

SEWER EXTENSION SOUTH PROJECT

Bringing Critical Wastewater Management Services to Royston and Union Bay

The proposed Sewer Extension South Project will move wastewater from homes and businesses in Union Bay and Royston through a new sewer pipe where it will connect to the Comox Valley Sewer Service, creating a regional approach for the treatment of wastewater.

This infosheet will provide you with all the up-to-date details on the project. To learn more, visit the project webpage at engagecomoxvalley.ca/sewerextension.

PROJECT PHASING

This project will be delivered in multiple phases: Phase 1A, Phase 1B & Future Phases.

PHASE 1A



Proposed to include 460 properties in the historic cores of Royston and Union Bay. This phase will build the core infrastructure for other neighbourhoods to connect in subsequent phases.

PHASE 1B

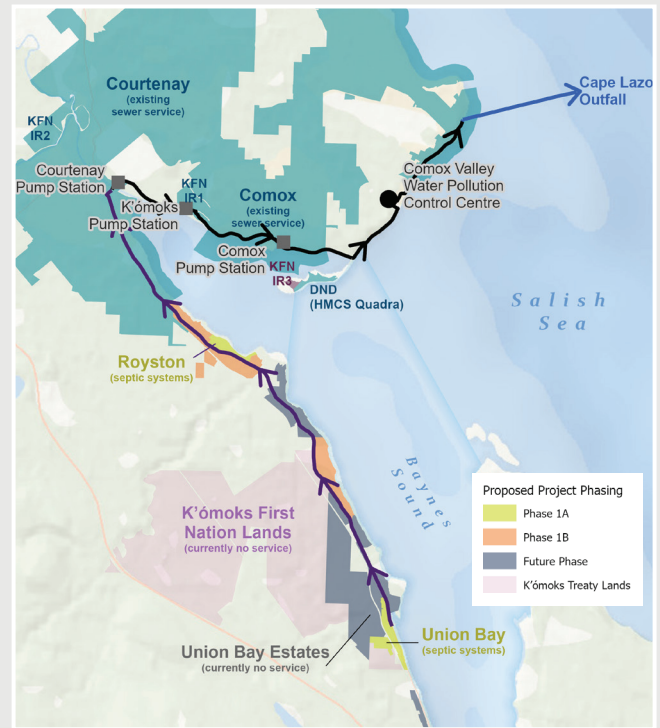


Will expand servicing to additional portions of the Royston area as well as the Kilmarnock neighbourhood.

FUTURE PHASES

Will include smaller and/or lower density neighbourhoods where servicing is more expensive, including Gartley Point, Spence Road and Garvin Road. The timing of future phases is unknown at this time.

Union Bay Estates and K'ómoks First Nation Treaty Settlement Lands will connect to the system as these lands are developed. Timing is to be determined and K'ómoks participation is dependent on the ratification of treaty.



TIMELINE

This project will be considered by the Province of BC as part of a Liquid Waste Management Plan for the Comox Valley. Here are the steps along the way:

SEWER EXTENSION SOUTH

February/March 2024: A draft report summarizing the proposed project and all public feedback will be considered by the Steering Committee.

Next, the approved draft report will be forwarded to the province and the Sewer Extension South Project will become part of the Comox Valley Liquid Waste Management Plan (Regional Sewer Plan).

REGIONAL SEWER PLAN

2025: The final draft of the Regional Sewer Plan will be shared with the community before it is submitted to the province for final approval.

2026: Estimated provincial approval of the plan.

CONSTRUCTION

2026/2027: Estimated start of Phase 1A construction on the Sewer Extension South Project.

2028: Estimated Phase 1A project completion.

COLLECTION SYSTEM

A hybrid gravity/low pressure sewer system has been selected for this project. This means wastewater will be collected from your home in one of two ways:

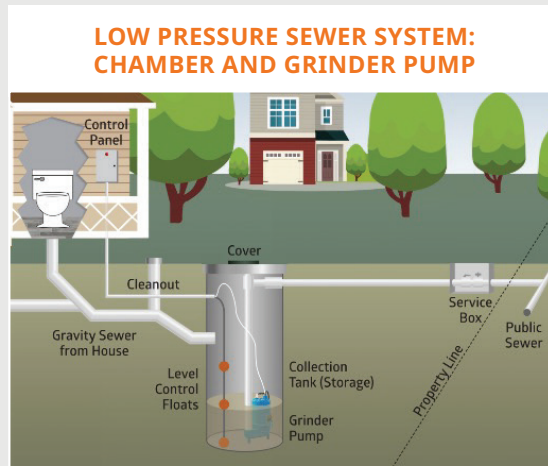
GRAVITY SYSTEM

Wastewater would flow from homes by gravity to local pump stations.

LOW PRESSURE SEWER SYSTEM (LPS GRINDER PUMPS)

Involves installation of chambers with grinder pumps on some properties to push up to the gravity sewer main in the fronting street.

There have been updates to the collection system design that will result in fewer private property crossings but will require an increased number of properties to install LPS grinder pumps.



PHASE 1A BREAKDOWN

Royston
152 properties

Gravity connections: **80%**

LPS connections: **20%**

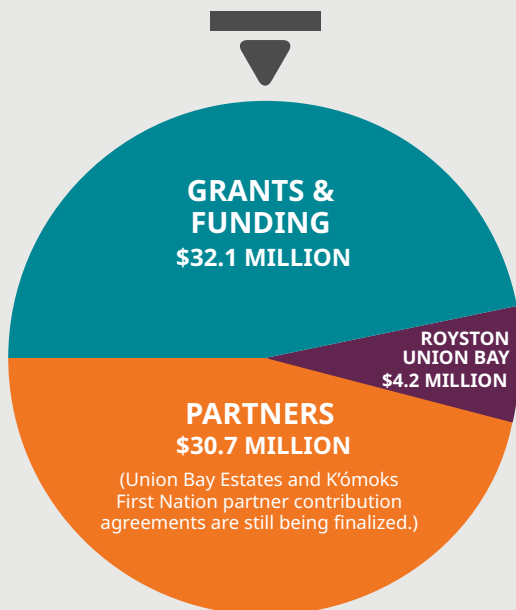
Union Bay
311 properties

Gravity connections: **65%**

LPS connections: **35%**

PHASE 1A COST ESTIMATES

PROJECT FUNDING SOURCES \$67 MILLION



ANNUAL COST PER HOUSEHOLD \$1,750-\$2,150



Borrowing (25 years):
\$1,200-\$1,500

Operations + Maintenance (ongoing):
\$550-\$650

ONE-TIME COST PER HOUSEHOLD \$3,500-\$12,500



Connection:
\$2,500 - \$6,000*

Septic decommissioning:
\$1,000 - \$2,000

Installation of LPS equipment:
\$4,500**

*depends on distance from home to road and extent of landscaping, driveways, etc

**Approximately 30% of properties will require LPS equipment

Q

A

Why is there a range of costs?

These estimates are based on 'Class C' cost estimates – they aren't specific yet because the design isn't finished. They will be further refined as the design is confirmed.

'Class B' cost estimates (expected to be within 10-20% of final costs) will be available in 2025.

Final cost estimates will be available in 2026/2027, when Phase 1A work is expected to start.

**EXPLORE
MORE**



Visit an interactive map at
www.engagecomoxvalley.ca/sewerextension
to find your house and confirm your phase.

Learn more at comoxvalleyrd.ca/sewerextension
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Comox Valley
REGIONAL DISTRICT
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