

Lauri Feindell

Subject: FW: Bylaw Referral - RDOS File No. F2021.011-ZONE - Zoning & OCP Amendments - Electoral Area "F"

From: Brad Dollevoet <bdollevoet@summerland.ca>

Sent: Monday, June 12, 2023 2:39 PM

To: Shannon Duong <sduong@rdos.bc.ca>

Cc: Christopher Garrish <cgarrish@rdos.bc.ca>; Devon van der Meulen <dvandermeulen@summerland.ca>

Subject: RE: Bylaw Referral - RDOS File No. F2021.011-ZONE - Zoning & OCP Amendments - Electoral Area "F"

Hi Shannon,

Actually this has been updated today include the red text addition below:

Please use only the italicized text as our formal comments.

Summerland operates water storage facilities in the upper Trout Creek watershed and in the Eneas Creek watershed. Our consultants have advised us that those watersheds have some influence on the shallow groundwater aquifer that the community of Faulder water supply is dependent upon. The Eneas Creek watershed is diverted each spring by means of diversion to provide water to Darke Creek and eventually Meadow Valley. Trout Creek is flow controlled through the summer by means of releases by Summerland from Thirsk Dam.

We recognize that there is minimal agriculture around the community of Faulder, and that the water demands from the 215 residents is not significant, however we agree with the statements made that the densification of this community is not desired due to no community sewer system and the reliance on septic disposal systems. This water, in the shallow aquifer flows mostly towards Summerland with minimal treatment. Primarily for this reason we support the zoning amendment to limit subdivision and densification in the community of Faulder.

Summerland further supports this zoning amendment as subdivision and densification in Faulder will measurably increase the demand on the Trout Creek water source. This may impede Summerland's ability to maintain the provincially regulated habitat flow downstream. Trout Creek flow is monitored daily by Summerland in keeping with the Trout Creek Water Use Plan and to ensure compliance with this provincial requirement.

Another point for the RDOS to consider is the security of water supply in times of drought. As the shallow wells of Faulder can be considered Groundwater Under Direct Influence (GUDI) of Trout Creek, in the times of an extreme drought, Summerland would be forced to cut back water releases to the tightest limits as stated in the Trout Creek Water Use Plan. Summerland would release only for Summerland and the habitat flows. Should Faulder draw upon this water during such a condition, the Province could, as they did in Lake Country on Vernon Creek in 2021, require the water supply to be restricted or shut off in favour of habitat flows for the creek.

To avoid this, Summerland had previously had discussions regarding the option for the RDOS to pay for Operation and Maintenance (O & M) costs for water storage in Thirsk Dam. The cost would be an annual fee of a nominal amount to legally bind Summerland and the RDOS to a water supply agreement that is in order with the water licensing and allows Summerland to sell bulk raw water to RDOS for Faulder. Should there be a serious drought, this arrangement would eliminate the potential conflict and would allow the RDOS to have security of supply of water for the community, supported by upper watershed storage. A similar arrangement to this was done between the Black Mountain Irrigation District and the RDCO for their 55-lot Falconridge Water System. The annual cost per year for RDCO for reservoir storage

rental and O & M is less than \$3,000 so the rental costs are not expected to be large. Please consider this arrangement and call us if you believe this arrangement would have value to Faulder.

Brad Dollevoet, MSc, RPP, MCIP | Director of Development Services | Municipal Hall



**250-404-4057
13211 Henry Ave
Summerland, BC
V0H 1Z0**

[Website](#) | [Facebook](#) | [YouTube](#)

Our Values: Transparency | Respect | Honesty | Stewardship | Creativity

CONFIDENTIALITY NOTICE: This message and any file attachments may contain confidential and privileged information. We ask that you not use, copy, print, forward or disclose this message without our consent. If you are not the intended recipient,



Your File #: F2021.011-ZONE
(BL 2800.18)
eDAS File #: 2023-01953
Date: Jun/12/2023

Regional District Okanagan Similkameen
101 Martin Street
Penticton, BC V2A 5J9

Attention: Lauri Feindell, Planning Secretary

**Re: Proposed Text Amendments Bylaw 2800.18
Faulder Community Water System Service Area**

Preliminary Approval is granted for the bylaw amendments for one year pursuant to section 52(3)(a) of the *Transportation Act*.

