



## SHIPS POINT IMPROVEMENT DISTRICT

### Water Infrastructure Project Phase 3

#### FREQUENTLY ASKED QUESTIONS

**Q. *Why are the water mains being replaced?***

A. The water pipes on Ships Point are reaching the end of their serviceable life. It is time to update this critical infrastructure in order to continue supplying quality, potable water to the residents of Ships Point. The project to replace the water mains has been underway for some time. We are now in the final phase - Phase 3. The Ships Point Improvement District (SPID) began a prudent collection of funds over the past few years so that the costs of replacement could be borne by residents over years, not as a 'one off' emergency requirement. This forward thinking has reduced the financial impact for property owners.

**Q. *When will the construction start and how long will it run?***

A. Construction is scheduled to run approximately May 4 to September 30, 2020. The contractor will be on site 7:00 am to 7:00 pm, Monday - Friday. Work may be scheduled on Saturdays if needed.

**Q. *What properties will be affected by this phase of construction?***

A. The following properties are within the scope of this phase of construction:

- Ships Point Road (addresses north of 7874)
- Baynes Drive - north loop (89-130)
- Vivian Way - all properties
- Victor Lane - all properties
- Wente Way - all properties

**Q. *How will my property be impacted?***

A. The planned works may include the installation of a new water main within the boulevard fronting your property. To facilitate construction, a portion of the boulevard and driveway within the boulevard may be removed and replaced.

All of the work will occur within the public right of way along the roadways except for a small disturbance where the contractor will have to make the service connection from the new main water line to each individual property.

In some cases, over the years, residents' landscaping has expanded from private property to public land. The contractor will try not to disturb private landscaping that is on public property. Where it is disturbed or removed it will be replaced with topsoil and hydro seed (grass) only.

The contractor will retain and protect trees, hedges and shrubs wherever possible. However, we are expecting that some trees, hedges and shrubs that are on public land will be removed.

Within these public rights of way functional (not decorative) retaining walls and headwalls (integral to the drainage system) will be restored to a condition equal to or better than the existing walls.

If the road surface is disturbed it will be restored to Ministry of Transport and Infrastructure standards. Drainage pipes will be replaced to MOTI standards.

**Q. Will there be water service Interruptions?**

A. Water service interruptions will be kept to a minimum, although emergency interruptions may be unavoidable. **Please keep an emergency supply of drinking water on hand.** Your water service will have to be shut off to facilitate connection of your new service. SPID will provide you with 48 hours notice prior to any planned water service interruptions. If you have not already done so, please provide SPID with your phone number and email address, shipspt1@shaw.ca, 250 335 0551.

**Q. Will there be traffic disruptions?**

A. Emergency access to/from all properties will be maintained throughout construction.

Pedestrian access to/from all properties will be maintained throughout construction.

Vehicular access will be provided to all properties at the end of daily construction.

The Contractor is responsible for erecting appropriate signage and providing temporary traffic control measures including trained traffic control personnel during working hours.

**Please follow the 30 km/h speed limit through the work zone. Construction crews and equipment may be working throughout the Phase 3 area at any time and can be vulnerable to speeding traffic.**

Intermittent delays along all affected roadways can be expected. Two way traffic lanes will be maintained the majority of the time. There will be exceptions to allow the delivery of construction materials, to allow trucks to access the work site safely, etc. Detour routes will be clearly marked. Temporary "No Parking" signs may need to be erected along streets.

The intention is to restrict traffic to 'local only' routing, at least during working hours. Pipe replacement work is planned to proceed on a block-by-block basis. However, surface restorations including paving will be completed across multiple blocks in order to be cost effective.

**CAUTION: Children and pets may be curious about construction activity and wish to come close to watch. The construction zone is full of hazards. Equipment operators have limited vision and are focused on their jobs, so they may not see people or pets who enter their work zone. To prevent accidents, please ensure children and pets stay well back of the construction and material storage areas, and consider rerouting walks and bike rides away from the construction zone.**

**Q. What about the COVID-19 pandemic? Is it safe to proceed with construction now?**

A. The contractor, Wacor, has implemented an Exposure Control Plan. Their crews will maintain safe social distancing wherever possible. Where that is not possible, Personal Protective Equipment (PPE) is provided. They have a hand washing station at their base of operations on the Point, and each truck has a sanitizing station. Dave Shepherd, SPID's Water Operator and Phase 3 Project Lead, is also maintaining safe social distancing, sanitizing and PPE protocols as required. **Residents are requested to maintain safe social distancing of 6 feet when interacting with construction crews and SPID staff, to ensure everyone's safety.** Before the new water mains and

residential connections go live, all the pipes will be flushed and chlorinated, and the water will meet all safety standards and requirements, as always.

**Q. Do ratepayers have to install an expansion tank?**

A. The choice to install an expansion tank is up to each ratepayer, and some homes will not require such a device. We recommend that homeowners have their plumbing system inspected by a licensed professional to determine whether it is up to code and able to respond to thermal expansion from, for example, the hot water heater. An expansion tank relieves pressure in the home's plumbing system by accepting small amounts of water caused by the build up of pressure from heat expansion. Previously, water may have flowed back into the public water system as a means of relieving that pressure. The installation of back-flow preventers at the curb stop will stop this, causing the pressure to remain within the homeowner's side of the system. Newer or recently renovated homes may have already had an expansion tank installed, and those with on-demand water heating systems won't require one.

**Q. Can I get the ditch in front of my property infilled and replaced with a culvert while this project is going on?**

A. The Ministry of Transportation and Infrastructure is responsible for issuing permits for ditching and culverts, and ratepayers must contact MOTI directly before proceeding with any such work. SPID has been advised that MOTI has changed their policy and is not granting permits for ditch infills.

**Q. Will the project impact my waste and recycling collection?**

A. Curbside solid waste and recycling collection schedules will remain unaffected during the construction period. The Contractor will assist residents where required inside active work areas.

**Q. What if I have a problem after the project is completed?**

A. SPID's contract includes a 1 year warranty period. Any ratepayer who encounters a problem as a result of Phase 3 work (loss of water pressure or flow, ditch drainage, hydro seed failure, damage to private property, etc.) must contact SPID before the warranty period expires for the contractor to provide remediation. If a homeowner waits to contact us about an issue after the warranty period expires, we have no recourse with the contractor to get a repair or replacement. Please let us know as soon as you notice a problem!

**Q. Who do I contact if I have a problem?**

A. Ratepayers can send an email outlining the problem to our Administrator, [shipspt1@shaw.ca](mailto:shipspt1@shaw.ca), and it will be passed along to our Ratepayer Liaison Team, who have volunteered to field queries and help problem-solve. Alternately, you may contact our RLT members directly:

Jackie Ainsworth: [jackie@fannybaypearl.ca](mailto:jackie@fannybaypearl.ca) or at cell 250 702 6000

Dave Shepherd: [dave.shepherd@spid.ca](mailto:dave.shepherd@spid.ca) or at the office 250 335 0551