Water Services

The Water Services Sheet was developed for presentation to the Okanagan Falls Incorporation Study Committee at its meeting on April 16, 2024. The sheet was prepared using information available at the time of writing. Changes will be made if new information becomes available.

Information presented on the Okanagan Falls Incorporation scenario is based on the following assumptions:

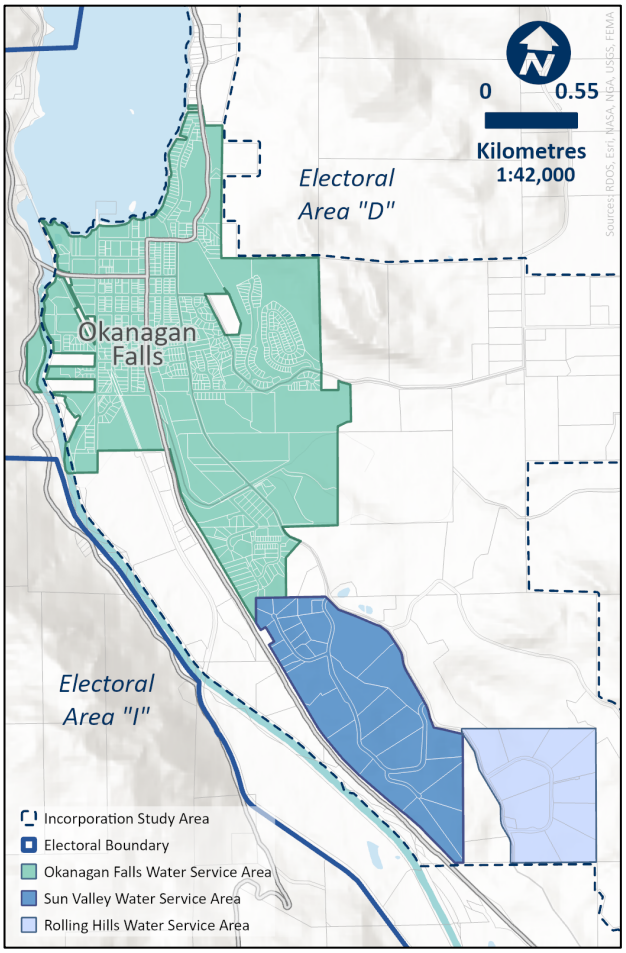
- *The Rolling Hills Waterworks District would be dissolved; the new municipality would assume responsibility for owning, administering and operating the service as a local area service (exsiting reserve funds would be transferred and maintained for the purpose of funding the local area service)*
- *The Okanagan Falls municipality would assume ownership and responsibility for delivering the existing Okanagan Falls and Sun Valley water services (the systems would continue to be paid for by the users of the systems)*
- *The Okanagan Falls municipality would continue to participate in the Okanagan Basin Water Board service through RDOS*

THE PRESENT

➤ What service is provided?

Within the Incorporation Study Area, the Regional District of Okanagan-Similkameen (RDOS) currently provides domestic and irrigation water to the Okanagan Falls water service area, which services approximately 2,200 people (approximately 1,100 connections), as well as 28 connections in the community of Sun Valley through the Sun Valley system. Both of the RDOS water systems are identified in Figure 1.

Figure 1: Water Systems Map



There is one Improvement District — the Rolling Hills Waterworks District — that provides irrigation and drinking water to 27 hectares of agricultural land and 10 homes, adjacent to the Sun Valley water system. While not an RDOS-owned or -operated system, it is included in this Service Sheet because it is within the Incorporation Study Area, and would become owned

by an Okanagan Falls municipality were incorporation to proceed. The Rolling Hills Waterworks District service area is also shown on Figure 1.

The residents and businesses in the study area that are not connected to either of the RDOS water systems or Rolling Hills receive their water from other providers, including private wells, private utilities, and strata corporations.

In addition to owning and administering the water systems for Okanagan Falls and Sun Valley, the RDOS facilitates Area "D" participation in the Okanagan Basin Water Board (OBWB).

