



Water and Waste Department

April 14, 2010

To Knowles Avenue Residents

Information on Connecting Your Property to the New Water Main and Wastewater Sewer on Knowles Avenue

Construction to install the following new services on Knowles Avenue began the week of April 6, 2010, and is expected to take about five months:

- wastewater sewer between DeVries Avenue and Gateway Road
- water main between DeVries Avenue and Gateway Road
- land drainage sewer between Gateway Road and Sunny Morning Road

We held an open house for you and your neighbours on January 25, 2010, to provide information on:

- our construction plans and schedule
- the requirements for connecting your home to the new wastewater sewer and water main
- the benefits to residents of hiring Viper Construction, the licensed contractor installing the new sewers and water main (e.g., permit cost savings, reduced disruption and construction time)

You can look over this material again on our web site at winnipeg.ca/waterandwaste/sewage/projects/KnowlesAvenue/default.stm

Frontage fees

The current fee is:

- \$100 per frontage foot of property for the wastewater sewer
- \$80 per frontage foot of property for the water main

The City's Assessment and Taxation Department will mail you a Local Improvement Cash Cost statement late February or early March 2011, giving you the option of either paying a lump sum amount (by the end of March 2011) or having an annual levy added to your property tax bill. If you choose the annual levy option, the terms are 10 years for the water main and 20 years for the wastewater sewer.

For more information, phone 986-2539.

Here are the details on connecting your home to the new wastewater sewer and water main.

Connecting to the wastewater sewer

You must connect to the new wastewater sewer within five years or before you sell your property (as required by Section 8.1 (1) of the Province of Manitoba Regulation 83/2003).

1. You will have to pay for:
 - installing and connecting a private sewer service pipe from your home to the wastewater sewer, using a sewer contractor licensed by us (see Attachment 1)
 - adapting your plumbing where necessary, using a licensed plumbing contractor
 - a Plumbing Permit (for more information, phone 986-5140)
 - an equalization charge as explained in Attachment 2 (phone 986-3484 or 986-3488 for more information).
2. You must complete two application forms before any work is done on your private sewer service pipe – Sewer Connection Application and a Service Application (phone 986-3484 or 986-3488 to begin the application process).
3. Once your private sewer service pipe is connected to the sewer:
 - you must remove or abandon your on-site wastewater management (septic) system as required by the Province of Manitoba (phone Manitoba Conservation at 945-7100 for more information)
 - we will bill you quarterly for sewer service based on water meter readings.

Connecting to the water main

Connecting to the water main is optional. If you choose to connect to the new City water main:

1. You will have to pay for:
 - installing and connecting a private water service pipe from your home to the water main, using a water contractor licensed by us (see Attachment 1)
 - adapting your plumbing where necessary, using a licensed plumbing contractor
 - a Plumbing Permit (for more information, phone 986-5140)
 - an equalization charge as explained in Attachment 2 (phone 986-3484 or 986-3488 for more information).
2. You must complete two application forms before any work is done on your private water service pipe – Water Connection Application and a Service Application (phone 986-3484 or 986-3488 to begin the application process).
3. If you are currently using a well for your water supply, you will have to isolate your well from your drinking water plumbing system as per the City of Winnipeg Water Works By-law 504/73 (phone 986-4118 for more information).
4. We will install a water meter at no charge after the plumbing modifications are complete (phone 986-2455 for more information or to book an appointment for the meter installation).
5. We will bill you quarterly for water service based on water meter readings.

Hiring a contractor

You have two options when hiring a contractor:

- Option A Hire a contractor of your choice from the list of sewer and water contractors licensed by us (see Attachment 1).
- Option B Hire Viper Construction, the licensed contractor installing the new sewers and water main (also on our list of licensed contractors in Attachment 1).

You are responsible for negotiating a contract and ensuring the obligations under your contract are fulfilled. We do not endorse or guarantee any work carried out by a contractor.

Before you hire any contractor, it is good practice to:

- get at least three estimates from licensed contractors
- ask for and check contractor references
- call the Better Business Bureau for a reliability report on contractors

Permit savings if you connect now using Viper Construction

Because our contractor is already on-site, you will save \$750.20 on permit fees (see Attachment 3) if you connect now using Viper Construction for the portion of your private service pipes from your property line to the City pipes. There will be additional permit fees for the portion of your private service pipes from your property line to your home.

