

Kootenay BC



370 MEADOW
CREEK ROAD,
MEADOW CREEK
BC

\$200,000

PROPERTY MATCHMAKERS  FAIR REALTY



DETAILS

Acreage in Meadow Creek BC! This approx 3 acre parcel has a drilled well, room for septic and room for a small cabin, a beautiful house, a RV - good sized acreages that have flexibility on when to build, no building schemes are pretty nice to find these days. Whether you are looking for retirement property, hobby farm, recreational - you choose the lifestyle that best fits your needs. Meadow Creek is located about a half hr drive north of Kaslo BC, and is situated between Kootenay and Duncan Lakes. The Lardeau Valley offers unparalleled rugged outdoor nature for recreation or for just creating space around you.

MLS: 2459043

Size: 3.72 acres

Services: Well water, septic permit required, hydro available, high speed internet and satellite tv available

TITLE

TITLE SEARCH PRINT

2021-05-21, 12:14:30

File Reference:

Requestor: Kul Nijjar

****CURRENT INFORMATION ONLY - NO CANCELLED INFORMATION SHOWN****

Title Issued Under	SECTION 189 LAND TITLE ACT
Land Title District Land Title Office	NELSON NELSON
Title Number From Title Number	BB1544762 CA3147124
Application Received	2021-04-19
Application Entered	2021-04-19
Registered Owner in Fee Simple Registered Owner/Mailing Address:	
Taxation Authority	Nelson Trail Assessment Area
Description of Land Parcel Identifier: Legal Description:	006-779-506 LOT 3 DISTRICT LOT 880 KOOTENAY DISTRICT PLAN 16871 EXCEPT PLAN EPP106660
Legal Notations	NONE
Charges, Liens and Interests Nature: Registration Number: Registration Date and Time: Registered Owner:	RESTRICTIVE COVENANT V919 1986-01-16 13:12 HER MAJESTY THE QUEEN IN RIGHT OF THE PROVINCE OF BRITISH COLUMBIA AS REPRESENTED BY THE MINISTRY OF TRANSPORTATION AND HIGHWAYS
Remarks:	INTER ALIA SECTION 215 LTA

TAX ASSESSMENT



The information in this report is provided for your information and convenience. If the information has been altered for any reason from the format in which it was originally received verification may be required by BC Assessment. In any case of doubt, the official BC Assessment records shall prevail.

370 MEADOW CREEK RD MEADOW CREEK

Area-Jurisdiction-Roll: 21-786-03400.300



Total value **\$120,400**

2021 assessment as of July 1, 2020

Land \$62,600

Buildings \$57,800

Previous year value \$107,100

Land \$56,600

Buildings \$50,500

Property information

Year built	1966
Description	1 STY house - Basic
Bedrooms	6
Baths	1

Carports

Garages

Land size 5 Acres

First floor area 1,620

Second floor area

Basement finish area

Strata area

Building storeys

Gross leasable area

Net leasable area

No. of apartment units

Legal description and parcel ID

Lot 3 Plan NEP16871 District Lot 880 Land District 26
PID: 006-779-506

Sales history (last 3 full calendar years)

No sales history for the last 3 full calendar years

Manufactured home

Width

Length

Total area

PROPERTY DISCLOSURE STATEMENT

PROPERTY DISCLOSURE STATEMENT LAND ONLY

PAGE 1 of 3 PAGES



Date of disclosure: May 25, 2021

The following is a statement made by the seller concerning the Land located at:

ADDRESS:

(the "Land")

THE SELLER IS RESPONSIBLE for the accuracy of the answers on this Property Disclosure Statement and where uncertain should reply "do not know." This Property Disclosure Statement constitutes a representation under any Contract of Purchase and Sale if so agreed, in writing, by the seller and the buyer.	THE SELLER SHOULD INITIAL THE APPROPRIATE REPLIES.			
1. LAND	YES	NO	DO NOT KNOW	DOES NOT APPLY
A. Are you aware of any encroachments, unregistered easements or unregistered rights-of-way?		b3		
B. Are you aware of any existing tenancies, written or oral?		b3		
C. Are you aware of any past or present underground oil storage tank(s) on the Land?		b3		
D. Is there a survey certificate available?	b3			
E. Are you aware of any current or pending local improvement levies/charges?		b3		
F. Have you received any other notice or claim affecting the Land from any person or public body?		b3		
G. Is the Land managed forest lands?		b3		
H. Is the Land in the Agricultural Land Reserve?	b3			
I. Are you aware of any past or present fuel or chemical storage anywhere on the Land?		b3		
J. Are you aware of any fill materials anywhere on the Land?		b3		
K. Are you aware of any waste sites, past or present, excluding manure storage anywhere on the Land?		b3		
L. Are you aware of any uncapped or unclosed water wells on the Land?		b3		
M. Are you aware of any water licences affecting the Land?		b3		
N. Has the Land been logged in the last five years?		b3		
(i) If yes, was a timber mark/licence in place?				
(ii) If yes, were taxes or fees paid?				
O. Is there a plot plan available showing the location of wells, septic systems, crops etc.	b3			
2. SERVICES				
A. Indicate the water system(s) the Land uses: Municipal Community Private <u>Well</u> Not Connected Other _____ <i>Note: Private and Well Water Systems include pumps and other diversions.</i>				
B. If you indicated in 2A that the Land has a private or well water system (including pumps and other diversions):				
(i) Did use of the well or water system commence on or before February 29, 2016?		b3		
(ii) Do you have a licence (or have you applied for a licence) under the Water Sustainability Act (British Columbia)?		b3		
C. If you indicated in 2A that the Land has a private or well water system (including pumps and other diversions), have all private or well water systems been constructed, maintained and operated (including securing all well caps or covers) in accordance with the Water Sustainability Act (British Columbia)?	b3			

