

## **Regular Monthly Board Meeting Minutes**

Hedley Improvement District

June 16, 2025, at 10:00am

Hedley Centre

**Trustees Present:** Wes Mufford, John Todd, Dave Peers, Stephen Alderson

**Corporate Administrator:** Maria Manazza

**Water Operator:** Kathleen Conabree

**Fire Department:** N/A

- 1) **Call to order:** Wes Mufford (Chair) called the meeting to order @ 10:00AM
- 2) **Approval of Agenda:** Dave/Stephen moved to adopt the agenda as presented.  
Carried.
- 3) **Adoption and acceptance of the previous minutes:** Dave/Stephen moved to accept the previous minutes from May 26th, 2025.  
Carried.
- 4) **Petitions and Delegations:** N/A  
**Reports:**
  1. **Administrative Report Summary:** Maria Manazza read the Administrative Report.

**Date:** June 16th, 2025

**Prepared by:** Maria Manazza

**Subject:** HID Monthly Report Highlights

### **1. Update on the Revenue Enhancement Committee**

There are currently no new updates to report

### **2. Pumphouse Update**

Wes to provide an update on the status and any developments.

**3. Update: FortisBC – Proposed Public Safety Shutoff (PSPS)**

The FortisBC community meeting regarding the PSPS policy is scheduled for June 12 in Keremeos. FortisBC is still gathering input from residents and local governments before finalizing the policy. There has been some miscommunication surrounding the details and if Hedley would be affected or not, so ongoing discussions aim to clarify concerns before they go ahead with implementation.

4. A new address, **800 Daly Avenue**, has been issued following the subdivision of a property on Daly Street. We can now prepare to add it to our town maps.

5. As requested, the invasive trees between the fire hall and Alice's Place have been successfully removed.

**2. Fire Department Monthly Report Summary: Maria Read the Fire Report**

May Fire Report

In May, our team responded to a total of three calls. Notably, we managed to quickly identify and extinguish one fire before it escalated. Additionally, our first responders attended to two medical aid calls.

I am pleased to report that our team is now at full capacity, consisting of 20 dedicated personnel, which includes 2 first responders and 4 recruits.

Furthermore, this past week, our entire team participated in Wildland S100 & S185 certification training, ensuring that we remain well-prepared for any wildland fire incidents and reinforcing our skills in fire management.

On a side note, while attending Practice on June 3, our team went up to the Gold Dust pub hydrant where the water pressure is considerable low, keeping enough pressure in just one line seemed difficult, we had 1 resident come over very upset that we had ran them out of water, can we possible look into this hydrant to see what is going on there.

Best Regards  
HVFD Deputy Chief  
Corey Pelletier

### 3. Water Report: Kathleen Conabree read the water report:

May 27 – June 15, 2025 / Water Operator: Kathleen Conabree

Water Report was given to Trustees at monthly board meeting by the water operator, as normal.

Tuesday bacteriological water tests taken every week & delivered to Keremeos lab with all clear results, also as normal.

May arsenic test taken on 27<sup>th</sup> and delivered to Keremeos. The result this month was 9.77 PPB, a jump from April's 8.66 PPB and is now critically high. CARO had quite a backlog of testing to do due to the previous long weekend, and test results were 4 days late arriving. Just in case an error was made somewhere along the process, a second test was taken the following Tuesday on June 3<sup>rd</sup> to confirm these findings. These results have not been received at this writing.

By looking at patterns in aquifer levels, creek flow numbers (freshet) and comparing these to arsenic test results, in discussions with Gerry Wilkin, we've determined that there is a relationship between elevated arsenic in the aquifer during freshet. Whether this is due to increase in water flows during recharge bringing arsenic into the aquifer, or arsenic already in the aquifer being brought closer to the screens at the depth of our 30 HP pump due to rise in aquifer levels, is unclear, but a relationship does exist.

The aquifer level on June 1 was 50' 6" below the surface. June 15 the level had dropped to 51' 10" below surface.

