

Public and Private Sewer Usage Regulation Bylaw

VILLAGE OF PEMBERTON

BYLAW NO. 363, 1994

CONSOLIDATED VERSION



LAST OFFICE CONSOLIDATION: August 26, 2021

This document is an office consolidation of the Village of Pemberton Public and Private Sewer Usage Regulation Bylaw (adopted September 28, 1994) and subsequent amendments adopted by Village Council.

All persons making use of this consolidation are reminded that it has no Council sanction, that amendments have been incorporated only for convenience of reference, and that for all purposes of interpretation and application that original bylaw should be consulted.

The Village of Pemberton will, in no event, be liable or responsible for damages of any kind arising out the use of this consolidation.

This is not the official version of the Village of Pemberton Public and Private Sewer Usage Regulation Bylaw, 1994, nor is it admissible in a court of law. For such purposes, official certified copies can be obtained from the Village Office or by contacting us at: admin@pemberton.ca.

Table of Amendments

Bylaw Number	Date Adopted	Section	Description
396	December 3, 1996	3.14	Amends holding tank regulations.
905	July 27, 2021	Schedules C and D Part 2, Definitions 3.2 5.4 Part 9, Schedules	replaces references to Schedule C with references to Fees and Charges Bylaw No. 905, 2021

VILLAGE OF PEMBERTON

BYLAW No. 363, 1994

A bylaw regulating the construction of, connection to, and use of sewer system and holding tanks within the Village of Pemberton.

The Council of the Corporation of the Village of Pemberton in open meeting assembled enacts as follows:

1. DEFINITIONS

1.1. In this Bylaw, unless the context otherwise requires:

BOD (denoting biochemical oxygen demand) shall mean the quantity of oxygen utilized in the biochemical oxidation of organic matter under standard laboratory procedure in five (5) days at 20 ° C., expressed milligrams per litre as defined in "Standard Methods."

Building drain shall mean that part of the lowest horizontal piping that conducts sewage, clear water waste or storm water to a building sewer or holding tank.

Building sewer shall mean a pipe that is connected to a building drain 36 inches outside a wall of a building and that leads to a public sewer or private sewage disposal system or holding tank.

Combined sewer shall mean a sewer that is intended to conduct sewage and storm water.

Domestic sewage means the water-borne wastes derived from the ordinary living processes and of such character as to permit satisfactory disposal, without special treatment into a public sewer or by means of a private sewer system or holding tank.

Engineer shall mean the Municipal Engineering Consultant of his authorized representative as appointed by Council resolution from time to time.

Fees and Charges Bylaw means Village of Pemberton Fees and Charges Bylaw No. 905, 2021, as amended or replaced from time to time. (*Amendment Bylaw No. 905, 2021*)

Garbage shall mean discarded solid matter both domestic and commercial, disposed of by other means than sewers, drains, holding tanks, or private disposal systems (ie Carney's Waste Systems).

Holding tank shall mean a tank or series of tanks intended to store all domestic sewage conveyed by a building sewer or building drain until the sewage can be transported by tanker truck to an approved disposal location. These do not form part of the "Community Sewer System" as defined in Subdivision Bylaw No. 219 as amended from time to time.

Industrial wastes shall mean the liquid wastes resulting from the processes employed in industrial establishments and including, among others, wastes from dry cleaning establishments, food processing and packing plants and storage depots but does not include domestic sewage.

Inspector shall mean an employee appointed from time to time by the Council of the Village of Pemberton.

Natural outlet shall mean any outlet into a watercourse, pond, ditch, lake or other body of surface or groundwater.

Person shall mean any individual, firm, company, association, society, corporation, or group.

pH shall mean the logarithm of the reciprocal of the weight of hydrogen ions in grams per litre of solution as defined in "Standard Methods."

Properly comminuted garbage shall mean wastes from the preparation, cooking, and dispensing of food that have been shredded to such a degree that all particles will be carried freely under the flow conditions normally prevailing in public sewers, with no particle greater than one-quarter (1/4) inch (6 mm) in any dimension.