Okanagan Falls Water System

The Okanagan Falls water system was formerly owned and operated by the Okanagan Falls Irrigation District (OFID). The Irrigation District was dissolved, and its assets were transferred to the RDOS, in 2023. A Water Master Plan prepared in 2021 for the OFID summarized the main challenges for the system, including quality issues in the lower pressure zone, a deficit in the storage capacity and a lack of redundancy in the system. It was noted at that time that the water source was appropriate for the current demands but did not have capacity to accommodate significant growth. The Master Plan outlined projects needed to resolve the system's challenges.

The system dates back to 1934, when OFID was created, but only began providing potable water for residential use in the 1950s. The system now has 17.94 km of water mains, five wells (drilled between 1968 and 2014), two reservoirs (built in 1977 and 1997), and one pressure-reducing valve to separate the pressure zones.

The majority of the pipes in the system are PVC, with some asbestos cement (AC), and galvanized steel pipes. The oldest documented distribution mains still in place were built in 1960, with many upgrade projects since that time. No pipes are known to be over their typical lifespan, based on the 2021 assessment.

OFID provided fire flow at 60 litres per second with 55 public hydrants and a number of yard hydrants (standpipes) in the water system. Based on hydrant inspection reports in 2020, the majority of hydrants are in good working order. There are some hydrants that do not have the required one meter of spacing to operate effectively and are being hindered by various retaining walls, landscaping and/or fences. A few hydrants require extensions. The 2021 Master Plan identified several mains in the system that are inadequately sized to provide fire flow to the existing hydrants, and included the upgrades in the recommended projects.

The 2021 Master Plan report identified the following deficiencies:

- lack of centralized filing system and detailed record-keeping
- elevated manganese content in Well #2
- insufficient contact time for lower zone chlorine treatment
- inability to use existing cascade valve without diluting chlorine residual in lower zone
- insufficient storage capacity in both pressure zones
- insufficient pumping capacity in lower zone
- insufficient number of meters on services
- dead-end lines that require frequent flushing
- various undersized pipes for fire flows
- some pipes, service connections, and hydrants nearing the end of their typical lifespan

To address these concerns, a program was recommended with 17 capital projects to be completed between 2021 and 2025. The projects were estimated, at that time, to cost approximately $4.6 million. It was also recommended at the time to create a Capital Expenditure Charge (similar to a Development Cost Charge) to enable new development projects to contribute to the growth related portion of those projects.

In 2023 the RDOS began operating the water system and applied increased standards to the system, including changes to the fire flow requirements. All

parcels that have anything above a single-family dwelling are required to have increased fire flows (minimum of 150 litres per second); industrial use requirements are required to have 225 litres per second. With the changes in demand requirements, upsizing is required for several replacement projects. Some of the projects have been initiated; upgrades are expected to continue for several years. The Okanagan Falls water system is planned for an estimated $4.8 million in upgrades in 2024 and 2025, funded through a combination of a senior government grant, Community Works Fund (gas tax) funds and capital reserves.

Sun Valley Water System

The Sun Valley Water System is a former improvement district that was transferred to RDOS in 2017. The water system consists of a combination of different sized pumps and a 246 m^3 concrete reservoir. The system supplies 28 connected properties with water for residential and irrigation use. The current connections consume the full allotment of licensed water from the well; no further connections are able to be added.

Rolling Hills Waterworks District

Rolling Hills Waterworks District is an improvement district that covers a small area adjacent to the Sun Valley water system. The District has 10 connected properties. The subdivision and private utility were established in 1972; the system was owned and operated by the developer of the subdivision. In 1980 Letters Patent were issued and the system was converted to an improvement district. The system's water source is a deep well (52.4 m deep), with a 113 m^3 underground concrete storage tank. The system relies upon a 3,000 L/minute pump with a 100 HP motor, and includes five hydrants. The pump system was computerized approximately 5 years ago. The system has had no water quality or quantity issues.