INITIALS b3 b3

PROPERTY DISCLOSURE STATEMENT

May 25 2021

PAGE 2 of 3 PAGES

DATE OF DISCLOSURE

ADDRESS:

2. SERVICES (continued)	YES	NO	DO NOT KNOW	DOES NOT APPLY
D. Are you aware of any problems with the water system?		GB		
E. Are records available regarding the quantity and quality of the water available?	GB			
F. Indicate the sanitary sewer system the Land is connected to: Municipal Community Septic Lagoon Not Connected Other _____				GB
G. Are you aware of any problems with the sanitary sewer system?				GB
H. Are there any current service contracts (i.e., septic removal or maintenance)?		GB		
I. If the system is septic or lagoon and installed after May 31, 2005, are maintenance records available?				GB
3. BUILDING: (not applicable)				
4. GENERAL:				
A. Are you aware if the Land has been used to grow cannabis (other than as permitted by law) or to manufacture illegal substances?		GB		
B. Are you aware of any latent defect in respect of the Land? <i>For the purposes of this question, "latent defect" means a defect that cannot be discerned through a reasonable inspection of the Land that renders the Land: (a) dangerous or potentially dangerous to occupants; or (b) unfit for habitation.</i>		GB		
C. Are you aware if the Land, or any portion of the Land, is designated or proposed for designation as a "heritage site" or of "heritage value" under the <i>Heritage Conservation Act</i> or under municipal legislation?		GB		

ADDITIONAL COMMENTS AND/OR EXPLANATIONS: (Use additional pages if necessary.)

INITIALS

GB	GB		
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PROPERTY DISCLOSURE STATEMENT

May 25, 2021

DATE OF DISCLOSURE

PAGE 3 of 3 PAGES

ADDRESS:

The seller states that the information provided is true, based on the seller's current actual knowledge as of the date on page 1. Any important changes to this information made known to the seller will be disclosed by the seller to the buyer prior to closing. The seller acknowledges receipt of a copy of this Property Disclosure Statement and agrees that a copy may be given to a prospective buyer.

PLEASE READ THE INFORMATION PAGE BEFORE SIGNING.

The buyer acknowledges that the buyer has received, read and understood a signed copy of this Property Disclosure Statement from the seller or the seller's brokerage on the _____ day of _____ yr. _____. The prudent buyer will use this Property Disclosure Statement as the starting point for the buyer's own inquiries.

The buyer is urged to carefully inspect the Land and, if desired, to have the Land inspected by a licensed inspection service of the buyer's choice.

BUYER(S)

BUYER(S)

The seller and the buyer understand that neither the listing nor selling agencies or their representatives warrant or guarantee the information provided about the Land.

*PREC represents Personal Real Estate Corporation

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BC1003 REV. SEPT 2020

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PUMP TEST

TRI-CITY PUMPS & POWER 2007 Ltd.

3583 South Slokan Village Road
Bonnington, B.C. V0G 2G3 Ph. 359-7166

Page # 1 OF 1
Date JUNE 30/20

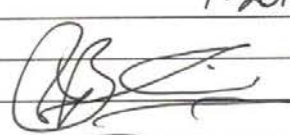
Customer: _____

Pump location: MEADOW CREEK RD MEGADON CREEK BC

Well ID: 37886 Depth: 135 Ft Cased Bedrock Well screen size (if applicable): N/A

Pump make: GARDNER Model: 16510 HP: 1 Pump connected to: 1" PUM - 5/8" LINE

Pump set @: 100 Ft. Discharge info: 5/8" LINE 100' DOWNSLOPE FROM HEAD.

Time Hrs & Min.	Elapsed time In minutes	Tape reading or water level	Discharge U.S. GPM	Remarks Problems Weather Etc.
				OVERCAST 18°C.
2:20	0	39	0	0 PSI 0A
	1	50	12	90 9.8
	2	56	12	85 9.5
	3	63	12	85 9.4
	4	70	12	80 9.4
	5	77	12	78 9.3
	10	93	6	95 7.1
	15	95.6	4.5	97 7.0
	20	97	4.5	95 7.0
	30	96.7	4	98 7.0
	40	96.9	4	99 6.9
	50	96.8	4	99 6.9
3:20	60	96.7	4	99 6.9
Pump	OFF	-	-	-
3:40	20	68	0	0 0
	30	63	0	0 0
4:05	45	56	0	0 0
				VIABLE PRODUCING WATER WELL.
				BC WPI 09052001
				CGW PTC 2-2009-199
				1-2010-058
				
				Brent Gsmol

WELL REPORT



Ministry of Environment

- Well Construction Report
 Well Closure Report
 Well Alteration Report

Stamp company name/address/
phone/fax/e-mail here, if desired

Ministry Well ID Plate Number: 37886
 Ministry Well Tag Number: _____
 Confirmation/alternative specs. attached
 Original well construction report attached

Red lettering indicates minimum mandatory information.