Viper Construction Charges – for the portion of private service pipes from the City pipes to your property line

As part of the tender process, Viper Construction has provided fixed prices (before taxes) for property owners for the portion of the private service pipes from the City wastewater sewer / water main to your property line (see Attachment 4). We view these prices as competitive, but you may be able to find a contractor at a lower price.

You are free to use a different contractor, however:

- for safety reasons, they would not be allowed on-site until our construction activities are complete
- you would not save \$720.00 on permit fees.

If you plan to hire Viper Construction to install your private service pipes, please complete the Service Connection Response (Attachment 5) and return it before May 3, 2010. Our consultant for this project, Stantec Consulting, will then arrange for Viper Construction to contact those property owners that decide to hire them.

If you have any questions or concerns, please contact our consultant, Hartley Katz, at 489-5900 during regular business hours or by email at hartley.katz@stantec.com

Licensed sewer and water contractors

A contractor must be licensed by us to perform work on the City water system or sewer system, or to install services that connect to the City water or sewer system. This list is provided for information only and does not constitute a warranty of any kind relating to any work carried out by the contractors.



Company	Mailing address	City/Town	Postal Code	Office contact	Phone no.	Fax no.
A-1 WWF Construction Inc.	Box 4064 RR#2	Oakbank	R0E 1J3	Jenn Fecio	668-1944	668-1944
AAble Underground Ltd.	Box 160 A, RR #5	Winnipeg	R2C 2Z2	Stan Wojtowicz	224-1782	n/a
Acme Demolition Ltd.	20 Meade Street S.	Winnipeg	R3B 3P3	Wayne Imrie	943-8000	944-0526
A-Georgettes Construction Ltd.	2887 McPhillips Street	Winnipeg	R2P 2V3	Kerri Georgettes	582-7322	582-7322
Al-San Underground Ltd.	Box 10, Grp. 256, R.R. 2	Winnipeg	R3C 2E6	Jennifer Bailey	694-4506	632-8970
Borland Construction Inc.	751 Lagimodiere Boulevard	Winnipeg	R2J 0T8	Frank Vickers	255-6444	255-5209
Cambrian Excavators Ltd.	33 Terracon Place	Winnipeg	R2J 4B3	Tanis Mabon	233-8033	231-0117
Cox Construction Co Ltd.	100 Lakeside Road	Springfield	R2J 4G8	Berry Hoffmann	224-2092	224-3904
Crown Utilities Ltd.	1043 Dugald Road	Winnipeg	R2J 0G8	Frances Adolph	231-1048	237-7053
D & D Sewer & Water Ltd.	Box 330	Elie	R0H 0H0	Dean Legault	791-7374	353-4285
Darco Enterprises Ltd.	1037 Dugald Road	Winnipeg	R2J 0G8	Jonathan Peters	233-9760	237-7704
Dig Dug Excavating Inc.	200 Poneida Road	West St. Paul	R4A 5A9	Barry Ongenae	334-7061	n/a
Double A Construction Wpg	23-845 Dakota Street, Suite 383	Winnipeg	R2M 5M3	John Courcelles	981-1347	256-9404
Dove Industries Ltd.	960 McLeod Avenue	Winnipeg	R2G 2K9	Ramona Schwark	654-1461	667-7608
Down Under Excavating Ltd.	Box 226, 23 - 845 Dakota Street	Winnipeg	R2M 5M3	Tim Punton	771-5145	253-2064
E F Moon Construction	Box 908	Portage La Prairie	R1N 3C4	Jocelyn Lequier-Jobin	857-7871	857-3882
Frick Construction Ltd.	151 Burnett Avenue	Winnipeg	R2G 1C2	Shelly Savard	668-4942	654-0359