Public sewer shall mean a common sewer directly controlled by public authority, and shall include the main sewer, lateral sewer and portions of a building sewer within a road allowance or a statutory right-of-way held by the Municipality for the purpose of conveying sewage.

Residential dwelling unit means one or more rooms for the use of one or more persons as a housekeeping unit with cooking, eating, living, sleeping and sanitary facilities.

Sanitary sewer shall mean a sewer that may conduct sewage or clear water waste, but not storm water.

Sewage shall mean any liquid waste containing animal or vegetable matter in suspension or solution and may include liquids containing chemicals in solution.

Sewage treatment plant shall mean any arrangement of devices and structures used for treating larger volumes of sewage than conventional disposal systems or septic tanks.

Sewage works shall mean all facilities controlled by the public authority for collecting, storing, pumping, treating and disposing of sewage.

Sewer shall mean a pipe or conduit for carrying sewage.

Sewerage area shall mean the area of land defined in the Village of Pemberton Sewerage Waste Disposal Bylaw No. 227, 1987, as amended from time to time.

Shall is mandatory. *May* is permissive.

Sludge shall mean any discharge of water, sewage, or industrial waste which in concentration of any given constituent or in any quantity of flow exceeds for any period of duration longer than fifteen (15) minutes more than five (5) times the average twenty-four (24) hour concentration or flows during normal operation.

Standard Methods refers to *Standard Methods for the Examination of Water and Wastewater* published by the American Public Health Association.

Storm drainage system shall mean a drainage system or part of a drainage system that conveys only storm water or clear water waste.

Storm water means water that is discharged from a surface as a result of rainfall or snowfall.

Suspended solids shall mean solids that either float on the surface or are in suspension in water, sewage, or other liquids, and which are removable in laboratory filtering, as defined in *Standard Methods* under nonfilterable residue.

Wastes means matter discarded or not wanted and may also mean substances including water which are permitted to escape or which escape accidentally.

Watercourses shall mean a channel in which a flow of water occurs, either continuously or intermittently.

2. REQUIREMENT TO USE PUBLIC SEWER SERVICES

- 2.1.** It shall be unlawful to discharge to any watercourse within the Village of Pemberton or in any area under the jurisdiction of the said Municipality, any sewage or other polluted waters, except where suitable treatment has been provided in accordance with the provisions of the Waste Management Act and where the use of a public sewer is not permitted or required under the provisions of this Bylaw.
- 2.2.** Except as hereinafter provided, it shall be unlawful to construct or maintain any privy or privy vault, package treatment plant, septic tank, cesspool, holding tank, or other facility intended or used for the disposal or storage of sewage.
- 2.3.** The owner of all residential dwelling units within the sewerage area of the Village of Pemberton, or land used for human occupancy, employment, recreation, or other purposes, situated within the boundaries of the Municipality and abutting on any street, alley, or right-of-way in which there is located or is proposed to be located a public sanitary or combined sewer of the area or Municipality is hereby required at the property owners' expense to install suitable toilet facilities therein, and to connect such facilities directly with the proper public sewer in accordance with the provisions of this Bylaw, within one-hundred and eighty (180) days after date of official notice to do so.
- 2.4.** All land used for human occupancy, employment, recreation, or other purposes, situated outside the sewerage area and not abutting any street, alley, or right-of-way in which there is located or is proposed to be located a public sanitary or combined sewer, shall install, operate, and maintain a sewerage disposal system in accordance with the Health Act or the Waste Management Act. Where a property cannot obtain approval for a sewerage disposal system under the Health Act and approval is obtained from the Municipality, a holding tank may be installed. The holding tank shall then be installed, operated, and maintained in accordance with Schedules A and B of this Bylaw.