Okanagan Basin Water Board (OBWB)

The RDOS is a partner in the OBWB. The OBWB was created in 1970 as a collaboration of the three Okanagan regional districts (North Okanagan, Central Okanagan and Okanagan-Similkameen) to provide a coordinated approach to water management and water issues that span the basin. The OBWB's overall purpose is to undertake strategic projects and programs at the Basin scale that meet the collective needs of Okanagan citizens for long-term sustainable water supplies while supporting the capacity of member jurisdictions to meet their own water management goals. OBWB promotes best water management practices by supplying science, information, grants and other incentives with a focus on projects and programs that benefit the Okanagan watershed as a whole. The OBWB also undertakes advocacy, and has a communication and coordination role to reduce fragmentation in policy and planning, and to improve links between local and senior governments.

The OBWB's three main programs are focused on collaborative water management, water quality improvement and aquatic weed/milfoil management, with the overall objective of supporting sustainable water supplies, clean water for drinking, and healthy lakes and streams.The OBWB is not a regulatory agency, and does not enact or enforce law.

Within the RDOS the municipalities of Penticton, Summerland, Osoyoos and Oliver, as well as all of Electoral Areas C, E, F, and parts of Areas A, D, G, H and I participate in, and contribute to the Okanagan Basin Water Board. Penticton Indian Band is also a contributing partner. All of Okanagan Falls Incorporation Study area is within the OBWB service area.

➤ Who makes decisions?

Decisions regarding water supply and distribution for both the Okanagan Falls and Sun Valley water systems are made by the full RDOS board, because the services are only provided to one Electoral Area. Decsisions are made on the advice of staff, policies and regulations, and are in accordance with the permits issued by Interior Health Authoroity and provincial legislation.

Decisions regarding the operation of the OBWB and expenditure of its budget are made by the 12-member

OBWB Board that includes three representatives from RDOS. The three Okanagan regional districts appoint three directors each. The Board also includes representatives from the Okanagan Nation Alliance, the Water Supply Association of BC, and the Okanagan Water Stewardship Council. The Water Stewardship Council is a 33-member advisory body to the OBWB and a local source of technical expertise. The Stewardship Council includes representatives from diverse water stakeholders, including the RDOS.

Each OBWB Board member has an equal vote on decisions (one director, one vote). On financial matters, only the representatives of the regional districts are able to vote. The Board also relies on advice from the Watershed Stewardship Council. The Board does not have regulatory power, but seeks to improve water management by providing a basin-wide perspective and improving communications between regions to reduce fragmentation in policy and planning.

The OBWB also works to improve links between local and senior governments, participating as a partner in Okanagan water research and infrastructure funding. The OBWB does have taxation authority, and can therefore determine an appropriate budget and taxation rate to be recovered through the participating areas of each of the regional districts (RDNO, RDCO, RDOS). Operational procedures for the OBWB require unanimous approval by the three regional districts.

Decisions for water in the Rolling Hills Waterworks District are made by the three-member Board of Trustees, elected by property owners that are serviced by the district. The Board of Trustees makes resolutions, enacts bylaws, and assesses and collects taxes in accordance with legislation.

Private utilities are regulated through the Comptroller of Water Rights, under the *Water Utility Act* and the *Utilities Commission Act*. The Province's Utility Regulation Section ensures that water systems are properly designed and constructed prior to the sale of lots and that utilities provide safe and adequate water service at rates that are fair, reasonable and sufficient to operate their water systems sustainably. All of the water systems — including those owned and operated by the RDOS, the improvement districts and private utilities — must meet the requirements of the *Drinking Water Protection Act* as enforced by Interior Health.

Figure 2: Service Decision-making

SERVICE	DECISION-MAKERS
Okanagan Falls Water	Decisions made by the entire RDOS Board because the service is provided to one electoral area only
Sun Valley Water	Decisions made by the entire RDOS Board because the service is provided to one electoral area only
Okanagan Basin Water Board	Decisions are made by the OBWB Board. Operational procedures require unanimous approval by the 3 regional districts.
Rolling Hills Waterworks	Decisions made by the Board of Trustees for the service.

➤ Who delivers the service?

