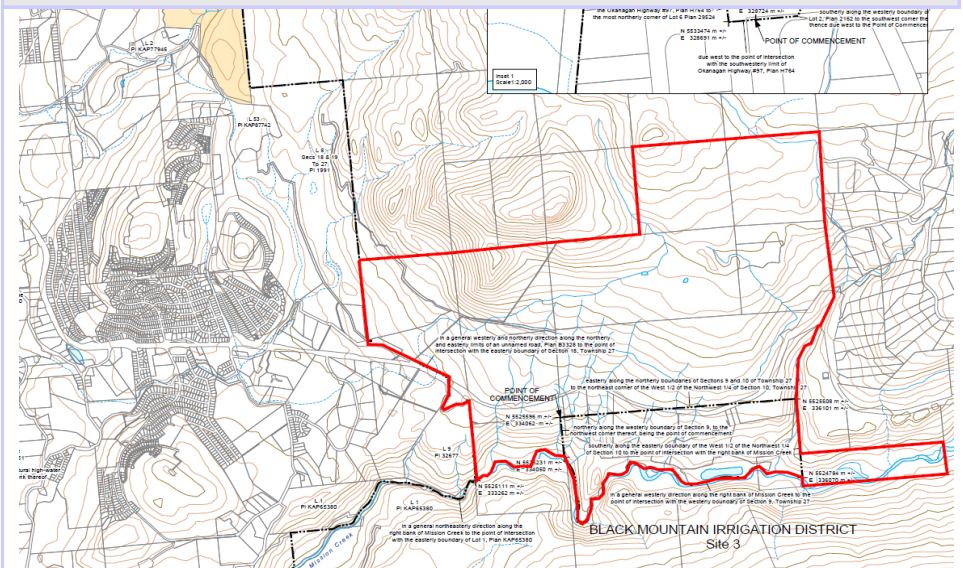
OBSERVE, RECORD & REPORT
questionable watershed activities to
BMID at (250) 765-5169

BOUNDARY AMENDMENT APPLICATION - PYMAN ROAD AREA

In the March 2021 Newsletter, BMID informed our ratepayers of the proposed expansion of agriculture immediately east of the BMID at the foot of Black Knight Mountain. Within the red-lined area in the map below there are 25 parcels of land that are proposed to be included within BMID service area. All of the land owners have petitioned the District to be included. One of the owners is planning for hundreds of acres of orchard. A Memorandum of Understanding has been signed with that owner to define the requirements for water supply.

As per the standard process, BMID has submitted a Boundary Amendment Application to the two local authorities, the City of Kelowna and Regional District, both whom have no opposition to the amendment. The application has been forwarded to the Ministry of Municipal Affairs for their review. The Ministry has informed BMID that because of the significant potential impact of this application, it will be referred to other Ministries and First Nations for their comments. It also will eventually require Provincial Cabinet approval as it may impact several other Ministries. A key concern with the Ministry of Municipal Affairs is that the public is informed and that the expansion will not have any financial or operational burden on existing BMID ratepayers.

There is significant activity in this area of Kelowna. It includes highway improvements, a proposed gravel pit, and water supply expansion with BMID looking to set up the longer-term separated (Irrigation and Domestic) water supply for this area.



MCDUGALL TUNNEL EXTENSION - UPDATE

In our March 2021 Newsletter, BMID informed our customers of the proposed Tunnel extension project. The existing 1.0 km long McDougall Water Tunnel below the shoulder of Black Knight Mountain is to be extended by 1.65 km to reduce the risk of a major water supply failure. BMID's existing water supply conduit runs along on the steep slopes of Gallaghers Canyon for a distance of 2.0 km. The route is treacherous and has seen several failures over the years, including the large 1973 washout illustrated in the book Black Mountain Gold. With higher peak flows and climate change impacts, this project will help to secure the supply of water to BMID. A mining company has been retained to design the tunnel and entrance-exit portals. Another local civil consultant was retained to design the pipe works between Hadden Reservoir (below 8-Mile Ranch) and the east portal of the proposed tunnel. This fall, BMID will be looking to our ratepayers for approval to borrow monies for this project. More information on the project will be forthcoming as costs are more accurately determined.

"To sustain longevity, you have to evolve." Aries Spears