



CONSTRUCTION REQUIREMENTS

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For the construction of new Subdivision works for Fee Simple and Strata development lots within BMID, the following Construction Requirements apply:

- Subdivision Bylaw:** All works are to conform to the current BMID Subdivision Bylaw located at www.bmid.ca
- Approval to Construct:** Watermain construction is not permitted within the District unless watermain design drawings have been received, reviewed and accepted by BMID, and by IHA. Should construction proceed prior to approval being received, BMID reserves the right to require a longer warranty period or refuse acceptance of the subdivision altogether.
- Bonding** The Developer or his Contractor shall provide a Performance Bond for the value of 50% of the watermain for a period of one year. Alternately, a letter of credit in the amount of 50% of the value of the watermain infrastructure works is to be provided in lieu of a Performance Bond. The bond will role into a Maintenance bond for a period of one year after the date of Substantial Completion of the watermain. A two year maintenance period may be required if performance and inspections of the works is substandard.
- Professional Design and Inspection :** The construction of the water infrastructure is to be conducted under the supervision and inspection of a Professional Engineer, registered and insured in the Province of British Columbia. Proof of registration and insurance may be requested. Minimum insurance must be in the amount of \$ 500,000. The P.Eng, is to provide professional assurance that the works are being installed and function as per the Approved for Construction Drawings.
- Construction Inspections:** Inspections are to be carried out by the Professional Engineer and/or their staff that are retained by the Developer. Copies of inspection reports must be filed on record for the watermain works and must be available for review by BMID. Daily copies of the inspection reports are to be e-mailed to BMID Works Coordinator. Insufficient inspections or documentation may constitute the requirement for an extended warranty period for the applicable works.
- Digital Photo Record:** Inspector is to maintain a digital photo record of the works being carried out. The inspector is to include in the e-mailed inspection reports relevant photos of the construction. Complete construction photo record is to be indexed and submitted on a CD for the subdivision for future reference and records. Photos required for all thrust block and joint restraints, service connections, each hydrant assembly before backfilling and typical trench backfilling and compaction effort.
- Independent Materials Testing Agency:** The developer will retain an independent materials testing firm to provide materials product conformance for sands and gravels, and perform density testing of compaction around the watermains and services.
- Coordination and Tie-ins:** The contractor shall meet with the BMID Works Coordinator to discuss project coordination and tie-ins to existing BMID watermains. A minimum of 48 hours, (two full working days) notice must be provided for meetings and coordination of BMID staff. Tie-ins are to be carried out by BMID works staff at the Developer's cost, unless prior agreement is worked out with the BMID Works Coordinator. Tie-ins are to be carried out after flushing and disinfection by the Contractor.



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- Materials** All materials are to conform to the BMID and Kelowna Joint Water Committee approved materials list.
- Disinfection:** Standards for pressure testing, flushing and disinfection of watermains are to follow AWWA standard procedures and meet the requirements of BMID.
- Fire Flow Testing:** The Developer/Consultant is to provide proof of fireflow to the development area through retaining an independent fire flow testing firm. The firm is to be acceptable to BMID and is to verify available flow, residual pressure and time of analysis so that BMID can confirm the results with the output of our computer distribution system water model. Flow testing is to occur within three weeks of the subdivision being brought on-line.
- Engineer of Record:** Measurements and recording of the watermain installations shall be sufficient so that an accurate set of As-Built drawings can be provided. The As-Built drawings are to be provided within 60 days of subdivision registration. BMID will require appropriate bonding from those engineering firms/developers that have poor performance in the delivery of as-built drawings.