If you have any questions please feel free to call Penticton Development Services at (250) 712-3660.

Yours truly,

Damian Kusiak
Development Officer

Local District Address
Penticton Area Office 102 Industrial Place Penticton, BC V2A 7C8 Canada Phone: (250) 712-3660 Fax: (250) 490-2231

Lauri Feindell

Subject: FW: done FW: RDOS Update - aquifer capacity study

On 2023-06-12, 3:53 PM, "Yvonne Heinzinger"

Hello Riley,

It is just a short note/letter email that I send it to you, saying that I was glad that the study was done ...! Yes that is OK...! I have been listening to it on YouTube it's great idea, sorry I cannot be involved I have too much to do and not enough time to get involved...!

Thank you for asking...

Yvonne

Sent from my iPhone

>
>
>

> On 2022-01-08, 9:25 AM, "Yvonne Heinzinger" <

>
>

> Happy new year to you Riley...!

> Thank you for the email it's a welcome news, I'm just having a cold and I'm grounded but I'm watching this carefully and I'm glad and so many other residence we are very glad that the study will happened it's very important for fortune developments, it hasn't been done in the last 20+ years.

> Many thanks

>
>

> Yvonne

>
>

> Sent from my iPhone

>
>

>> On Jan 7, 2022, at 10:08, Riley Gettens <rgettens@rdos.bc.ca <mailto:rgettens@rdos.bc.ca>
<mailto:rgettens@rdos.bc.ca <mailto:rgettens@rdos.bc.ca>>> wrote:

>>

>> Happy New Year!

>>

>> I hope you are all well, warm and healthy!

>>

>> Wanted to let you all know that gas tax funds have been put aside to do a capacity study on the Meadow Valley Aquifer. This is part of the zoning review that is underway for the Faulder Water System Area. I know there have been past studies but this study should fill in some gaps and help inform zoning decisions. It will take some time, of course, to find a contractor and conduct the study but it is a priority project (which is why it was part of the early budget approval today). Will keep you all posted as things progress.

>>

>> I know there is a great deal of local knowledge so please let me know if you have any questions, comments or feedback or email Liisa Bloomfield (cc'd) who is the RD's Manager of Public Works. There will be no tax implications as the study will be paid for out of gas tax reserves. If you could share with your neighbours, that would be great.

>>

>> Thank you Liisa for all your efforts and getting this put together so quickly.

>>

>> Here is what the board passed today:

>>

>> Capital Project – Area "F" Meadow Valley Aquifer Assessment Known

>> water shortage issues and development pressure on the Meadow Valley Aquifer is causing concern over the ability of the aquifer to provide sufficient water to the community. A capacity assessment will help make this determination and provide the direction for any capital planning or bylaw changes that may be necessary. The earlier assessment will benefit Meadow Valley. This capital request is on page 41 of Schedule "E" and is funded from reserves in the amount of \$101,736.

>>

>> Have a great weekend,

>>

>> Riley

>>

>>

>> Riley Gettens, Director Electoral Area "F"

>>

Lauri Feindell

Subject: FW: RDOS Update - aquifer capacity study + public hearing

> From: Brian Dean <

> Date: Tuesday, January 11, 2022 at 12:25 PM

> Subject: RE: RDOS Update - aquifer capacity study

>

> Dear Ms. Gettens, thank you for considering this study as an important step to ensuring our neighbourhoods are protected from unsustainable water withdrawal of the 2 main aquifers in the area. I truly hope your approach differs from the RDOS approach three years ago when the community attended a public meeting pertaining to an agricultural operation that was planning on using a huge amount of groundwater. I fully understand that meeting was in response to a request for a zoning amendment to permit the worker housing at the site. The topic of sustainable water use came up but was never considered in the RDOS decision.

>

> I would like to bring up 3 different points that hopefully will be addressed with this study and a single recommendation.

>

>

> 1. After a brief review of most of the existing documents and discussion with regional groundwater hydrologists there appears to be a lack of consensus of how the 2 separate and different aquifers are recharged. Specifically the relationship between the extension of the aquifer that feeds the Faulder water system, Darke Creek and Acland Creek. I applaud the approach of engaging a consultant to talk to locals who have experienced all conditions over the years.