3. REGULATION OF BUILDING SEWERS AND CONNECTIONS

- 3.1.** No person shall uncover, make connections with or opening into, use, alter, or disturb any public sewer or appurtenance thereof without first obtaining a written permit from the Municipality. A written permit will also be required for installation of a holding tank.
- 3.2.** The owner or their agent shall apply for a permit required in section 3.1 and shall:
(Amendment Bylaw No. 905, 2021)
- a. include with the permit application any plans, specifications, or other information considered pertinent to the judgement of the Village or as required in Schedules A, B, or C;
 - b. identify the constituents of the proposed sewage discharge;
 - c. be responsible for the continued compliance with the required quality standards; and
 - d. pay the applicable permit fee as set out in *Fees and Charges Bylaw*, at the time of issuance of the building permit, where a building permit is required, and otherwise, prior to exposing the public sewer;
- 3.3.** The owner of the land or his agent shall make application for the permit required in Section 3.1 to the Municipality. The permit application shall be supplemented by any plans, specifications, or other information considered pertinent to the judgement of the Municipality or as required in Schedules A, B, or D. The applicant shall be responsible for identifying the constituents of the proposed sewage discharge and the owners shall be responsible for the continued compliance with the required quality standards. A permit fee will be paid for all holding tanks. A permit fee must be paid at the time of issuance of the building permit, where a building permit is required, and otherwise, prior to exposing the public sewer. Permit fees will not be charged for connection to the public sewer where the sewer was installed at the developer's cost prior to the date of adoption of this Bylaw. The permit fees for all other lots are set out in Schedule C which forms part of this Bylaw.
- 3.4.** The owner shall be responsible for connecting to the existing Municipal Sewer System where applicable, otherwise the owner shall be responsible for installing the building sewer on his land and bearing all costs and expenses incidental to the connection. The owner shall indemnify the Municipality from any loss or damage that may directly or indirectly be occasioned by the installation of the building sewer.
- 3.5.** A separate and independent building sewer and/or holding tank shall be provided for every building, except where one building stands at the rear of another on an interior lot and no private sewer is available or can be constructed to the rear building through an adjoining alley, court, yard, or driveway. Then the building sewer from the front building may be extended to the rear building on written approval of the Engineer of the Municipality.
- 3.6.** Old building sewers and/or holding tanks may be used in connection with new buildings only when they are found, on examination and test by the Inspector, to meet all requirements of this Bylaw.
- 3.7.** The size, slope, alignment and materials of construction of a building sewer and the methods to be used in excavating, placing the pipe, jointing, testing, and backfilling the trench, shall conform to the requirements of the building and plumbing codes or other applicable rules and regulations of the Municipality.
- 3.8.** Whenever possible, the building sewer shall be brought to the building at an elevation below the basement floor. In all buildings in which any building drain is too low to permit gravity flow to the public sewer, sanitary sewerage carried by such building drain shall be lifted by an approved means and discharged to the building sewer in conformity with the Plumbing Code Section 7.4.9.4.1-8 inclusive.
- 3.9.** No person shall make connection of roof down spouts, exterior foundation drains, area drains or other sources of surface run-off or groundwater to a building sewer or building drain which in turn is connected directly or indirectly to a holding tank or to the Municipal sanitary sewer system.
- 3.10.** The connection of the building sewer into the public sewer shall conform to the requirements of the building and plumbing codes or other applicable rules and regulations of the Municipality. All such connections shall be made gas-tight and water-tight. The minimum diameter of every building sewer and sewer connection shall be 101.6 millimetres (4 inches). Any deviation from the prescribed procedures and materials must be approved by the Inspector before installation,
- 3.10.** The applicant for the building sewer permit shall notify the Inspector when the building sewer is ready for inspection and connection to the public sewer. The connection shall be made under the supervision of the Engineer or his representative (Plumbing Code Section 7.1.5.1).
- 3.11.** All excavations for building sewer or holding tank installations shall be adequately guarded with barricades and lights so as to protect the public from hazard. Streets, sidewalks, parkways and other public property disturbed in the course of work shall be restored in a manner satisfactory to the Municipality. Water collected in the excavation shall not be disposed of by means of draining to the public sewer.

