

Lethbridge North County Potable Water Co-op NEWSLETTER & INFORMATION UPDATE

MISSION STATEMENT:

The Lethbridge North County Potable Water Co-op, shall endeavor to supply potable water to all residents of the Lethbridge North County, who wish to be supplied, at the most reasonable cost as can be achieved, for the good of all.

LETTER FROM THE PRESIDENT



The LNCPC had an awesome 2011 & we look forward to an equally great 2012. Nobleford and Diamond City phases are complete except for a few minor clean-up issues which will take place this coming spring. The Picture Butte contract was awarded in Sept. 2011 and construction by TA Excavating set new speed records with all pipe ploughed in by end of December 2011. Picture Butte is our largest project phase. Members and non members cooperated wonderfully. We achieved 99% easement sign-ups without having to contract an outside land man agency - Thank-you! Our new Operations Manager, Brett Schafer together with Vice President John Haarman, visited the Picture Butte members and got the landowners to sign blanket easements. Communication to the landowners, on exactly where a member would have the pipeline and curb-stop on their property, was the key to this easement signing success. MPE and our contractors did a super job as well, mitigating all problems as they occurred. The Nobleford and Diamond City phases were complete in November with final inspections done with K-Line and Chinook. John and Brett have been diligently installing emitters since then, as the members get their cisterns ready. Your Co-op & I cannot offer enough thanks to John Haarman for the time, travel, and work effort he has put in. His commitment has been exemplary and I don't remember the last time that he submitted an invoice for any personal time and expenses. Please thank John the next time you see him! Your Board volunteers would love to hear the thank-yous! We are also very privileged to have Rae Lynne Friesen as our Administrator. Rae Lynne has worked diligently on this project for almost 6 years, efficiently keeping us organized, with additional bookkeeping assistance from Marcella Klein (over the past 2 years). Combined, they have professionally dealt with the challenges of handling member details & inquiries, invoicing & all admin duties for the Co-op. Through all this efficiency, and hard work by everyone, we have even somehow managed to save money! Get ready for this...**OUR DIAMOND CITY AND NOBLEFORD PHASES CAME IN AT about \$600,000 BELOW BUDGET!** This has greatly lowered the total entire project cost. We are anticipating a saving in contingency funding for Picture Butte as well. Let's Hold our Breath! All of our members have been looking for assurances that the final cost will not go over \$10,000. I gave a personal promise at the September 2011 general meeting, to do everything possible to mitigate all cost overages and achieve this goal! Our Finance Committee will be able to provide a final project update with total cost projections very soon. We are still looking for some additional funding to help complete the Picture Butte and Monarch phases but the Board has decided that we will NOT go back to the members for more than the \$10,000 per unit. The County charges for over-sizing the rural line, is now being paid back through your monthly water fees. \$7 per unit, per month is allocated for the annual County payments. The picture is very rosy and your Board, the County Council, and the Steering Committee are committed to the total success of this project (both construction and cost wise). We believe that we are fulfilling our Co-op mission statement to "Deliver potable water to all the residents of the North County who wish to be connected at the lowest price possible". The nearly 10 year old dream of safe potable water delivered to your rural residence in a pipeline, has already come true for most of our members. We will soon announce a date for an official celebration!

- **BILL HAMMAN, LNCPC PRESIDENT**

Monthly water fees are currently set at \$22.00/unit/month for all idle curb-stops, and water usage fees will be invoiced at \$68.00/unit/month. We are working on setting up an automatic withdrawal system to pay bills directly from your bank account. All members will be notified when this option is available. For now we only accept payments by cheque (Post dated cheques and advance payments also accepted). For payment or account inquiries, please feel free to contact Rae Lynne Friesen at (403) 381-4789, or email lncpc@telus.net.

Website: www.freewebs.com/lethbridgecountywaterinfo/

OPERATIONS MANAGER REPORT

Hello LNCPWC Members, hope everyone had a Merry Christmas and Happy New Year! Hopefully everyone is as excited for 2012 as I am. Our Co-op has made great progress with the installation of our potable water line this past year, with Nobleford and Diamond City phases completed and operational. There are a few deficiencies that remain in both of these phases, however, they will be addressed and rectified this coming spring.