>

>

>

> 1. Establishment of a holistic sustainable yield (water budget) in order to guide future residential and agricultural development. Generally speaking each individual well withdrawal volume should be sustainable i.e. not extract more than comes in. Having a predictable and known volume of water for the entire area is the major factor in planning developments that will use water.

>

>

>

> 1. Communicate with provincial licensing bodies and 1st Nations about water sustainability in the area. We were unsure if the RDOS really had our best interests in mind when an industrial agricultural operation and farm worker housing in the area met with no opposition from the RDOS just 3 years ago. Within this time frame there have been large ground water licenses awarded without communication with the RDOS, and other organizations that share concerns about water sustainability.

>

>

> The recommendation is to consider awarding the contract to one of the consultants who have experience in the area and who is most likely to be able to come to a definitive conclusion. Having a new consultant would certainly slow down the process and possibly continue to pursue answers that should be provided.

>

>

> Brian Dean

>

> >> | www.rdos.bc.ca<<http://www.rdos.bc.ca>><<http://www.rdos.bc.ca>>

Lauri Feindell

Subject: FW: RDOS Update - aquifer capacity study

From: Sandy Berry <sberry@rdos.bc.ca>
Date: Monday, September 5, 2022 at 7:21 AM
To: Riley Gettens <rgettens@rdos.bc.ca>
Cc: Liisa Bloomfield <lbloomfield@rdos.bc.ca>
Subject: Re: RDOS Update - aquifer capacity study

Hi Riley

I have read the aquifer study by Associated Environmental and find that I agree with many of the findings regarding the dynamics of the various aquifer pools that were studied. I am not however in agreement with the with the premise that the Trout Creek Aquifer is not affected by the overflow from Darke Creek but is substantially replenished by water from Trout Creek. My well and the Faulder Community well I believe are both in this pool. I have been measuring my own well since 2003 when it was drilled. The information I have collected indicates pretty conclusively to me that in the years in which Darke Creek is flowing the level of the aquifer is at its highest and the annual recharge is greatest. In fact, I do not even bother to measure my own well anymore when I observe that Darke Creek is flowing. The source of water for Darke Creek is pretty obvious, I think. It originates from surface water flow thru Meadow Valley and from water in the Meadow Valley aquifer when that pool is filled above the height of the bedrock barrier located approximately at Marsh Lane.

I feel that this study provides us with the most comprehensive picture of the aquifers in our area to date. However, to use it to make decisions on groundwater re-allocation and or increased development runs the risk of over allocating the resource. As Cindy points out this study and others only provide us with a snapshot in time. To use the study as a guideline to base development decisions on is still very premature. My hope is that it will lead to a reasonable aquifer monitoring project which will more accurately determine the discharge/recharge patterns of the various pools. I have talked with residents that have lived in the area for longer than I have (over 30 years) and they feel that there is a about a 20 year cycle between the highest recharges and the lowest.

As we are now beginning to be impacted by the affects of global warming, changes in amounts and form of precipitation ie: snow or rainfall, and the affects on our watersheds due to increased wildfire activity we are faced with the difficult task of trying to determine accurately the resource we are trying to divvy up amongst all the competing interests. The consequences of making these decisions on snapshots in time has the very real possibility of negatively affecting not only current residents of the area but those that will live here in the future.

Regards,
Sandy Berry

Lauri Feindell

Subject: FW: Aquifer study + Public Hearing

From: Sandy Berry <
Date: Monday, June 12, 2023 at 3:33 PM
To: Riley Gettens <rgettens@rdos.bc.ca>
Subject: Re: FW: Aquifer study + Public Hearing

Hi Riley

Yes I am ok with sharing my email with the Board

I also had some conversations a while back with a Carol Luttmmer from Living Lakes Canada which is interested in ground water studies, and is based in the Kootenays. I can't speak for her but she seemed to indicate that if we could get a well that is in the Faulder aquifer and provide a data logger to track the water levels she might be able to incorporate that into a data base which could be used by the RDOS to ascertain the true nature of discharge and recharge over a long period. As it has been my experience by measuring the water in my well this aquifer does not recharge at a constant rate every year. If you are interested I could forward my correspondence and her contact information.