See reverse for notes & definitions of abbreviations.

Owner name: _____

Mailing address: _____

Well Location: Address: Street no. _____ Street name _____ Town _____

Legal description: Lot 2 Plan P16871 D.L. L880 Block _____ Sec. _____ Twp. _____ Rg. _____ Land District _____

PID: _____ Description of well location (attach sketch, if nec.): _____

NAD 83: Zone: 11U UTM Easting: 501015 m Latitude (see note 3): _____

UTM Northing: 5566835 m Longitude: _____

Method of drilling: air rotary cable tool mud rotary auger driving jetting excavating other (specify): _____

Orientation of well: vertical horizontal Ground elevation: 639 m #(asl) Method (see note 4): _____

Class of well (see note 5): _____ Sub-class of well: _____

Water supply wells: indicate intended water use: private domestic water supply system irrigation commercial or industrial other (specify): _____

Lithologic description (see notes 7-14) or **closure description** (see notes 15 and 16)

From ft (bgl)	To ft (bgl)	Relative Hardness	Colour	Material Description (Use recommended terms on reverse. List in order of decreasing amount, if applicable)	Water-bearing Estimated Flow (USgpm)	Observations (e.g., fractured, weathered, well sorted, silty wash), closure details
0	10'	m	Brown	CLAY-SAND COBBLES		
10'	135'	m	Grey	Bedrock	2.5	111' Cr Fractured
Guesthouse Upper Well						

WELL REPORT CONT'D

Casing details

From ft (bgl)	To ft (bgl)	Dia in	Casing Material / Open Hole	Wall Thickness in	Drive Shoe
0	16'	6.5"	Steel	2.50	Carbide Bit

Screen details

From ft (bgl)	To ft (bgl)	Dia in	Type (see note 18)	Slot Size

Surface seal: Type: Bentonite Depth: 1.5' ft
 Method of installation: Poured Pumped Thickness: 1" in
 Backfill: Type: _____ Depth: _____ ft
 Liner: PVC Other (specify): _____
 Diameter: 4" in Thickness: 2.640 in
 From: 10' ft (bgl) To: 13.5' ft (bgl) Perforated: From: 7.5' ft (bgl) To: 13.5' ft (bgl)

Intake: Screen Open bottom Uncased hole
 Screen type: Telescope Pipe size
 Screen material: Stainless steel Plastic Other (specify): _____
 Screen opening: Continuous slot Slotted Perforated pipe
 Screen bottom: Bail Plug Plate Other (specify): _____
 Filter pack: From: _____ ft To: _____ ft Thickness: _____ in
 Type and size of material: _____

Developed by:

Air lifting Surging Jetting Pumping Bailing
 Other (specify): _____ Total duration: 1 hrs
 Notes: _____

Well yield estimated by:

Pumping Air lifting Bailing Other (specify): _____
 Rate: 2-5 USgpm Duration: 1 hrs
 SWL before test: _____ ft (btoc) Pumping water level: _____ ft (btoc)

Obvious water quality characteristics:

Fresh Salty Clear Cloudy Sediment Gas
 Colour/odour: _____ Water sample collected:

Well driller (print clearly):

Name (first, last) (see note 19): Billy Rennie
 Registration no. (see note 20): WDC8100701
 Consultant (if applicable; name and company): _____

DECLARATION: Well construction, well alteration or well closure, as the case may be, has been done in accordance with the requirements in the *Water Act* and the *Ground Water Protection Regulation*.

Signature of Driller Responsible: _____

Final well completion data:

Total depth drilled: 13.5' ft Finished well depth: 13.5' ft (bgl)
 Final stick up: 1.5' in Depth to bedrock: 10' ft (bgl)
 SWL: 60' ft (btoc) Estimated well yield: 2.5 USgpm
 Artesian flow: _____ USgpm, or Artesian pressure: _____ ft

Type of well cap: Bolt on Well disinfected: Yes No
 Where well ID plate is attached: top of casing

Well closure information:

Reason for closure: _____
 Method of closure: Poured Pumped
 Sealant material: _____ Backfill material: _____
 Details of closure (see note 17): _____

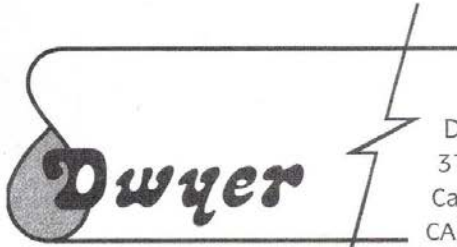
Date of work (YYYY/MM/DD):

Started: 2014/11/10 Completed: 2014/11/11
 Comments: Water Quality & Quantity
NOT Accepted BY Contractor

PLEASE NOTE: The information recorded in this well report describes the works and hydrogeologic conditions at the time of construction, alteration or closure, as the case may be. Well yield, well performance and water quality are not guaranteed as they are influenced by a number of factors, including natural variability, human activities and condition of the works, which may change over time.

white: Customer copy
 canary: Driller copy
 pink: Ministry copy | Sheet _____ of _____

SEPTIC REPORT



DWYER ENGINEERING AND CONSTRUCTION LIMITED
3721 - 14A Street S.W.
Calgary, Alberta
CANADA T2T 3Y1

