



Staff Report

Request for Decision

TO: Committee of the Whole – July 10, 2025

AUTHOR: Remko Rosenboom, General Manager, Infrastructure Services

SUBJECT: **Strategic Priority Fund Grant Application – Langdale Wellfield Well Development**

OVERVIEW

Purpose of Report:

The purpose of this report is to seek Board approval for the submission of a grant application to the Union of BC Municipalities – Strategic Priorities Fund for the Langdale Wellfield Well Development project, and to outline staff's recommendations regarding project funding and grant management.

Recommendation(s):

- (1) THAT the Sunshine Coast Regional District (SCRD) submit a grant application to the Union of BC Municipalities - Strategic Priorities Fund for the construction of the Langdale Wellfield Well Development up to \$7 million;**
 - (2) AND THAT the SCRD agrees to provide overall grant management for this project and support any cost overruns;**
 - (3) AND FURTHER THAT staff report to a future Committee of the Whole meeting on the results of the grant application.**
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BACKGROUND

The Strategic Priorities Fund (SPF) is one of three funding streams delivered through the Canada Community-Building Fund (CCBF). The program is intended to support local government infrastructure and capacity building projects that have the objective to enhance productivity and economic growth, a clean environment, and strong communities. Funding is provided by the Federal Government and is administered by the Union of BC Municipalities (UBCM).

Funding from the Capital Infrastructure Stream provides grant funding targeted for capital costs of local government infrastructure projects that are large in scale, regional in impact, and support the above-mentioned objectives.

Funding of up to \$119 million is currently available through the Capital Infrastructure Stream. Each Regional District may submit four applications with a maximum of three applications under the Capital Infrastructure Stream. Applications can be submitted from May 20, 2025, to September 12, 2025.

Upon review of the grant criteria, staff have assessed all major capital projects that are nearing construction, there are multiple projects that may be eligible; however one project has been identified as being the strongest for the SPF program; the Langdale Wellfield Well Development (LWWD) Project. This project meets the grant requirements due to scale in size and the potential to provide long-term infrastructure planning in support of community sustainability.

Langdale Wellfield Well Development

The Langdale Wellfield Well Development (LWWD) has been identified as the strongest candidate for the Strategic Priorities Fund application based on its scale, regional impact, and alignment with the objectives of long-term community sustainability and climate resilience.

Two production wells were drilled in 2022, with a combined capacity of approximately 74 litres per second—providing a critical new groundwater source to augment the Chapman Water System (CWS). This additional supply supports long-term infrastructure planning, water security, and climate adaptation for the Sunshine Coast region.

In 2024, a detailed Cost Risk Assessment and Value Engineering (CRAVE) Study was completed to evaluate connection options to integrate the wells into the existing system. The study assessed multiple alignment alternatives and identified a preferred option that provides the best overall value in terms of cost-efficiency, operational performance, and environmental considerations. The estimated cost of the preferred option is \$13.1 million (excluding contingency), which is significantly lower than the original project estimate of \$18.1 million.

Water quality testing confirmed that the source meets health-based safety standards. While minor aesthetic parameters were identified (iron and manganese), these can be effectively managed operationally through blending, without requiring immediate treatment infrastructure.

The LWWD project is well-positioned to proceed to construction, is regional in scope, and represents a strategic infrastructure investment that advances the objectives of the SPF program.

DISCUSSION AND ANALYSIS OF OPTIONS

Grant funding up to a maximum amount of \$7 million (100% grant funded) is currently available for capital infrastructure projects.

The development of Langdale Wellfield would increase supply to the CWS by improving system resiliency and lessening the reliance on Chapman Lake during times of drought. The work to be completed with grant support includes: Final Design, Permitting, Full Construction, and Commissioning.

OPTION 1 – Approve the Strategic Priorities Fund Grant Application

This option would support staff in the submission of the Strategic Priorities Fund grant application.

- The grant application would be submitted for the Langdale Wellfield Well Development Project.

Staff Recommendation

Staff recommend this option. Should the Committee choose to go with Option 1, a recommendation could be considered as provided in the Overview section on page one of this report.

OPTION 2 – Do not support the Strategic Priorities Fund Grant Application

This option would result in staff not submitting a grant application to the SPF program for the LWWD. All funding for this project would be 100% funded by the SCRD.

Staff Recommendation

Staff do not recommend this option. Should the Committee choose to go with Option 2, a recommendation could be considered as follows:

THAT staff do not proceed with grant application submissions to the Strategic Priorities Fund for the Langdale Wellfield Well Development Project.

FINANCIAL IMPLICATIONS

The SCRD's 2025-2029 Financial Plan has a proposed budget of \$18.1 million, funded through Long-Term Debt \$13,181,144, Community Works Funds \$4,312,012, and the Growing Communities Funds \$606,844, for a total of \$18,100,000.

A future Financial Plan amendment will be required to accept the grant, if approved.

STRATEGIC PLAN IMPLICATIONS

This initiative/proposal can be seen as supporting the Strategic Focus Area of Water Stewardship in the Board's 2023 – 2027 Strategic Plan.

TIMELINE

The grant application must be submitted by September 12, 2025. The timeline would allow staff to proceed with issuing a Request for Proposal (RFP) for the scope of work included in the 2025 and 2026 budget proposals related to the Langdale Wellfield Well Development without negatively impacting the project schedule.

All grant related activities must be completed within five years following award date. This would align with the anticipated project schedules.

COMMUNICATIONS

Staff would communicate about these projects through the regular means and a dedicated News Release would be issued if the grant application is successful.

SUMMARY AND CONCLUSION

Board approval is being sought for a grant application to the SPF program. Through the CRAVE analysis of the Langdale Wellfield it has been determined that this project meets the grant criteria and staff recommend submitting an application in the amount of \$7 million.

As part of the application package for the SPF program, a Board resolution is required

indicating support for the LWWD and willingness to provide overall grant management and to support any cost overruns.

Reviewed by:			
Manager		Finance	X - A. Taylor
GM		Legislative	
CAO	X - T. Perreault	Other	