

AGM 2026
Trustee Report
Keith Frankin (Chair)

Welcome to all members of the Improvement District.

The last year has been a very eventful one for the Trustees and the District. There is good news and bad news. The good news is that the Trustees have made real progress with some of the long standing problems facing GBID. The bad news is as we make progress in long term planning the scale of the problems we have to solve and the costs of doing it are becoming clear and need to be presented to the community.

Slide 1 and 2

SYSTEM REPLACEMENT

Although our water distribution system is over 60 years old it has stood up remarkably well thanks to the Mine engineer's efforts in design and construction. However in 2025 we experienced a major failure with a blowout on Sanderson near Oak Street. It was repaired fairly quickly thanks Doug Nikirk and George Kapetenakis and we learned some uncomfortable lessons. First, it became clear that many of our control valves no longer work so we had difficulty shutting of the water supply to the pipe. Subsequent tests indicate that of 29 valves in the system only 12 still work. Secondly while the pipes still maintain strength the connections between them are heavily corroded and likely to fail under pressure. It was clear that we had to begin replacing the pipe system and valves. We made a start on this last summer and replaced some 250 meters of pipe between the Health Center and Oak Steet at a cost of about \$50, 000. This confirms that it will cost around \$200,000 per km of pipe and valves replaced.

Slide 3

In 2012GBID commissioned Aquavik to develop a long term replacement strategy and financial plan. which recommended rates be increased to yield 100K a year rising by 2% a year to cover the expected cost of replacement. This proposal was not fully implemented. We have accumulated reserves but not enough to meet the suggested target . We have funds to begin the replacement but not to complete it as can be seen in in the figure from the Aquavik report.

Slide 4

WATER QUALITY

Slide 5

This slide summarizes the deficiencies in our water quality that the Health Authorities require us to remedy.

Thanks to the old mine system we are fortunate to have a plentiful supply of water but that water comes through a peat lake and so it can be turbid and has a high concentration of dissolved carbon which can react with chlorine to produce potentially harmful by- products. As a natural lake inhabited by birds and animals it also has moderate levels of coliform bacteria and microorganisms such as

clostrosporidium and paramecia. Current water standards require that all these contaminants be removed.

Slide 6

First some of the good news in regard to upgrading our water quality. As most members know there have been several engineering reports that came to the conclusion that a slow sand filter might be a cost-effective solution to purifying our water.

Slide 7

On the advice of our engineer (Mike Seymour of MSR Soutions Inc) GBID has been running a pilot project of slow sand filtration with 2 different sand samples. We are happy to report that the tests have been quite successful and indicate that a slow sand filter would be feasible under our conditions. Both tests filters reduced coliform bacteria counts by 95-97% and improved turbidity to a level that makes UV treatment to kill remaining microorganisms practical. This would enable us to greatly reduce the level of chlorine in the water. Unfortunately the experimental filters did not greatly reduce organic carbon so additional treatment would ultimately be necessary to meet that standard. We therefore look forward to having the engineers produce a suitable design and cost estimate for a slow sand filter.

Slide 8

In addition we have made progress on trying to improve the water quality at the intake. Over 40 years there have been studies of the water quality at different depths and these are consistent in showing that the cleanest water is in the top 2 meters of the lake. Our water intake is about 3 meters down and over the last 60 years there has been silt accumulating so that the intake is now about 30 cm above the bottom where animal movement can raise silt clouds that give spikes in turbidity. We are planning this summer to put in a new water intake that will float about 1 meter below the lake surface where the turbidity is lowest. This project is included in the 2026 budget.

Slide 9

Strategically we are developing a phased water quality upgrade plan. The advantage of this is the project is divided into separate projects so we have multiple opportunities to try for grant funding. Improvement Districts are currently excluded from government infrastructure funding though we are part of an attempt to petition the Minister of Housing and Municipal Affairs of British Columbia to change this. In the meantime our funding opportunities are limited and we have to plan on the assumption we may not get financial help.

Slide 10

Our objective for 2026 is to get more accurate design and costing of the projects and to develop a financial plan to present to the Improvement District.

FIRE SERVICE

At the last AGM the members directed the Trustees to look into a proposal to pay call out fees to Volunteers as a means to improve recruitment and retention. It was clear that additional funds to support the fire service were necessary and this plus inflation accounts for the 23% increase in the fire

service levy this year. However the Trustees decided that call out payments might not be the best solution and needed further investigation. An informal discussion indicated that the firefighters had mixed feelings about on--call payments. The trustees decided to set up a committee chaired by Lisa Alscos to liaise with the Fire Chief and representatives of the Firefighter's Association to consider how best to promote recruitment training and retention. The committee came up with some interesting ideas but I will leave the details to the Fire Chief's report.