Regards,
Sandy

From: Sandy Berry <
Date: Sunday, January 9, 2022 at 7:47 AM
To: Riley Gettens <rgettens@rdos.bc.ca>
Subject: Aquifer study

Hi Riley

Happy New Year to you.

I am writing to thank you for your efforts to bring together an aquifer study. I tried to move forward a similar initiative a few years ago but it went nowhere. Finding out the characteristics of an aquifer especially how it recharges and discharges and how that affects the overall amount of water that can be reliably available on an annual basis must be known if the governing body and community are to arrive at rational development policy. I know that there are many gaps when it comes to knowledge about groundwater in the South Okanagan and it is expensive to facilitate these studies. That said we need to insure that in rural areas where ground water is presently the primary source of drinking water we do not over tax the supply by allowing too much development. Our community of Faulder is a real good example of the cost of following this path. I acknowledge as well that if the studies indicate a limited capacity to sustain future development we need to insure that restrictions regarding such development must be included in our bylaws. (The tricky part)

If I can be of help in this project please let me know. I fully support the initiative.

Regards,
Sandy

Lauri Feindell

Subject: FW: RDOS Update - aquifer capacity study

On 2022-01-10, 10:59 AM, "Susan Norie" <

Hello Riley,

Thank you for your work on this. Although we are not part of the water system and have our own well (a rock well, not in the aquifer), we are concerned with underground water availability.

Susan Norie

Lauri Feindell

Subject: FW: RDOS Update - aquifer capacity study

From: pamelahinchliffe <pamelahinchliffe@rdos.bc.ca>
Date: Friday, January 7, 2022 at 10:20 AM
To: Riley Gettens <rgettens@rdos.bc.ca>
Cc: Liisa Bloomfield <lbloomfield@rdos.bc.ca>
Subject: Re: RDOS Update - aquifer capacity study

That is great news Riley.

Thank you for helping to initiate the study . I think it will be very beneficial for our community and our future growth.

Regards

Pam

Lauri Feindell

Subject: FW: Aquifer study + Public Hearing

From: Sandy Berry <
Date: Monday, June 12, 2023 at 3:33 PM
To: Riley Gettens <rgettens@rdos.bc.ca>
Subject: Re: FW: Aquifer study + Public Hearing

Hi Riley

Yes I am ok with sharing my email with the Board

I also had some conversations a while back with a Carol Luttmmer from Living Lakes Canada which is interested in ground water studies, and is based in the Kootenays. I can't speak for her but she seemed to indicate that if we could get a well that is in the Faulder aquifer and provide a data logger to track the water levels she might be able to incorporate that into a data base which could be used by the RDOS to ascertain the true nature of discharge and recharge over a long period. As it has been my experience by measuring the water in my well this aquifer does not recharge at a constant rate every year. If you are interested I could forward my correspondence and her contact information.

Regards,
Sandy

From: Sandy Berry <
Date: Sunday, January 9, 2022 at 7:47 AM
To: Riley Gettens <rgettens@rdos.bc.ca<<mailto:rgettens@rdos.bc.ca>>>
Subject: Aquifer study

Hi Riley

Happy New Year to you.

I am writing to thank you for your efforts to bring together an aquifer study. I tried to move forward a similar initiative a few years ago but it went nowhere. Finding out the characteristics of an aquifer especially how it recharges and discharges and how that affects the overall amount of water that can be reliably available on an annual basis must be known if the governing body and community are to arrive at rational development policy.

I know that there are many gaps when it comes to knowledge about groundwater in the South Okanagan and it is expensive to facilitate these studies. That said we need to insure that in rural areas where ground water is presently the primary source of drinking water we do not over tax the supply by allowing too much development. Our community of Faulder is a real good example of the cost of following this path.

I acknowledge as well that if the studies indicate a limited capacity to sustain future development we need to insure that restrictions regarding such development must be included in our bylaws. (The tricky part)

If I can be of help in this project please let me know. I fully support the initiative.

Regards,
Sandy