- 3.12. The owner shall be responsible for maintaining the building sewer on his land in accordance with the Plumbing Code, Subdivision Bylaw No. 219 or other applicable rules and regulations of the Municipality and for repairing any damage or clearing any blockage as may occur.
- 3.13. All holding tank installations are permitted on a temporary basis only until such time as the property owner connects to the main sewage system.
- 3.14. Notwithstanding Section 3.13, holding tanks shall be permitted in the Industrial Park in accordance with the requirements of this Bylaw provided that as a condition of subdivision approval and/or building permit issuance, funds be deposited with the Village to contribute to the future installation of a community sewer system; the amount of the funds to be based upon either Council's Voluntary Cost Contribution policy or a Development Cost Charge Bylaw. **Amending Bylaw No. 396, 1996.**

4. REGULATION OF THE USE OF PUBLIC SEWERS

- 4.1. No person shall maliciously, willfully, or negligently break, damage, destroy, uncover, deface, or tamper with any structure, appurtenance, or equipment which is part of the sewage works or any holding tank system.
- 4.2. No person shall discharge or cause to be discharged any storm water, surface water, groundwater, roof run-off, subsurface drainage, uncontaminated cooling water, or unpolluted industrial process waters or any sanitary sewer or holding tank.
- 4.3. Storm water and all other unpolluted drainage shall be discharged in conformity with the Waste Management Act.
- 4.4. No person shall discharge or cause to be discharged any of the following described waters or wastes to any public sewers or holding tanks:
- a. Any gasoline, benzene, naphtha, fuel oil, or other flammable or explosive liquid, solid or gas.
 - b. Any waters or wastes containing toxic or poisonous solids, liquids, or gases in sufficient quantity, whether singly or by interaction with other wastes, to injure or interfere with any sewage treatment process, constitute a hazard to humans or animals, create a public nuisance, or create a hazard to humans or animals, create a public nuisance, or create any hazard in the receiving waters of the sewage treatment plant.
 - c. Any waters or wastes having a pH lower 5.5 or having any other corrosive property capable of causing damage or hazard to structures, equipment and personnel of the sewage works.
 - d. Solid or viscous substances in quantities or of such size capable of causing obstruction to the flow in sewers, or other interference with the proper operation of the sewerage works such as but not limited to, ashes, cinders, sand, mud, straw, shaving metal, glass, rags, feathers, tar, plastics, wood, garbage, whole blood, paunch manure, hair and fleshings, entrails, and paper dishes, cups, milk containers, feminine napkins, etc., either whole or ground by garbage grinders.
- 4.5. No person shall discharge or cause to be discharged the following described substances, materials, waters, or wastes if it appears likely in the opinion of the Engineer that such wastes can harm either the holding tanks, the sewers, sewerage treatment process, or equipment, having an adverse effect on the receiving stream, or can otherwise endanger life, limb, public property or constitute a nuisance. In forming his opinions as to the acceptability of these wastes, the Engineer will give consideration to such factors as the capacity and construction of the velocities in the sewers, nature of the sewage treatment process, capacity of the sewage treatment plant, degree of treatability of wastes in the sewage treatment plant, and other pertinent factors. The substances prohibited are:
- a. Any liquid or vapour having a temperature higher than one hundred fifty degrees F (150° F) or sixty-five degrees C (65° C).
 - b. Any water or waste containing fats, wax, grease, or oils, whether emulsified or not, in excess of one hundred (100) mg/l or containing substances which may solidify or become viscous at temperatures between thirty-two degrees F (32 °) and one hundred-fifty degrees F (150° F) or zero (0) and sixty-five degrees C (65° C).
 - c. Any garbage that has not been properly comminuted. The installation and operation of any garbage grinder equipped with a motor of $\frac{3}{4}$ hp (560 Watts) or greater shall be subject to the review and approval of the Engineer.
 - d. Any waters or wastes containing strong acid iron pickling wastes, or concentrated plating solutions whether neutralized or not.