Kodiak Construction Inc.	1661 Dugald Road	Winnipeg	R2J 0H3	Geza Nagy	233-3806	233-1357
Kyle Construction Ltd.	PO Box 53069 RPO S. St. Vital	Winnipeg	R2N 3X2	Susan Zylema	256-6368	253-9344
M & J Backhoe Service Ltd	Box 653	Steinbach	R5G 1M5	Margaret Funk	326-9416	326-3651
Main Line Industries Ltd.	1219 Holmes Road	West St. Paul	R4A 7A7	Allan Wolfman	338-1900	334-4511
Maple Leaf Construction Ltd.	777 Erin Street	Winnipeg	R3G 2W2	Greg Regier	783-7091	786-3106
Nelson River Construction Inc.	101 Dawson Road N	Winnipeg	R2J 0S6	Brad Morton	949-8700	237-8337
Outdoor Solutions Inc.	300 Rita Street	Winnipeg	R3J 2Y2	Darren Minaker	223-4558	889-7152
Paragon Industries Ltd.	Box 16, Grp. 525, R.R. 5 W.	Winnipeg	R2C 2Z2	David Budinsky	224-3238	224-4547
Prairie Diggers Backhoe Service	Box 142	La Broquerie	R0A 0W0	Melanie Tétrault	392-7890	424-5814
Raymond Vauclair Projects	Box 9, Grp. 10	Richer	R0E 1S0	Gaby Vauclair	792-4168	422-9382
Red River Construction	2698 Saskatchewan Avenue	Winnipeg	R3J 3Z2	Andy Wither	889-6610	837-2608
Roger's Sewer & Water Ltd.	1047 Marchand Road	Howden	R5A 1J6	Amy	275-2298	261-1891
Rondor Excavations Ltd.	P.O. Box 6, R.R. 5, Grp. 587	Winnipeg	R2C 2Z2	Ron Punton	261-4903	261-1987
Tri-Core Projects Manitoba Ltd.	5 - 1595 Brookside Boulevard S	Winnipeg	R2R 1V6	John Highmoor	942-1516	942-0693
Viper Construction Ltd.	3000 Main Street	Winnipeg	R2V 4T2	Doug Marini	989-4711	338-3962

List revised - March 9, 2010
Engineering Division - Customer Technical Services Branch



Water and Waste Department

Equalization Charge / Credit under City of Winnipeg By-laws

Equalization charge:

- must be paid to the City at the time of arranging for the installation of your sewer or water service pipe.

Equalization credit:

- will be paid by the City upon completing the installation of your private sewer or water service pipe.

For more information, please phone 986-3484 or 986-3488.

Based on a 20.12 metre Right-of-way	Properties on North Side of Knowles	Properties on South Side of Knowles
Sewer Equalization	\$578.76 – Credit	\$578.76 – Charge
Water Equalization	\$253.92 – Charge	\$253.92 – Credit

Sewer By-law 7070/97 – Section 23

Equalizing Cost of New Sewer Connections Where a Sewer is Not in Middle of Street

When an application is made by an owner of any property for a new sewer connection to a sewer that is not in the middle of the street, the owner shall construct the sewer connection and in the case of a sewer connection on the side of the street nearest to the sewer, the owner shall pay to the City at the time of making application for the required permit, an amount equal to the distance in metres that the sewer is off centre multiplied by the rate listed in Schedule "A", and in the case of a sewer connection on the other side of the street, the City shall pay to the owner when the sewer connection has been satisfactorily completed, a sum equal to the distance in metres that the sewer is off centre multiplied by the equalization rate listed in Schedule "A".

Equalization rate for off centre sewers

\$ 91.00 per metre

Water Works By-law 504/73 – Section 19b

Equalizing Cost of Connections Where a Water Main is Not in Middle of Street

When an application is made by an owner of any property for a connection to a water main that is not in the middle of the street, the owner shall have the connection constructed in accordance with subsection (a), and, in the case of a connection on the side of the street nearest to the water main, the owner shall pay to the City at the time of making application for the required permit an amount equal to the distance in feet that the water main is off center multiplied by the rate listed in Schedule "B", and in the case of a connection on the other side of the street, the City shall pay to the owner when the connection has been satisfactorily completed, a sum equal to the distance in feet that the water main is off center multiplied by the rate listed in Schedule "B".

Equalization rate for off centre water mains

\$ 69.00 per meter

You can see the By-laws on our web site at winnipeg.ca/waterandwaste/dept/default.stm#by-laws



Water and Waste Department

Permit Cost Savings

Connecting from the New Wastewater Sewer/Water Main to Your Property Line

The following chart outlines the money you would save on permits by connecting from your property line to our pipes at the time our contractor is on-site. There will be additional permit fees for the portion of your private service pipes from your property line to your home.