So far both the Nobleford phase and Diamond City phase have been operating very well, with very few problems to date. There are a number of members hooked up and enjoying the potable water in these phases, and feedback from the use of the water has been great! We ask those members who have not hooked up as of yet, that you please ensure that ¾" cts 200 psi municipal grade pipe is used inside your cistern. If any pipe larger than ¾" is used we will be asking you to change it out to the proper ¾" size. I would also like to remind our members to take the necessary steps prevent their cisterns from freezing. It is the members' responsibility to ensure steps are taken to prevent freezing, and the co-op is not responsible for frozen cisterns or emitters. We will definitely do what we can to help, but again, the responsibility is that of the member.

The construction of the Picture Butte phase has been going very well. Mother Nature provided us with a very mild fall and TA Excavating took full advantage of the weather, plowing in 155 km of pipe in just less than 60 days. They are now officially plowed out, and will be going strong through the rest of the winter digging and directional drilling the rest of the job in. We are hoping Mother Nature will grace us with a good winter and not as wet of spring so all construction can be complete before the crops start to get worked in. Water should be available to the Picture Butte members in the spring or early summer of 2012.

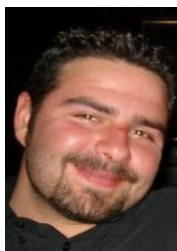
I am nearing my one year anniversary since starting with the LNCPWC and would like to take a minute to thank all of our members and non-members for making my first year on the job very enjoyable. I look forward to continue growing with this co-op in the future and look forward to meeting all those that I have not. If at any time anyone has any questions, comments, or concerns, regarding the construction, clean-up, installation, anything at all, please do not hesitate to call me.

Thank you for your time taken to read my letter, I look forward to seeing you all in 2012!

Sincerely,

Brett Schafer

Operations Manager, LNCPWC
Phone (403) 634-2526
brett_schafer@hotmail.com



FINAL PHASE CONSTRUCTION & ADD ONS FOR WAIT LISTED MEMBERS

After receiving the official cost estimates from the engineers, The LNCPWC has made the decision to finally add 4 members & 6 units to the Turin/Little Bow phase that have been patiently waiting for service over the past 2 years. These members were waitlisted and we now can hook up these members, cost effectively. Construction for these members will begin immediately by TA Excavating, and they should see water by early spring. The final phase is Monarch and we are hopeful of cost efficiencies here as well. We know that there will be some cost efficiencies here as we have a number of multi-unit members here including the Blood Tribe, with 27 units to one curb-stop. In addition, the pipeline is already installed with 3 meter chambers. We are currently awaiting the construction cost estimate from our Engineers for the Monarch phase, and look forward to the possibility of working on this phase in the near future. We are still awaiting the approval from the City of Lethbridge Water Commission, in order to service our rural Monarch members. However, the future is rosy!

MEMBER INFO CENTER

Member Count

As of January 31, 2012: 552

Purchased Units

As of January 31, 2012: 774

THINGS YOU SHOULD KNOW:

Project Engineers: MPE Engineering Ltd.

(Nobleford, Diamond City, Picture Butte & Monarch)

Associated Engineering Alberta Ltd. (Turin/Sundial)

Potable Water = 500 gallons/day

Cistern Specs: recommend minimum 1000 gallon tank
See additional spec sheet attached. Must install proper pipe & cistern parts before water can be hooked up.

Contribution Cost (as of Sept. 2011) = \$10,000/unit

Monthly Service Fees: \$68.00/month/unit for water usage
\$22.00/month/unit for idle curb-stops

New Units: Unit cost + Minimum \$150.00 late sign up fee, plus any additional construction costs. Individual unit costs added to project will be determined by the Board & engineers. New units added will not include Govt. funding.

ANNUAL GENERAL MEETING

**Tentative date set for March 28, 2012
Diamond City Community Hall, 7:30pm
Watch the Sunny South News for details**