The RDOS delivers 10 water systems throughout RDOS; currently Sun Valley and Okanagan Falls are the only ones located within the Okanagan Falls Incorporation Study boundary (and the only ones in Area "D"). RDOS utilities staff deliver the service, including operations, maintenance, and 24-hour per day standby and emergency response, with a combined FTE of 2.75 associated with the operation of the two services. In addition, the services are supported by other RDOS departments, including the engineering division, which provides capital infrastructure upgrades for water, for full service delivery.

The OBWB service is delivered by OBWB staff. The Water Board has nine staff, including an executive director, water stewardship director, deputy administrator, communications director, policy and planning director, office and grants manager and milfoil control crew members.

The Rolling Hills Waterworks Improvement District delivers that system to its users. It has no full-time employees — volunteers undertake the sampling and testing every 4 to 6 weeks, arrange for hydrant inspections, and system maintenance as needed to meet the *Drinking Water Protection Act* and Interior Health regulations. The system's trustees prepare financial information, collect the taxes and host an annual general meeting.

➤ What is spent by RDOS on the service?

Figure 3 shows the 2023 budgeted cost for the operations of the Okanagan Falls water system, Sun Valley water system, OBWB and the 2022 expenses for the Rolling Hills Waterworks District. Unlike in other services, the OK Falls and Sun Valley system administration allocation — $22,310 and $2,754 respectively — is included. The distinction is due to the fact that the services are delivered to and recovered from distinct service areas, and would continue to be recovered from those service areas (and not the entire municipality) after an incorporation.

The amount referenced for the OBWB reflects the total cost allocated to the RDOS (minus the administration allocation, which is accounted for in the *Administration Services Sheet*), including the cost associated with all participating areas in the region (four municipalities and portions of eight electoral areas). The operating costs have the administration allocation removed.

In addition to the service cost, there are capital projects associated with the services, as well as reserve accounts created for each of the water services. The capital items planned for 2023 for the Okanagan Falls water system (Figure 4) were to be paid for through a grant, transfers from the capital reserve, as well as $500,000 in borrowing. The Okanagan Falls Water System is anticipated to require an additional $3.5 million over 2024 and 2025 for priority capital upgrade projects. No capital items were planned for Sun Valley for 2023, but a back-up generator is planned for 2024 and 2025 (totalling $540,000), if funding can be obtained through a grant. The reserve account status (as at the end of 2022) is shown in Figure 5.

Figure 3: Service Operating Costs (2023)

SERVICE	COST[1]	USER/TAX
OK Falls Water	$767,532	$758,470
Sun Valley Water	$80,829	$80,629
OBWB	$752,611	$752,611
** Rolling Hills Waterworks [2]	$19,300	$19,200

[1] *Cost and tax requisition figures are from RDOS 2023 budget for entire service area (not just OK Falls or Area D). Administration allocation is not included.for OBWB*

[2] *Rolling Hills is an Improvement District not a RDOS Service*

Figure 4: Service Capital Costs (2023)

SERVICE	CAPITAL ITEMS	COST
OK Falls Water System	Watermain and Cascade valve upgrade, operational and safety upgrades, utility truck, scada system (2023)	$2,091,440

Figure 5: Service Reserves (2022)

SERVICE/RESERVE	TOTAL[1]
OK Falls Asset Replacement	$628,585
OK Falls CEC	$536,397
OK Falls Capital Reserve	$106,723
Sun Valley Reserve	$75,912
OBWB Operating	$35,852
Rolling Hills Waterworks [2]	$65,000
Total	$1,448,469

[1] *Reserve totals are as at the end of 2022*

[2] *Rolling Hills is an Improvement District, not an RDOS Service*

➤ How are the costs recovered?

User fees are the primary source of funding for the Okanagan Falls, Sun Valley and Rolling Hills water systems. The Okanagan Falls system's revenues reflect a combination of tolls and taxes per parcel for unmetered users, and usage rates for metered users. Sun Valley user fees are based on a flat per parcel rate, plus a variable rate depending on the dole valve size. User fees are supplemented by reserve funds if operational costs fluctuate in a given year.