- e. Any waters or wastes containing iron, chromium, copper, zinc, and similar objectionable or toxic substances, or wastes exerting an excessive chlorine requirement, to such a degree that any such material received in the composite sewage at the sewage treatment works exceeds the limits established by the Engineer for such materials.
- f. Any waters or wastes containing phosphorous phenols or other taste or odour-producing substance, in such concentrations exceeding limits which may be established by the Engineer as necessary after treatment of the composite sewage to meet the requirements of the provincial, federal or other public agencies of jurisdiction for such discharge to the receiving waters.
- g. Any radioactive wastes or isotopes of such half-life or concentration as may exceed limits established by the Engineer in compliance with applicable provincial or federal regulations.
- h. Any waters or wastes having a pH level in excess of 9.5.
- i. Materials which exert or cause:
 - i. Excessive concentrations of inert suspended solids such as, but not limited to, sodium chloride and sodium sulphate).
 - ii. Excessive discolouration such as, but not limited to, dye wastes and vegetable tanning solutions.
 - iii. Excessive BOD, chemical oxygen demand, or chlorine requirements in such quantities as to constitute a significant load on the sewage treatment works.
 - iv. Excessive volume of flow or concentration of wastes constituting *sludge* as defined herein.
- j. Waters or wastes containing substances which are not amenable to treatment or reduction by the sewage treatment processes employed, or are amenable to treatment only to such a degree that the sewage treatment plant effluent cannot meet the requirements of other agencies having jurisdiction over discharge to the receiving waters.

4.6. If the waters or wastes are discharged, or are proposed to be discharged to the holding tanks or to the public sewers, which waters contain the substances or possess the characteristics enumerated in Section 4.4 and which, in the judgement of the Engineer, may have a deleterious effect upon the sewage works, processes, equipment, or receiving waters, or which otherwise create a hazard to life or constitute a public nuisance, the Engineer may:

- a. Reject the wastes;
- b. Require pretreatment to an acceptable condition for discharge to the public sewers;
- c. Require control over the quantities and rates of discharge; or
- d. Require an equitable payment having regard to the quantity and quality of waste in relation to that from other sources.

If the Engineer permits the pretreatment or equalization of waste flows the design and installation of the plants and equipment shall be subject to the review and approval of the Engineer, and subject to the continued requirements of all applicable codes, bylaws and laws.

- 4.7.** Grease, oil and sand interceptors shall be provided when, in the opinion of the Engineer, they are necessary for the proper handling of liquid wastes containing grease in excessive amounts, or any flammable wastes, sand, or other harmful ingredients, except that such interceptors shall not be required for private living quarters or dwelling units. All interceptors shall be of a type and capacity approved by the Engineer and shall be located as to be readily and easily accessible for cleaning and inspection. All interceptors shall be cleaned and maintained as necessary to ensure they function in the manner for which they were designed.
- 4.8.** Where preliminary treatment or flow-equalizing facilities are provided for any waters or wastes, they shall be maintained continuously in satisfactory and effective operation by the owner at the owner's expense.
- 4.9.** When required by the Engineer of the Municipality, the owner of any property serviced by a building sewer carrying industrial wastes shall install a suitable control manhole cover together with such appurtenances in the building to facilitate observation, sampling and measurement of the wastes. Such manhole, when required, shall be accessibly and safely located, and shall be constructed in accordance with plans approved by the Engineer. The manhole shall be installed by the owner at his expense and shall be maintained by him so as to be safe and accessible at all times.

- 4.10. All measurements, tests, and analyses of the characteristics of waters and wastes to which reference is made in the Bylaw shall be determined in accordance with the latest edition of *Standard Methods for the Examination of Water and Wastewater* published by the American Public Health Association, and shall be determined at the control manhole provided, or upon suitable samples being taken at said control manhole. In the event that no special manhole has been required, the control manhole shall be considered to be the nearest downstream manhole in the in the public sewer to the point at which the building sewer is connected. Sampling shall be carried out by customarily accepted methods to reflect the effect of constituents upon the sewage works and to determine the existence of hazards to life, limb, and property. The particular analyses involved will determine whether a twenty-four (24) our composite of all outfall of a premise is appropriate or whether a grab sample or samples should be taken. BOD and suspended solids analyses are sometimes obtained from 24-hour composites of all outfall whereas pH's are determined from periodic grab samples.
- 4.11. No statement contained in this article shall be construed as preventing any special agreement or arrangement between the Municipality and any industrial concern whereby an industrial waste of unusual strength or character may be accepted by the Municipality for treatment, subject to payment by the industrial concern.