Telephone
(403) 243-1246

Also Operating out of
(250) 366-4342

645 Meadow Creek Forest Service Road, Meadow Creek, BC

July 7, 2020

Soil Texture Assessment and Site Investigation for Healthy and Safe Sewerage Systems

Application for Subdivision of PLAN 16871 to be subdivided for two single family residences shown on drawing dated June 6, 2020 where the 2 proposed lots are part of District Lot 880 and still consolidated under PID: 006 779 506

Based on my site investigation including observation of the soil test pits, soil sampling, water well locations, slopes, existing structures, power poles, access and egress and in particular the results of the hydraulic wastewater loading rates by the soil texture method (see KaizenLAB Job # 307343 and # 307344 Analytical Reports Attached) I see no restrictions on either proposed lot to meet all of the critical parameters to dispose of the treated effluent from a TYPE 1 Sewerage System. Please see the following summaries by new lot descriptions;

North end of PLAN 16871 as shown on the June 6th Drawing

Based on the Sewerage System Standard Practice Manual (SSSPM) and KaizenLAB Job # 307343 the soils are conducive to septic service. The soil is classified as loam with a high percentage of sand @ 51.2%. Because of the size of the property there are numerous possible areas, alternate areas and reserve areas for safe septic systems without any risk to the occupants, the public or the environment. The property has neither restrictive layers nor water table nor bedrock within 300 cm. Simple gravity (no power) septic systems would be recommended.

South end of the Subject Property known as 370 Meadow Creek Road

This property has an existing single family dwelling with all of the amenities. Based on my site investigation, the SSSPM and the soil texture description in KaizenLAB # 307344 the soil in the Southwest corner is conducive (well suited) to perform as an alternate or replacement septic effluent distribution system. Table 2-8 Page 41 SSSPM Version 2 shows the WASTEWATER LOADING RATE in litres per sq. m. per day at 29.

Thank you for the opportunity for this work, if you have any questions, call or write.

Yours Sincerely,

David Dwyer, P. Eng.
bceg lic. # 22264



SURVEY

SUBDIVISION PLAN OF PART OF
 LOT 3 DISTRICT LOT 880
 KOOTENAY DISTRICT PLAN 16871
 B.C.G.S. 82K.026

PLAN EPP106660



SCALE = 1 : 1000

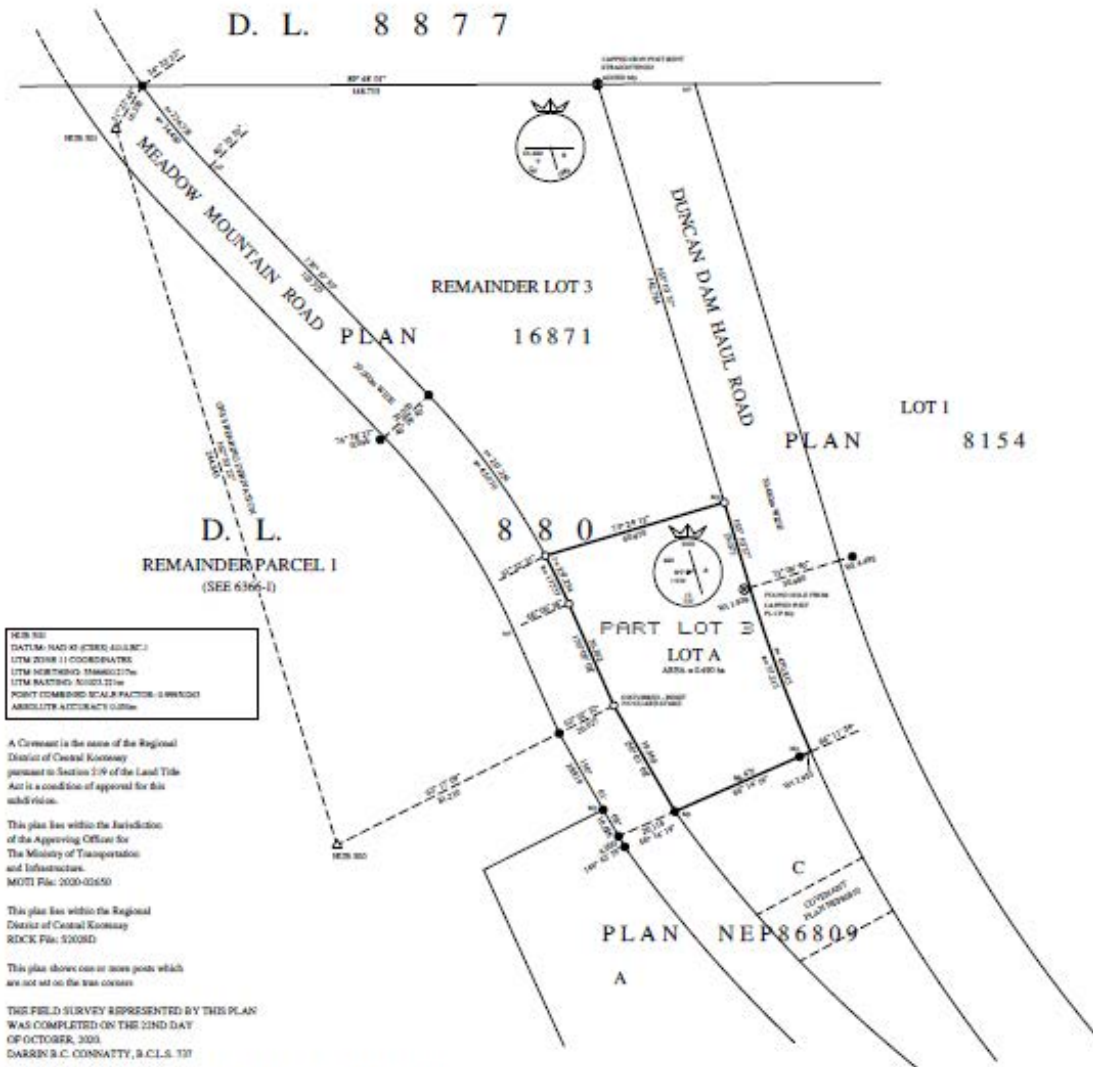
The intended plot size of this plan is 500m in height and 473m in width (C size) when plotted at a scale of 1:1000.