Other fees include metering, new service connection fees, inspection fees, valve turn requests, and others. The Sun Valley water system has a capital expenditure charge (CEC) of $1,000 per lot, which would be paid when new lots are created; however, the Sun Valley system does not currently have the infrastructure capacity to add new users to the system. The Okanagan Falls system has a capital expenditure charge for all new users of the system — a single-family lot under 2,000 m^2 pays a CEC of $6,573. CECs are placed into dedicated reserve accounts (see earlier in Figure 5) limited to funding capital upgrades that benefit growth within the respective water systems.

The OBWB service is recovered through property tax levied on all properties within the participating areas.

➤ What is the cost to a typical residence?

Rates vary for Okanagan Falls water system users depending on size of the lot and use (grade, group category). The rate shown in Figure 6 is based on a single-family residence on a lot between 558 and 930 m^2 (Grade C). Sun Valley water user fees include a base user fee, plus a rate depending on the dole valve size. Only the base rate for properties connected to the Sun Valley water system is shown in Figure 6.

The cost of the OBWB service is recovered from Okanagan Falls taxpayers on the basis of property assessments. In 2023 a residence assessed at $500,000 in Okanagan Falls paid approximately $11, as shown in Figure 6.

The Rolling Hills Waterworks District also has a base rate plus extra fees associated with different uses, such as a residence, suite, winery, yard and acreage. The base rate for a parcel with a residence, yard and average acreage is shown (i.e., no suite, winery or extra acreage).

Figure 6: Cost Impact on a Typical Residence (2023)

SERVICE	RES RATE	OWING[1]
OK Falls Water	n/a	$742.78
Sun Valley Water	n/a	$1,748.00
OBWB	0.0228	$11.39
** Rolling Hills [2]	n/a	$2,090.00

[1] *Impact is calculated on a home assessed at $500,000. Amount excludes 5.25% Surveyor of Taxes fee charged in unincorporated areas*

[2] *Rolling Hills is an Improvement District, not a RDOS Service*

INCORPORATION

➤ What impact would incorporation have on these services?

Incorporation would transfer the ownership of, and authority for, all three of the water systems (Okanagan Falls, Sun Valley and Rolling Hills). The new municipality would become a participant in the OBWB service currently provided through the RDOS.

Figure 7: Changes in Ownership and Authority due to Incorporation

SERVICE	BEFORE INCORPORATION (CURRENT)	AFTER INCORPORATION
OK Falls Water	RDOS	Municipality
Sun Valley Water	RDOS	Municipality
Rolling Hills Water	Rolling Hills Waterworks Improvement District	Municipality
OBWB	RDOS	RDOS

New municipalities automatically become the owners of, and assume responsibility for, any water systems provided by either the RDOS or by improvement or irrigation districts that are wholly contained within the new municipal boundary. Those systems provided by private utilities would not change as a result of incorporation, and could continue to be provided privately. There would be no obligation for the municipality to acquire or deliver those water systems.

The Rolling Hills Waterworks District would be dissolved, letters patent revoked, and transferred to the new municipality within four years of incorporation.

➤ How would decision-making change?

Decisions regarding the three water systems would be made by the municipal council after incorporation. Council would be responsible for making all major decisions, including those related to the water services, service levels, user fees and delivery models, the establishment of new services and programs, and the passing of the annual financial plan (i.e., budget).

➤ How would incorporation impact service delivery?

Although a new municipality would become responsible for providing water services, municipal staff would not necessarily deliver the service. The most common arrangement, however, is for municipalities to have their own municipal staff deliver and maintain the water systems owned by the municipality through a utilties, public works or engineering department. Alternatives to this approach are to contract with a private engineering firm to provide all or a portion of the maintenance and operations of the service, or to contract the RDOS to continue providing the service.

Typically, municipalities provide the infrastructure maintenance and capital works themselves where there is sufficient work for full-time employees within that department, and where there is a desire to provide the service locally and build the local knowledge and expertise for the systems within the community. Where a municipality does not have a need for full-time employees with specific specialties and qualifications, it may be more cost-effective to deliver using consultants, or to contract delivery through the regional district. The case for using of the regional district may be particularly strong when the regional district operates a number of similar-sized systems and has the expertise in house.