5. THE POWER AND AUTHORITY OF INSPECTORS AND ENGINEERS

- 5.1. The Engineer, Inspector and other duly authorized employees of the Municipality bearing proper credentials and identification shall be permitted to enter all properties for the purposes of inspection, observation, measurement, sampling, and testing of abuilding drain, a holding tank, a building sewer, or a storm drainage system.
- 5.2. While performing the necessary work on private properties referred to in Section 5.1 above, the Engineer, Inspector and duly authorized employees of the Municipality shall observe all safety rules applicable to the premises established by the owner and the owner shall be held harmless for injury or death to the Municipal employees and against liability claims and demands for personal injury or property damage asserted against the owner and growing out of the gauging and sampling operation, except as such may be caused by negligence or failure of the company to maintain safe conditions as required in Section 4.8.
- 5.3. The Engineer, Inspector and other duly authorized employees of the Municipality, bearing proper credentials and identification shall be permitted to enter all private properties through which the Municipality holds a duly negotiated statutory right-of-way for the purposes of, but not limited to, inspection, observation, measurement, sampling, repair, and maintenance of any portion of sewage works lying within said statutory right-of-way. All entry and subsequent work if any, on said statutory right-of-way, shall be done in full accordance with the terms of the duly negotiated statutory right-of-way pertaining to the private property involved.
- 5.4. A fee will not be charged for the initial inspection however, where reinspection in required, a fee as prescribed in the *Fees and Charges Bylaw*. (Amendment Bylaw No. 905, 2021)

6. PENALTIES

- 6.1. Any person found to be violating any provision of this Bylaw may be served by the Municipality with written notice stating the nature of the violation and providing a reasonable time limit for the satisfactory correction thereof. The offender shall, within the period of time stated in such notice, permanently cease all violations, or carry out or cause to be done such work as may be required to conform with the Bylaw in accordance with the notice.
- 6.2. Any person who shall continue any violation beyond the time limit provided for in Section 6.1 may be guilty of a misdemeanour, and on conviction thereof shall be fined in the amount not exceeding Two Thousand Dollars (\$2,000.00) and the costs of prosecution for each violation. Each day in which any such violation shall continue shall be deemed a separate offense. All penalties and costs shall be recoverable and enforceable on summary conviction in the manner provided for under the **Offence Act R.S.B.C. 1979, c.305** including imprisonment for any time not exceeding Thirty (30) days in default of payment of said penalty.
- 6.3. Any person violating any of the provisions of this Bylaw shall become liable to the Municipality for any expense, loss, or damage occasioned the Municipality by reason of such violation.

7. VALIDITY

- 7.1. The invalidity of any section, clause, or provision of this Bylaw shall not affect the validity of any other part of this Bylaw which can be given effect without such invalid part or parts.

8. BYLAW IN FORCE

8.1. This Bylaw shall be in full force and effect from and after its passage, approval, recording and publication as provided by law.

9. SCHEDULES

9.1. Schedules A, B, and C are attached hereto shall be and form part of this Bylaw. (Amendment Bylaw No. 905, 2021)

10. CITATION

10.1. This Bylaw may be cited as “Public and Private Sewer Usage Regulation Bylaw No. 363, 1994.”

11. RESCIND BYLAW NO'S 130, 185, 204 and 227

11.1. The Village of Pemberton Sewer Rate Amendment Bylaw No. 204, Bylaw No. 227 (1987), Sewer Rates Bylaw No. 130 and Sewer Amendment Bylaw No. 185 are hereby rescinded.

READ A FIRST TIME THIS 6TH DAY OF SEPTEMBER, 1994.

READ A SECOND TIME THIS 6TH DAY OF SEPTEMBER, 1994.

READ A THIRD TIME THIS 28TH DAY OF SEPTEMBER, 1994.

RECONSIDERED AND FINALLY ADOPTED THIS 4TH DAY OF OCTOBER, 1994.