LEGEND

Readings are Grid, derived from differential dual frequency GNSS observations and are referred to the central meridian UTM Zone 11 (120° West Longitude).
 The UTM coordinates and absolute accuracy achieved are derived from dual frequency GNSS observations to National Reference Canada Precision Point Positioning Service. This plan shows horizontal ground level distances unless otherwise specified. To compare grid distances multiply by Combined Scale Factor 0.9999032.
 The Combined Scale Factor has been determined based on an average ellipsoidal elevation of 613m between tabs 506 and 501.

- Distances tapped iron post found
- ⊙ Distances tapped iron post placed
- Distances iron post found
- Distances iron post placed
- Distances standard galvanized iron post placed
- Mp Distances metal marker post
- △ Distances traverse hub placed

HEB 501
 DATUM: NAD 83 (CRS80, 40130C)
 UTM ZONE: 11 COORDINATES
 UTM NORTHING: 5746602.76m
 UTM EASTING: 70051.21m
 POINT COMBINED SCALE FACTOR: 0.9999032
 ABSOLUTE ACCURACY: 0.07m



RDCK MAP

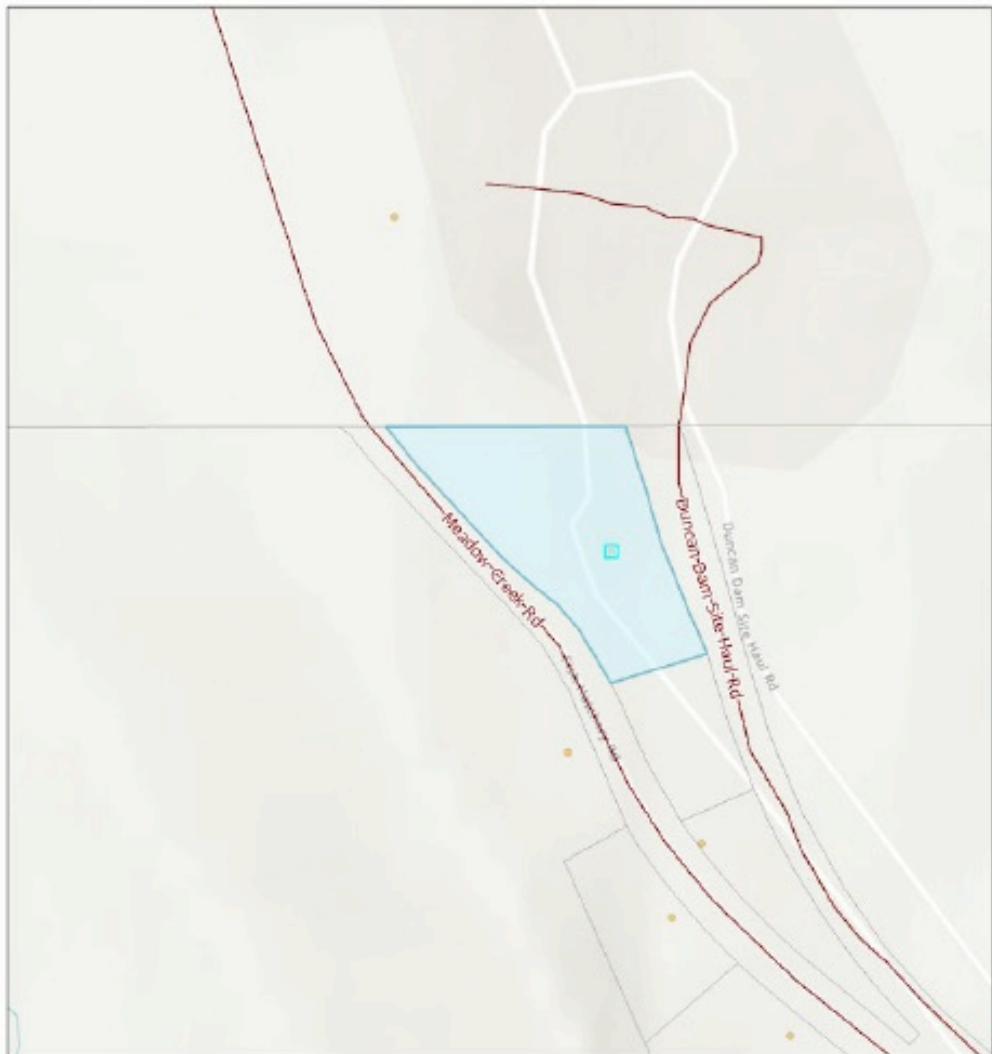


RDCK Property Report

Area of Interest (AOI) Information

Area : 3.72 acres

May 26 2021 11:9:39 Pacific Daylight Time



Source: Esri, DeLorme, USGS, NSA, NAD, COM, NAVI, Robinson, NCEAS, NLS, GIS, NAVI, Geocast, Esri, Reklamant, GSD, GeoEye, FAIR, Intermap and the GIS user community. Source: Esri, HERE, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS user community.

RDCK REPORT

Summary

Name	Count	Area(acres)	Length(mi)
Cadastre - Legal Parcels	1	3.72	-
Civic Address	1	-	-
Electoral Areas	1	3.72	-
Fire Service Areas	0	0	-
Water Systems	0	0	-
Zoning	0	0	-
Official Community Plan	0	0	-
Agriculture Land Reserve	0	0	-
Non Standard Flooding Erosion Area	0	0	-
Flood Construction Levels - 1990	0	0	-

Cadastre - Legal Parcels

#	Folio	PID	Site Address	Actual Use	Plan Number
1	786.03400.300	006-779-506	-	-	-

#	LTO Number	Lot	Block	District Lot	Land District
1	-	-	-	-	-

#	Legal Long	Lot Size	Lot Description	Area(acres)
1	-	-	-	3.72

Civic Address

#	Folio	Unit Number	House Number	Street Name	Full Address	Count
1	786.03400.300	-	370	MEADOW CK RD	370 MEADOW CK RD	1

Electoral Areas

#	Area Name	Director	Area(acres)
1	Electoral Area D	Aimee Watson	3.72

The mapping information shown are approximate representations and should be used for reference purposes only.

