

# RAYLEIGH WATERWORKS DISTRICT

## BY-LAW NUMBER 123

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A bylaw respecting the installation of water and sewerage systems within development of land in the area comprising the Rayleigh Waterworks District.

The Trustees of the Rayleigh Waterworks District  
ENACT AS FOLLOWS:

1. In this bylaw:
  - (1) "Development" means any parcel of land within the District's boundaries that will be connected to the District's system be it one connection or several connections within a proposed subdivision.
  - (2) "District" means the Rayleigh Waterworks District.
  - (3) "District's system" means the water distribution and septic system including all works owned and operated by the District.
  
2. (1) Every owner of a proposed development shall submit to the Trustees of the District for approval the following:
  - a) A form prescribed as Schedule "A" to this bylaw;
  - b) The plans and other information as specified in Schedule "A";

(2) Every applicant for development of land that will create a parcel to be connected to the District's System must include a calculation of the peak hourly demand and pressure requirement for the ultimate development of the parcels and sufficient information, plans and drawings for the District to determine whether the proposed works comply with this bylaw.
  
3. Before the Trustees of the District approve the development plan as heretofore submitted, they may require the owner or owners of the proposed development to deposit a sum of money, or Government of Canada bonds and its guarantees, or Province of British Columbia bonds and its guarantees, as a guarantee that such water system and sewerage system as aforesaid, will be installed therein, such deposit upon default of the owner or owners to make installation, to be forfeited to the Trustees for the purpose of paying the cost of such installation by the Trustees upon default.
  
4. Every owner of a development and every owner of land who subdivides any parcel of land within the District shall install, at his own expense and at no cost to the District and under the supervision of the Trustees of the District, or their representative, all water mains, fire hydrants, meters and other fittings and

- appurtenance deemed necessary by the Trustees to provide an adequate supply of water for domestic, commercial and fire protection use as is necessary for the present use, and for the future growth or expansion of said development and adjacent lands, and shall pay for all engineering costs: upon completion, the said water mains, hydrants, meters, fittings and appurtenances shall become the property of the District.
5. Every owner of a development and every owner of land who subdivides any parcel of land within the District in accordance with Clause 4 of this bylaw after its date of Registration, shall not be subjected to a toll charge by the District until water delivery is requested from the District by the owner of said lands that the individual connection services. When this connection has been turned on by the District, Clause 5 will no longer apply.
  6. Every owner of a development and every owner of land who subdivides any parcel of land within the District shall install, at his own expense and at no cost to the District and under the supervision of the Trustees of the District, or their representatives, all sewerage mains and other fittings and appurtenances deemed necessary by the Trustees to provide an adequate sewage disposal system for domestic or commercial use as is necessary for present use, and for the future growth or expansion of said development and adjacent lands and shall pay for all engineering costs; upon completion, the said sewerage mains, fittings and appurtenance shall become the property of the District.
  7. No roof drainage, cellar drainage, surface drainage, exhaust steam or blow off shall be connected in any way to District's sewer works. No water used in any automobile garage for washing either the floors or automobiles shall be allowed to enter the sewer.
  8. (1) All works required to be installed under section 3 must be installed along the full frontage of the land being developed unless the lands beyond the land being developed are incapable of further development, as determined by the district.  
  
(2) For the purpose of subsection (1) lands are incapable of further development by reason only that an amendment to an enactment of a local government or the District would be necessary to permit further development.
  9. Every person who disobeys or fails to comply with any provision of this bylaw shall be guilty of an offence and liable on summary conviction to a fine not

exceeding two hundred and fifty dollars (\$250.00) or to imprisonment not exceeding thirty days (30), or to both.

10. Nothing contained in this bylaw shall relieve any person of the responsibility for seeking out and complying with other enactment's applicable to their undertaking.
11. Land that is connected to the District's system, or is proposed for connection to the District's system, must not be developed contrary to this bylaw.
12. No person other than an office or employee of the District or a person duly authorized by the Trustees of the District shall open or close any manhole, or tamper with any sewer main, pipe or other thing maintained or operated by the District.
13. This bylaw may be cited as the "Development Water and Sewerage Regulations Bylaw".
14. This bylaw repeals Bylaw No. 50 of the District, passed by the Trustees on the 13<sup>th</sup> day of February 1978 and registered with the Comptroller of Water Rights on the 28<sup>th</sup> day of February 1978.

INTRODUCED and given first reading by the Trustees on the 5<sup>th</sup> day of December 2001.

RECONSIDERED and finally passed by the Trustees on the 5<sup>th</sup> day of December 2001.

\_\_\_\_\_  
Chairman of the Trustees

\_\_\_\_\_  
Administrator

I hereby certify under the seal of the Raleigh Waterworks District that this is a true copy of Bylaw No. 123 of the Raleigh Waterworks District, passed by the Trustees on the 5<sup>th</sup> day of December 2001.

\_\_\_\_\_  
Administrator

**RAYLEIGH WATERWORKS DISTRICT**

**SCHEDULE “A”**

**DEVELOPMENT WATER & SEWERAGE REGULATION BYLAW NO. 123**

**Application for Water & Sewerage to Proposed Development**

Property Address(es): \_\_\_\_\_  
Legal Description of \_\_\_\_\_  
Property(ies): \_\_\_\_\_  
Registered Owner(s): \_\_\_\_\_  
Address: \_\_\_\_\_  
(Correspondence/calls to \_\_\_\_\_  
be directed to): \_\_\_\_\_  
Phone: \_\_\_\_\_  
Fax: \_\_\_\_\_

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**THE FOLLOWING MUST ACCOMPANY THIS APPLICATION:**

1. Copy of Indefeasible Title(s), dated within thirty days of the date of application.
2. A letter of authorization if the applicant is not the owner.
3. Plan of proposed development with dimensions clearly illustrating lot layout, roads, etc. to a scale of not less than 1:2000. Four copies required.
4. The layout sketch plan, in metric, must be prepared by a consulting engineer, planner or surveyor and should show the following:
  - The full legal description of the parcel(s) to be developed;
  - The dimensions and area of all proposed lots;
  - The arrangement of parcels and streets which will be created by the development, including the widths of the proposed streets and alteration of lot lines or subdivision of existing parcels;
  - The location of all existing buildings and structures on the property;
  - Existing property lines and highways to be eliminated by the proposed development;
  - The location of all natural features and watercourses;
  - The relationship of the development to neighbouring parcels and highways;
  - Intended use of each parcel to be created by the development;
  - Topographic information where land affected by the application is steep, irregular, or otherwise difficult to appraise in respect to the proposed development;
  - A plan of the water system to service the development designed in accordance with the District’s Standards as described in Claus No. 3 of the Bylaw No. 123;

- A plan of the sewerage system to service the development designed in accordance with the District's Standards.

5. Evidence of approval or authorization from other agencies involved in the development.

Property owner(s) signature(s): \_\_\_\_\_

OR:

Authorized agent's signature: \_\_\_\_\_

Date of application: \_\_\_\_\_

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Approved this            day of            , 20

\_\_\_\_\_  
Authorized Signature