J. STEWARD – MAYOR

B.R. KIRK, MUNICIPAL CLERK

BYLAW NO. 363-"PUBLIC AND PRIVATE SEWER CONNECTIONS"
SCHEDULE "A"

SEWAGE HOLDING TANKS - GENERAL REQUIREMENTS

1. A sewage holding tank system shall be for storage only and will receive all the sewage generated by the premises. The owner shall be responsible for installing the holding tank and bearing all costs and expenses incidental to the installation and maintenance of the holding tank.
2. Every owner and occupier of land who intends to install a holding tank system shall submit a plan or plans of his proposed system to the Municipality for approval before installation. The plan(s) shall be in such detail as to be acceptable to the Municipality. For holding tanks located more than one (1) metre from the building, a permit shall be obtained from the Coast Garibaldi Health Unit as required by the B.C. Sewage Disposal Regulations. This permit shall accompany the plan submission to the Municipality.
3. The owner or occupier shall obtain a haulage contract with the contractor. The haulage contract shall provide for pumping and hauling the contents of the holding tank system and such a contract must be maintained at all times. Its wording must be approved by the Municipality.
4. No owner or occupier shall put into use, modify, expand or otherwise alter his holding tank system without the prior approval of the Municipality as set out in Clause 2 above.
5. No owner or occupier shall enter into a new haulage contract nor modify an old one without the prior approval as set out in Clause 3 above.
6. The contractor must guarantee that he can continuously service the installation. Road accessibility, provision for back-up tanker truck, total contract workload and other pertinent factors shall be taken into account when providing the guarantee.
7. The contractor submitting the service contract must submit their truck(s) for inspection at the request of the Engineer.
8. The contractor will discharge the sewage pumped out of the holding tanks at the location and in the manner specified by the Engineer. The contractor shall not mix any septic tank contents or other wastes with holding tank sewage, nor shall the contractor discharge anything but holding tank sewage at the approved discharge point.
9. Upon each visit to the approved discharge point, the contractor must deposit with the Municipality a memo for each residence he has serviced including the date, the address of the residence and the volume collected from that residence.
10. The contractor may be required to visit the premises for the purpose of pumping out the holding tank, at intervals of less than four weeks. If water conservation methods such as spring loaded taps, reduced water flush toilets, etc., are utilized, then this frequency of pump out may be reduced. However, the holding tank shall be pumped out more frequently as required to prevent the sewage from reaching the high level elevation in the holding tank.

11. For all holding tank system installations a Restrictive Covenant shall be registered against the title to the land in question in accordance with Section 215 of the Land Title Act. The Restrictive Covenant shall require that the owner of the lot maintains a contract at all times with a pump out company and that a copy of the current contract is always deposited with the Village of Pemberton. The Covenant will allow inspectors of the Village of Pemberton, the right of access at any reasonable time to inspect any part of the holding tank system. The Covenant will describe that, if the Municipality is made aware that the system is overloaded or has leaked or overflowed, and the contractor is contacted and will not perform the work or the contractor cannot be contacted, then the Municipality will attempt to contact the owner or occupier of the land. If the owner or occupier of the land cannot be contacted or if no alternative arrangements can be agreed upon with the owner or occupier of the land, the Municipality will arrange for pump out and clean up and the cost will be charged to the owner. If the charges remain unpaid on December 31st in any year, they shall be added to and form part of the taxes payable on that land as taxes in arrears.

BYLAW NO. 363-"Public and Private Sewer Connections"
SCHEDULE "B"