While the RDOS does operate 10 water systems, and is therefore well-suited to provide water services with some economies of scale, the new municipality would have three systems within its own borders, including the relatively large Okanagan Falls system with its long history of being managed and provided locally by the former Okanagan Falls Irrigation District. Establishing its own dedicated engineering/utility operations staff to operate and maintain the large Okanagan Falls water system in house is assumed to be the preferred model for the municipality, particularly given that the municipality would also have responsibility for the sewer system (thereby providing additional rationale and economies of scale for a broader complement of staff with civil engineering expertise as well as water and wastewater operator training). The qualified resources that service the Okanagan Falls water system would also benefit the two smaller systems (Sun Valley and Rolling Hills) which, on their own, would not warrant a full-time staff member. Having all three systems owned and operated by the municipality would help inform broader water servicing strategies that focus on local needs and priorities.

As noted, incorporation would change the ownership and delivery of the Rolling Hills water system. As a municipal asset, monitoring and maintenance would no longer be performed by volunteers. Instead the monitoring and maintenance would be provided by municipal water operators (or contractors, as required).

The RDOS indicated that 2.5 FTE are associated with basic operations of the Okanagan Falls water system, including operators and support; the needs of the Sun

Valley system add a further 0.25 FTE. A total of 2.75 FTE staff, therefore, are assumed to be required to provide basic service. Several other RDOS staff also spend time managing the water systems, including the senior manager of utilities, other water operators, engineering technologist, environmental technologist, administration assistant, and information services. The RDOS noted that each individual water system benefits from the broader complement of water operators that work on the 10 systems within the region, as well as the support provided by GIS and technicians, the separate engineers that focus on capital works and upgrades, as well as long-term planning for the systems. Arguably, therefore, the full range of expertise and level of service currently available to the water system is not captured in the 2.75 FTE.

In total, including the administration portion (utilities clerk), 3.75 FTE are assumed to be needed to fulfill the municipal water operations, including water operators, and shared time of a utilities clerk, the Director of Engineering, an engineering technologist and a manager of capital works. The staff complement is intended to replicate the current service level at the RDOS, in part through the addition of a engineering technologist and a position to help oversee capital works, with costs shared by sewer, water and the roads department. The resulting staffing complement is higher than when OFID owned and maintained the water system prior to 2023. OFID employed 2 full-time water operators, as well as some part-time coverage (2 to 3 hours per week). Administration support was provided by a full-time corporate officer (who also oversaw the street lighting, cemetery and centennial park) and occasional bookkeeping (twice per month).

The Town of Oliver provides another comparison. In 2022 the Town had a combined 5.0 FTE of water and sewer (utilities) operators, plus an engineering technologist, operations director and operations deputy director that oversaw the 50 km of sanitary sewer mains and treatment plant, and delivered water to approximately 2,400 residential customers, 174 industrial/commercial customers and irrigation water to more than 600 agricultural connections. The estimated total of 3.75 FTE for an Okanagan Falls municipality, (when taken together with the proposed sewer staffing, provides a similar staffing level.

In cases where expertise is not available in house, consultants or contractors would be used. While a manager of capital works has been added (shared with water, sewer and roads), it is expected that the municipality could contract out certain elements of the services, such as project management for long-term planning and managing capital projects and asset management, as required given the staff complement.

➤ How would service costs change?

Given the above analysis, to provide a similar level of service to that which is enjoyed today, the new municipality would incur a similar base cost to operate the Okanagan Falls and Sun Valley water services, but a face a slight increase in overall operating costs to address long-range planning needs and other projects. Extra staffing resources that would be required would be shared proportionally amongst the three water systems, and would result in an estimated 3.6% increase to user fees for each system.

There would also be the need to obtain some equipment and SCADA software to support the utility operations. All existing equipment, and all existing obligations (e.g., leases, debt) with the system today would be transferred to the new municipality.