On Tuesday May 27<sup>th</sup> I received a phone call from Rob Maschek, Project Manager of Fortis BC in response to a phone call I made to Fortis when the information regarding their planned Public Power Safety Shutoffs (PSPS) initiative became public, and which would affect our pumphouse and other critical infrastructure. He told me at that time that Hedley townsite had been taken off the PSPS initiative list and that power would not be turned off in Hedley. He emailed me a map ahead of it appearing on the Fortis website, showing orange polygons where the power would be cut in the event that this area met the PSPS criteria for preventative shut offs. Hedley townsite will have power, but four properties on the Colonial Inn side of the highway on Colonial Rd are included in the PSPS area. The map and copies of the email(s) were given to the Administrator. Rob Maschek also asked me to email him information regarding all of the critical infrastructure in Hedley so Fortis could respond appropriately in their own planning and in the event of any emergency situation. I sent him a photograph of the HVFD's critical infrastructure map but got no return response.

Subsequently, Gerry brought to my attention that when the map was highly enlarged, the very end of the road entrance where the pumphouse is located was, in fact, inside the PSPS designated area. Despite several phone calls, I was unable to reach Rob Maschek at Fortis, & on June 4 sent him an email asking him to confirm in writing that our critical infrastructure would not be affected. Again, there was no response.

As I had planned to attend the Fortis information session in Keremeos on June 12, I prepared a series of articles, pamphlets and infrastructure information to defend Hedley's critical infrastructure, in particular our access to water.

However, just before the meeting I called again and finally managed to speak to Rob Maschek to advise him that our pumphouse was inside the PSPS area and would he confirm in writing that it would still be functional and was not included in the PSPS. We discussed the two sources of electricity that power Hedley (HED 1 to the east and HED2 to the west). He said he would have to check which of these two electrical sources powered our pumphouse and come back to me. I received an email shortly after the phone call (June 12) confirming that HED1 was included in the PSPS area but that our pumphouse is powered by their HED2 line from the west and is definitely not included in the PSPS initiative (see confirmation email attached).

After a discussion at the townhall meeting in Keremeos, the Communications/marketing Manager Neil, has stated they will very likely hold a meeting in Hedley to discuss and explain the Fortis initiative to Hedley residents.

On May 28<sup>th</sup> I received an email from Liisa Bloomfield confirming that the Request for Proposals for a feasibility study had been accepted by the RDOS as meeting their funding criteria stating "*just finishing reading through it this afternoon and it looks great! I wouldn't change anything in what you have done*" as well

as a further email referring the RFP to Tim Roberts to work out the funding details as the project fits within the criteria for gas tax. A further requirement is that it be a competitive procurement process (publicly posted) to

allow any consultant to apply. This is normally posted to the BC Bids website. On Friday June 6<sup>th</sup>, hardcopies of the RFP were distributed to the Trustees for their perusal with a request for approval to post to BC Bids website. It should be noted that this is intended to be a fully funded feasibility study for a new well location and will be at no cost to the residents.

On Wed June 4<sup>th</sup> I met with Mark McRae of the USIB regarding the dig we had done that morning on valve 55 to resolve a long-standing issue with water accumulation in the column. While there we also discussed the PSPS situation and I apprised him of what I had learned, that USIB band members living east of Hedley townsite would be affected by the Fortis planned shut offs. I emailed him the maps, so that he could advise USIB council & residents.

On June 5<sup>th</sup> I took another online course on building resistance in rural water systems which are increasingly challenged by changing weather patterns natural disasters, aging infrastructure, and limited funding, to explore practical strategies for advancing community resilience with real-world examples of successful approaches used by water systems across the country.

The EOCP Water system classification document, which must be renewed every 5 years, was completed and submitted to the EOCP on June 5<sup>th</sup> 2025. This document sets out operational information such as number of water connections, daily water flow, size of the reservoir, length of distribution system, number of fire hydrants etc. and reflects any changes in our water system over the last 5 years.