	<u>CONNECT NOW</u> Permit costs when you connect at the time the water and sewer mains are installed	<u>CONNECT LATER</u> Permit costs if you connect to the water and sewer mains after the project is complete
Application Fee		
• connecting to sewer	\$0.00 *	\$31.00
• connecting to water	\$0.00 *	\$31.00
Permit Fee		
• connecting to sewer	\$0.00 *	\$70.00
• connecting to water	\$0.00 *	\$70.00
Administration Fee		
• connecting to sewer	\$0.00 *	\$35.00
• connecting to water		\$35.00
Cut Permit Fee	\$0.00 *	\$131.00
Graded Roadway Cut Permit	\$0.00 *	\$184.00 ** (based on estimated cut size of 4 square metres at \$46.00 per square metre)
Mud Cut Permit	\$0.00 *	\$163.20 ** (minimum charge)
Plumbing Permit (min.) (to inspect alterations to interior plumbing)	\$112.00	\$112.00

Total

\$112.00

\$862.20

You save \$750.20 if you connect to City services now.

* Fees are not applicable as they will be incorporated into work being done by the City contractor at time of the project.

** Cost is based on minimum cut sizes. Final amounts will be based on actual cut size.

These are 2010 rates and subject to increase in the future.

Viper Construction Charges

For the portion of the connection from the City pipes to your property line

As part of the tender process, Viper Construction has provided the following fixed prices (before taxes) for property owners for the portion of the connection from the City wastewater sewer / water main to your property line.

You will have to negotiate with them directly (or the contractor of your choice) for the cost of the portion from the property line to your home.

Cost to install a 150 millimetre diameter private sewer service pipe from the new City wastewater sewer to your property line

	Properties on North Side of Knowles (about 16.42 linear metres) *	Properties on South Side of Knowles (about 3.70 linear metres) *
Backfill - mud ** - \$160.00 per linear metre	\$2,627.20	\$592.00
Total before equalization	\$2,627.20	\$592.00

* The dimensions are approximate and may vary from property to property.

** If granular backfill is required, there would be an additional charge.

Cost to install a 20 millimetre diameter private water service pipe from the new City water main to your property line

	Properties on North Side of Knowles (about 6.38 linear metres) *	Properties on South Side of Knowles (about 13.74 linear metres) *
Backfill - mud ** - \$72.00 per linear metre	\$459.36	\$989.28
Corporation stop - 20 millimetre	\$420.00	\$420.00
Curb stop - 20 millimetre	\$524.00	\$524.00
Curb stop box - 20 millimetre	\$630.00	\$630.00
Zinc anode - 10.9 kg	\$100.00	\$200.00
Total before equalization	\$2,133.36	\$2,763.28

* The dimensions are approximate and may vary from property to property.

** If granular backfill is required, there would be an additional charge.

If you choose to connect to the water main, your private water service pipe installation requires:

- A corporation stop – a valve for joining your private water service pipe to the water main.
- A curb stop and its box – a shut-off valve installed at your property line. This allows us to turn off your water if there is a leak in your pipe.
- Zinc anodes protect your private water service pipe from corrosion. Because of the length of the pipe, properties on the south side of Knowles require two anodes.

All sewer and water contractors licensed by the City are familiar with the Standard Construction Specifications and the Sewer and Water Works By-laws.



Water and Waste Department

Service Connection Response – Knowles Avenue

I, _____, of _____ Knowles Avenue,
Print name of homeowner(s)

will hire Viper Construction (the licensed contractor that is installing the City’s new wastewater sewer and water main) to install my:

- private sewer service pipe from the new City wastewater sewer to my property line
- private water service pipe from the new City water main to my property line

I understand that I will have to make arrangements to pay Viper Construction directly.

I understand that this is not a contract or legal agreement. It is so that Stantec Consulting can provide a list to Viper Construction of those property owners that decide to hire them

Homeowner Signature

Homeowner Signature

Date

Date

Viper will contact you to make final arrangements. Please provide your contact number(s).

Home

Cell

Please return by mail or fax **before May 3, 2010**, to:

Stantec Consulting Ltd.
905 Waverley Street
Winnipeg, MB R3T 5P4
Attention: Hartley Katz
Fax: (204) 453-9012