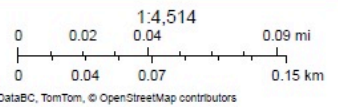
LTSA MAP

370 Meadow Creek Rd LTSA Map

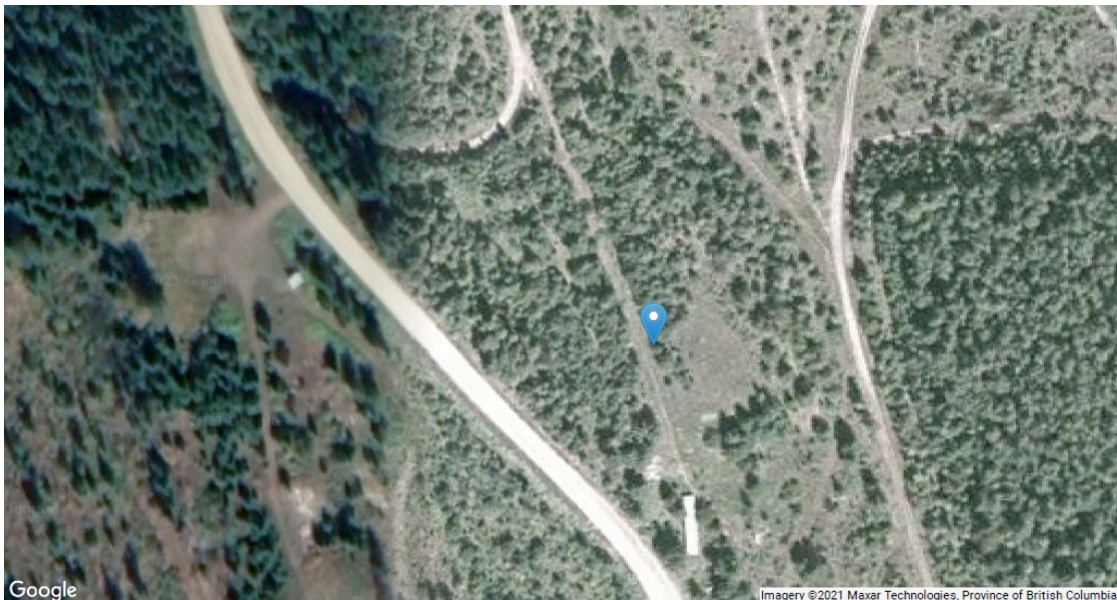


May 23, 2021

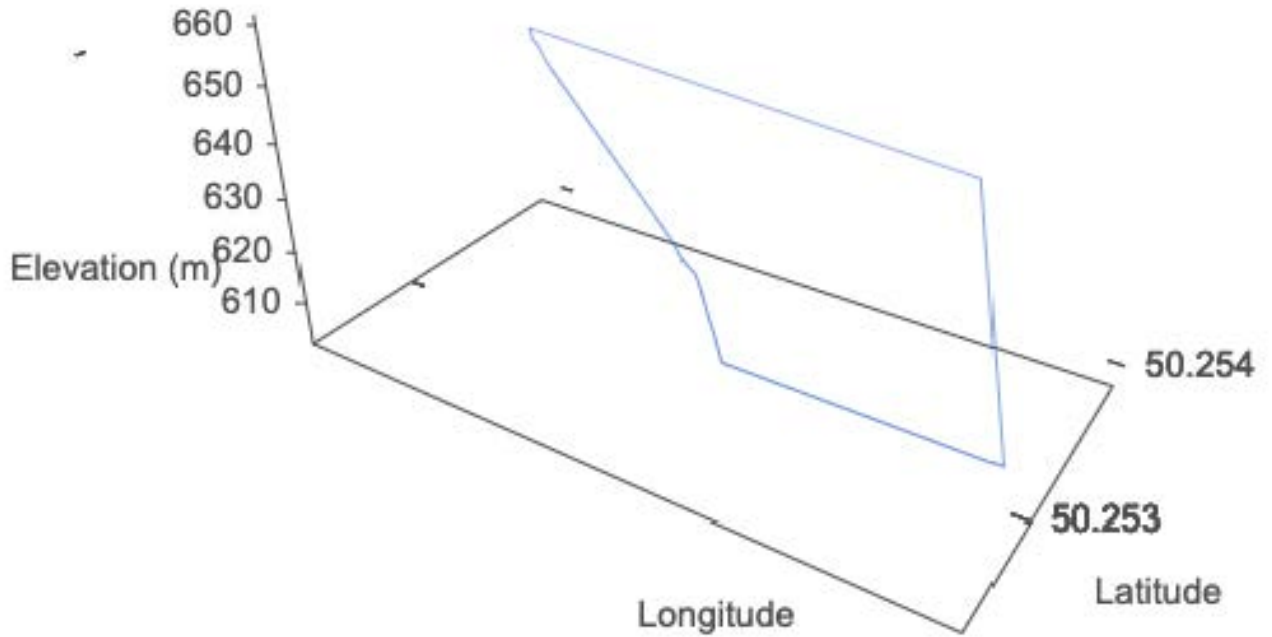
Parcels By Class	Absolute Fee Book	Common Ownership	Return To Crown	Primary
Air Space	Building Strata	Park	Crown Subdivision	Interest Parcels
Subdivision	Bare Land Strata	Road	Part of Primary	



Cadastral data from ParcelMap BC
Copyright 2018 LTSA



ELEVATION MAP



Max Elevation: 639.67 m | Min Elevation: 623.67 m | Difference: 16.00 m

DIRECTIONS

Google Maps

KootenayBC Property Matchmakers - Fair Realty to Meadow Creek Rd, New Denver, BC V0G 1S0

