



Section Environmental Services	Policy No. 14-12	Page 1 of 3
Policy Title Water Riser Installation on existing County Waterlines	Date: February 14, 2017	Resolution No. 56/17

Purpose:

It is the County's goal to provide potable water to all residential development on parcels that are adjacent as well as non-adjacent to County waterlines. This policy establishes guidelines, procedures and costs for hooking into existing Kneehill County waterlines.

General Guidelines for Adjacent & Non-adjacent properties:

1. This policy is for all connections to existing water lines.
2. There are two situations when connecting to an existing water line in the County:
 - a. Adjacent to the water line, which is a parcel that lies within 100 meters of the existing County waterline; and
 - b. Non-adjacent to the water line, which is a parcel that lies over 100 meters away from an existing County waterline.
3. Due to limited capacity in the waterlines applicants may only be eligible for constant flow (0.5igpm) with a cistern. The time of cistern filling may also need to be restricted. The purchase cost and installation will be borne by the landowner.
4. On County waterlines where water modeling shows that the applicant can receive full flow (4igpm at 40 psi) water and that future use is not extremely limited, approval may be granted for a full flow, full pressure connection.
5. If the water modeling shows that there is sufficient water in the system for the new residence the applicant shall be required to pay the fee set in the Master Rates Bylaw to acquire the riser. The riser fee includes the water meter, and all associated valves and fittings deemed necessary by Kneehill County to provide water to the landowner.
6. The riser fee may be paid either in one lump sum prior to installation or over a 15 year period. Should the landowner choose the 15 year option, he will be required to enter into a Charging Agreement with Kneehill County. This agreement will set out the terms of repayment, interest rate and will be registered against the title of the property. The interest rate will be set at the time the agreement is entered into and will be the prime rate plus 2% as posted at the Kneehill County's approved financial institution. An additional administration fee of \$500 will apply to those choosing the 15 year payment option and is required to be paid prior to the Charging Agreement being registered. There will be no penalty for early repayment.
7. If the proposed parcel, to be serviced by the new waterline, is outside of a Water Service Area, only the land(s) directly involved in being hooked up will be put into the new boundaries of the Water Service Area. Neighbouring and adjacent properties to the new waterline will not be placed into a Water Service Area. These newly adjacent properties may, in the future, apply to hook into the new County waterline as an adjacent property following this policy.

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- 8. All installations shall follow the Water Service Standards, herein attached as Schedule A.
- 9. The County will assume the role of the contractor for the project and may work with a subcontractor for the installation of the water service.

Adjacent Riser Installation Requests:

- 10. If a developer/landowner applies for a residential development permit or submits an application for subdivision and is adjacent to a County waterline, a condition of development or subdivision will be that the applicant **must** apply for a water modeling study. The water model study will determine the capacity and ability of the water line to service the development or subdivision.
- 11. If an existing residential development wishes to connect to an existing County waterline, a water modeling study to determine the capacity and ability of the water line to service the development must be completed.
- 12. Developers/landowners who are approved for a second dwelling on a parcel (where permissible in the Land Use Bylaw) are not required to take a second riser when a legally existing first dwelling already has a riser. If an owner wishes to have a second riser installed the riser fees will be incurred. A water modeling study may be required and if so, the application will be completed and the fee will be required.
- 13. The water modeling will be performed by an engineering firm employed by the County and a fee, set out in the Master Rates Bylaw, will be charged to the applicant. The fee will be established by Council and will be placed in the Master Rates Bylaw and is non-refundable. No water modeling will commence until the application and subsequent fee is received by the County. This process will run concurrently with the application for development. The Adjacent Water Modelling Application Form is attached as Schedule B.

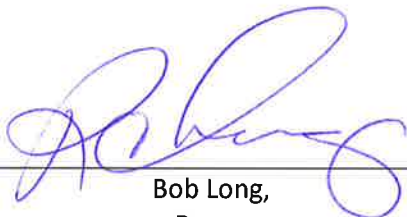
Non-adjacent Riser Installation Requests:

- 14. At the request of a ratepayer for water riser installation in a parcel that is not adjacent to an existing waterline, the County will undertake a water modeling study to determine if this is feasible, if present lines need to be changed, what lines need to be placed in the ground, and an approximate cost of said project.
- 15. The water modeling will be performed by an engineering firm employed by the County and a fee charged to the applicant. The fee will be established by Council and will be placed in the Master Rates Bylaw. No water modeling will commence until the application and subsequent fee is received by the County. The Non-Adjacent Water Modeling Application Form is attached as Schedule C.

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16. If water modeling shows it is possible to bring water to the applicant(s) land, the cost to purchase and place the line, crop damages, land titles cost and if necessary the upsizing of the existing lines, will be cost shared with the County on a 50/50 basis to a maximum of \$25,000 for the entire project. The number of successful applicants each year to this program will be limited by the County's budget allocation.
17. Kneehill County shall assume the responsibility in coordinating the project to extend the waterline. The preferred form of waterline installation shall be by directional boring to reduce the disturbance of land during installation. The installation of the waterline shall be on private land whenever/wherever possible with Kneehill County acquiring the permission from affected landowners.
18. The landowner will complete and sign the Cost-Sharing Agreement, Schedule D attached hereto. Prior to construction, the landowner will deposit with the County their share of the total estimated cost.
19. If the construction exceeds the estimate, the landowner will be responsible for payment of their share to the County prior to the water being turned on at the curbstop. Alternatively, the County will refund any overpayment to the landowner.
20. If newly placed or replaced lines are to deliver water to a multi-lot development (2 or more on a quarter section) then all costs shall be borne by the applicant(s).
21. In all situations, the County will become the owner of, and be responsible for the future maintenance and upgrades of the distribution line. The applicant(s) will own and be responsible for waterlines on their side of the riser only.
22. All distribution lines will be built to County standards. The applicant will allow, at the County's discretion, the right to enter on the property to inspect and measure the service line construction.



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Amended: November 10, 2015 465/15
Amended: February 14, 2017 56/17
Review Date: February 14, 2020