On June 9<sup>th</sup> Gerry Wilkin and I attended the property at 840 Scott Ave with written permission from the owner, regarding a complaint of low water pressure of 32psi, which was indicated to me by Paul Bennett the week before. Gerry and I pressure tested the hose bib and the pressure was found to be only 25 psi. This property has had some work done in 2018 – 2020 in response to hissing, gurgling and other water sounds inside the basement. Though we did not access the basement area, turning the water off at the curbstop dropped the water pressure to 0 and turning it back on returned the water pressure to 25 psi. The flow test resulted in a flow rate of 4.29 GPM (5 gal took 70 seconds). The normal flow rate for a ¾" line at 25 psi should be 16.5 GPM. At this property, both the PSI and the flow rate are much lower than they should be. (see attachments). Mike Galics contacted me after work hours to say there was a leak under the water fountain at Woodleigh Park requesting I attend and turn off the water at the curbstop, which also turned off the water to the public bathrooms. There have been issues with water running in Woodleigh Park outside of the sprinkling restrictions and I was contacted at 9:40 PM by a concerned resident to say the sprinklers in the park had been running since 2 pm and that they believed the water had been sourced from the church. I contacted the Pastor and asked if he had given permission for the use of the church's water to the park and he said no permission had been asked for nor given. At 10 pm I attended the church and turned off the water, removing the hose to the park and placing it inside the park wall. The next morning Gary Ross and I attended the church and turned off the outside water from the inside shutoff located under the bathroom sink.

I was contacted by Andy Ottie at 16:40 two days later to say he had repaired the leak and would I please attend to turn the water back on, so they could have use of the public bathrooms. I agreed to attend the next morning and only with permission from Mike Galics I would inspect the pipe and see. Andy had tipped the rock fountain over and hand dug a hole to the pipe, installing a normal hose bib tap below ground. In discussion it eventually became clear that this was a temporary measure ahead of the whole repair as they wanted the bathroom water on. As it was a trip hazard, I taped the entire area off with danger tape, as a favour to Mike, given that areas beyond the curbstop are not in the Water Operator's purview. I indicated to Andy (with Mike Galics' agreement) that if anyone reported that the park was breaching the sprinkling regulations again, the water would be shut off at the curbstop until the leak was properly fixed.

Pumpage - May 26 – June 15 2025 (21 days) 4,464,100 total gallons

Average: 212,576 gal/day.

Previous Month Pumpage - April 21 – May 25 (34 days): 6,144,000 Total gallons

Average: 180,706 gal/day. Difference: 31,870 gal / day

**4. Financial Report Summary:** John Todd read the Financial Report.

**Note:** The full financial report is available at the HID office.

**Hedley Improvement District  
Income Statement (January 1 to May 31, 2025)**

**Water:**

- Total Revenue: \$125,902
- Total Expenses: \$54,660 (Budget: \$189,200)
- Net Income: \$71,242

**Fire and Street Lighting:**

- Total Revenue: \$18,322
- Total Expenses: \$66,290 (Budget: \$134,100)
- Net Income: -\$47,968

**Balance Sheet (as of May 31, 2025)**

- Total Assets: \$1,738,489
- Total Liabilities: \$11,441
- Equity: \$1,727,048

**5) Bylaws & Resolutions:** N/A

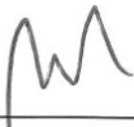
**6) Old Business:** Refer to the Administrators Report.

**7) New Business:**

- a) Board Appointment of 2025 AGM returning/elections officer: Sharon Henderson  
Motion to accept: John  
Second: Dave  
Carried

**8) Conclude Meeting:**

- a) Next Meeting scheduled for July 21st, 2025, @ 10:00AM at the Hedley Centre
- b) Meeting was adjourned at 10:44 by Wes Mufford



Wes Mufford, Chair



Maria Manazza, Corporate Administrator