The costs of providing the Rolling Hills Waterworks system would be expected to change under an incorporation scenario. Once owned by the municipality, monitoring and sampling work would no longer be performed by volunteers. The system would instead be allocated a portion of a municipal water staff wages based on the time spent on the system. The amount of annual operator and support time, at least initially, would not be significant. Furthermore, some costs may decrease as part of a municipal system — Rolling Hills budgeted $5,800 for insurance in 2023, whereas the larger adjacent Sun Valley system budgeted only $2,121 in insurance as part of the RDOS. Over time there may be different standards applied to the system once operated by a municipality, including

requirements for SCADA and telemetry systems, fire flow requirements, metering, or money set aside in reserves for eventual upgrades or replacement of the system (particularly given the age of the distribution system). Some of the associated capital costs may be offset through the muncipality's access to provincial and federal grants, as well as access to low long-term borrowing rates through the Municipal Finance Authority.

Prior to the transition of any private or improvement district water system, local governments typically require an engineering assessment to determine the condition of the assets, ability to meet municipal standards and cost estimates for capital improvements associated with the system. Provincial grants are available to help assess the infrastructure prior to transfer, and potentially to assist in coordinating the administration involved with transferring the service. Although the Rolling Hills is a relatively small system, a condition assessment would help a new municipality plan for the asset, inform decisions on whether any changes are needed, and potentially secure funding for any necessary upgrades prior to transfer. It is anticipated that support for the improvement district conversion would be included as part of the Provincial Offer of assistance to help prepare the municipality for this transition. With only 10 users, it will be important for the ratepayers of that system to understand the potential impacts of any rate increases or need to build reserves. The ability to average increases over the transition or period of time, as well as the ability to borrow funds at significantly lower MFA rates, would help to mitigate any impacts on exisitng ratepayers.

One of the advantages of having the systems under municipal authority is the fact that the municipality would have the ability to apply for infrastructure grants (rather than applying as part of the RDOS which may have other competing priorities), or apply eligible Gas Tax funds to capital upgrades, in accordance with the municipality's infrastructure priorities. As an improvement district, the Rolling Hills system is not today eligible for any infrastructure grants.

As utilities that are only provided to a subset of the municipality, each of the water services would continue to be budgeted separately as local area services, with only the benefitting users contributing to the service. These services would continue to be paid by user fees (or parcel taxes); only properties connected to the systems would pay. It is assumed that the current practice of budgeting and recovering the costs for each water system separately as local services, would continue at least in the short to medium term at the municipality. In the future there may be opportunities for a municipality to consider restructuring water rates in order to provide for all users, regardless of the water system they are connected to, to pay the same rates to receive domestic water (with different categories for types of use, volume incentives, and other matters).

SUMMARY OF TAX IMPACTS

Figure 8 presents the tax impact of the two scenarios – the current situation (RDOS) and incorporation (MUNICIPAL).

It is useful to note that the water costs referenced in the scenarios only apply to properties that currently receive the individual water services and are within the service boundary (Figure 1). The Sun Valley, Okanagan Falls and Rolling Hills water services would continue to be paid directly by the water users. Without the same scale and range of expertise involved in the service delivery through the smaller staff complement, increases to contracting and/or staff costs are anticipated, which would result in modest increases (3.6%) to the utility rates as a result of incorporation. For the Rolling Hills system, the increase does not take into account any upgrades associated with meeting any different standards that may be prescribed by the municipality, based on the results of a condition assessment. Given that the transition from the improvement district would not occur immediately, there would be time to better assess the condition of the system, and the costs and potential funding sources to address identified needs.

Figure 8: Tax Comparison of Regional District and Incorporation Scenarios

SERVICE	RDOS[1]	MUNICIPAL[1]
OK Falls Water	$742.78	$769.16
Sun Valley Water	$1,748.00	$1,810.09
OBWB	$11.39	$11.39
** Rolling Hills [2]	$2,090.00	$2,164.24

[1] *Impact is calculated on a home assessed at $500,000.*

[2] *Rolling Hills is an Improvement District, not a RDOS Service*