Drive 43.0 km, 1 hr 3 min



Map data ©2021 Google 10 km

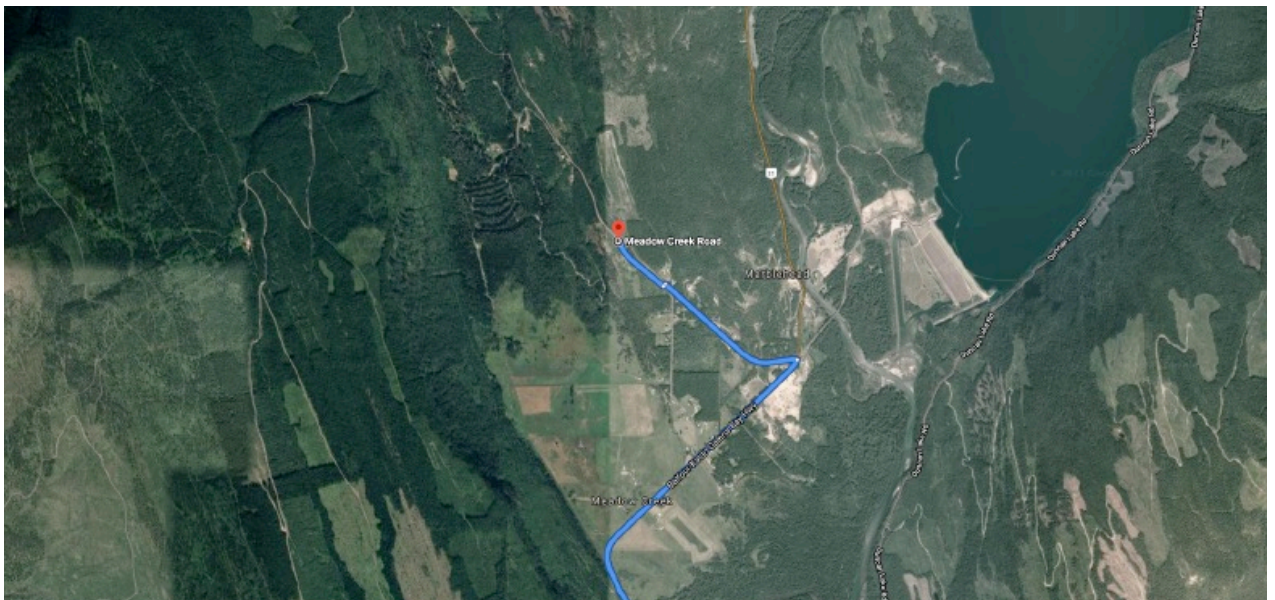


via Balfour-Kaslo-Galena Bay
Hwy/BC-31 N

1 hr 3 min

43.0 km

Fastest route



COMMUNITY INFORMATION

Type	Centre	Distance (km)	Driving Time
School	J.V. Humphries, Kaslo	40.8	39 min
	Jewett Elementary (K-3), Meadow Creek	1.9	3 min
Shopping	Front Street, Kaslo	41.3	40 min
	Meadow Creek General Store & Gas	1.6	3 min
Airport	West Kootenay Regional Airport, Castlegar	150	2 hr 6 min
	Trail Regional Airport	188	2 hr 36 min
Major Cities	Kaslo, BC	41.1	38 min
	Nelson, BC	110	1 hr 38 min
	Spokane, WA	348	4 hr 39 min
	Cranbrook, BC	268	4 hr 9 min
	Calgary, AB	565	7 hr 12 min
	Vancouver, BC	718	8 hr 37 min
Hospital/ Medical Centre	Victorian Community Health Centre, Kaslo	51.6	1 hr 6 min
	North Kootenay Lake Community Services	41.2	40 min
	Kootenay Boundary Regional Hospital, Trail	180	2 hr 30 min
	Kootenay Lake Hospital, Nelson	109	1 hr 37 min
Dentist	Kootenay Lake Dental Clinic, Nelson	110	1 hr 38 min
	Nelson Ave Dental Clinic, Nelson	108	1 hr 34 min
	Silverton Dental Clinic, Silverton	91.8	1 hr 35 min

Meadow Creek

Forty km (25 miles) north of Kaslo is the beautiful Lardeau Valley which embraces the small communities of Lardeau, Cooper Creek and Meadow Creek, Howser, Argenta and Johnsons Landing. The rich valley bottom farmland is the result of the ebb and flow over thousands of years by the Duncan and Lardeau Rivers through the flats at the head of the lake.

Kaslo

Kaslo, with a population of just 1,000 is actually the largest community on the main body of Kootenay Lake. Kaslo is nestled in a valley, surrounded by a lush forest and Kootenay Lake. Downtown is thriving with artisans and artists, and a beautiful park with pristine beaches lines the village. Heritage buildings have been lovingly restored, along with the S.S. Moyie, the world's oldest intact sternwheeler.

The area's waterways and surrounding mountains provide plenty of opportunity for outdoor adventure.

Outdoor Recreation

Explore Kootenay Lake in a powerboat, sailboat, kayak, or canoe. Renting a houseboat from Kaslo's Shipyard's fleet is another option. Go hiking on groomed trails or wilderness terrain in provincial parks. There are no less than five of these (and one rugged conservancy) nearby, including the stunning Kokanee Glacier Provincial Park. Boating, sport fishing, swimming, water-skiing, kayaking, canoeing, scuba diving, hiking, mountain & tour biking, ATV touring, golfing, horseback riding, cross-country skiing, snowmobiling, cat-skiing, heli-skiing, paragliding.

Weather

Average Yearly Rainfall (mm): 698

Average Yearly Snowfall (cm): 188

Highest Average Temperature (c): 25

Lowest Temperature (c): -5

COMMUNITY INFORMATION

Recreational Facilities