SEWAGE HOLDING TANKS - TECHNICAL REQUIREMENTS

1. Any bypass of the holding tank system is prohibited and periodic inspections may be made by the Municipality's Inspector to monitor this.
2. All plans submitted showing site locations, tank details, electrical details, material specifications, trenching and backfilling techniques, etc., shall be sealed, signed and dated by a Professional Engineer registered in the Province of British Columbia.
3. The holding tank shall be constructed of reinforced fibreglass or concrete and the design shall be submitted for the approval of the Engineering Consultant of the Village of Pemberton.
4. Where the tank is within the outer walls of a dwelling the following shall apply:
 - (a) concrete tanks will be designed with reinforcing steel; and
 - (b) the concrete will have a minimum strength of 30MPA (lab tested concrete samples may be required);
 - (c) all joints below high water level will have water stops.
5. All tanks to be partially or completely installed below grade must have a support slab designed to prevent the tank from floating or any other movement.
6. the tank's shape shall allow complete and easy removal of all liquid and sludge contents therein. A V-shaped or rounded bottom is required with a minimum of 1.5% slope from end to end down to the discharge point.
7. The tank shall have its own separate vent "goose necked", screened, and in a location where problems would not be anticipated from any foul odours. The opening shall be three (3) metres above the highest above the ground elevation found within one (1) metre of the tank. For tanks within the building, venting must be connected to the venting for the house in accordance with the Plumbing Code. The access manholes to the tank shall be sealed.
8. Tank capacity shall be as outlined in Schedule D.
9. Two or more prefabricated tanks installed in a series may be used to accommodate the capacity required. These must be connected invert to invert with a continuous slope from the end accepting sewage to the end equipped with the discharge or pump out point. The aeration equipment will be located in such a way as to keep the connection pipe clear of any sludge build-up.
10. An aeration system shall be included and its purpose is:
 - (a) to maintain an aerobic effluent which will be compatible with the Municipal treatment plant;
 - (b) to maintain oxygen in the system, thus reducing odours;
 - (c) to circulate the effluent to eliminate freezing; and
 - (d) to eliminate sludge build-up on the bottom or corners of the tank.

11. The operation of the tank will be monitored from a separately mounted weather-tight panel. The panel will consist of:
 - (a) a timer - to control the switching of the aeration system;
 - (b) an indicator panel showing three lights. The green light will indicate the system is operating correctly. The orange or amber light will indicate the tank is ready to pump: this would be at the 2/3rds full level. The amber light will be activated by a liquid level float switch attached within the tank. A red light will indicate the system is overloaded. This light will also be activated by a liquid level float switch and it will allow at least enough residual volume to drain the plumbing in the household. In addition, once this level is reached an electrically operated solenoid valve will cut off the water service to the house. This solenoid valve will only operate in a "power on" mode and thereby avoid a water shut-off in the event of a power failure. When the red light is activated an audible signal will be heard within the dwelling. This audible signal will remain on until it is turned off at the control panel. The three indicator lights must be visible from the Municipal road.
12. The siting of the tank or the pump out pipe for an in-house tank or a buried tank must be located within a paved area with easy access from the road. If the grade from the road allowance to the pump out location is greater than 5% then a covered walkway arrangement must be provided.
13. For any tank located outside the walls of the dwelling, a roof must be constructed to keep snow build-up from the pump out pipe or the access manhole.
14. No provision for an overflow pipe is permitted. Should an overflow of the holding tank occur, it should be designed so that an obvious and immediate problem is created in the residence and/or on the surface of the ground at the tank area.
15. For tank installations within the dwelling a pump out pipe or gravity discharge pipe may extend beyond the outer walls of the dwelling. In this case the plans submitted must show construction details for protection against frost and cracking at this pipe/wall penetration point.
16. All tank installations shall require leakage testing. This will consist of filling the tank with water to within three centimetres of the rim of the access manhole. This will be left for a minimum of 24 hours. The water level will be brought up to within three centimetres of the rim of the access manhole once again. An inspection will be carried out a minimum of 24 hours later and no drop in the water level will be permitted.

Schedule C (Amendment Bylaw No. 905, 2021)

Bylaw No. 363-"Public and Private Sewage Connections"

SCHEDULE "D" *

TABLE 1 - REQUIRED HOLDING TANK CAPACITY (LITRES)

Bedrooms In House	Bedrooms In Suite		
	0	1	2
2	12,000	12,000	15,000
3	15,000	15,000	18,000
4	18,000	18,000	22,000

Required capacities for facilities not listed in Schedule D are as outlined in Appendix 1 of the B.C. Sewage Disposal Regulations.

SANDERSON INDUSTRIES
HOLDING TANK MODELS**

MODEL NUMBER	CAPACITY (LITRES)
SAT 2000-2	12,406
SAT 3000-2	15,379
SAT 4000-2	18,843
SAT 5000-2	22,730