Facilities in and around Kaslo include a 9 hole golf course, Ice Arena for public skating, hockey and curling, a number of Provincial Parks and campgrounds, a skateboard park, public beaches, tennis courts and riding arena. Lardeau River Adventures, a Lardeau river rafting outfit that is taking the concept of tourism to the next level offering 3-6 hour immersive experiences into nature informed by guides who totally understand and love their wild back yard.

Historic and Heritage Sites

Kaslo village itself is home to several important historic and heritage sites including the SS Moyie, the world's oldest intact passenger sternwheeler. Its restoration has been passionately pursued by spirited volunteers for more than half a century. Abroad the SS Moyie enter a world of classic Victorian design and engineering and learn a whole lot about Kootenay Lake history.

Festivals and Events

Give a big round of applause to this tiny community for hosting an exceptionally charming jazz event.

The Kaslo Jazz Festival draws music-lovers from far and wide in August, as people come to see live music from international swing, blues and jazz musicians. The music festival has been staged every August since 1991. Audiences line the beach to enjoy incredible jazz music performed from a floating stage.

The IDidaRide and Run is another popular event for keen runners and mountain bikers, held in August. The event offers five events—three rides and two runs. The 41km is a ride only, while the 20km and 8.5km are ride or run events.

May Days is a century old Kaslo tradition, featuring maypole dancing, loggers' sports, and a parade that offers double the fun by circling the village centre twice.

Geography

The village of Kaslo is the largest community located on the main body of Kootenay Lake. Most of the village of Kaslo sits on the floodplain formed by the outflow of the Kaslo River. The remainder of the village is located on bench land above the downtown core. The village is framed by the Purcell Mountain Range to the east and the Selkirk Mountain Range to the west. Mount Loki (2,779m/9,117ft) rises dramatically across Kootenay Lake and is a popular hike for locals. The Selkirks are home to the Goat Range and Kokanee Glacier Provincial Parks. Both parks offer a full range of four season recreational opportunities.

Economy

Overall, the average employment rate of Kaslo, BC is growing at an average of 0.14% per year over the past 15 years. In the last two census, its employment rate grew by 9 per cent, an average growth rate of 4.57% from 2011 to 2016. A growing employment rate signals that competition between job applicants are intensifying and that finding a job is becoming harder. It can also mean lower tax revenues for governments in the next few years, as people will have lower incomes to be taxed.

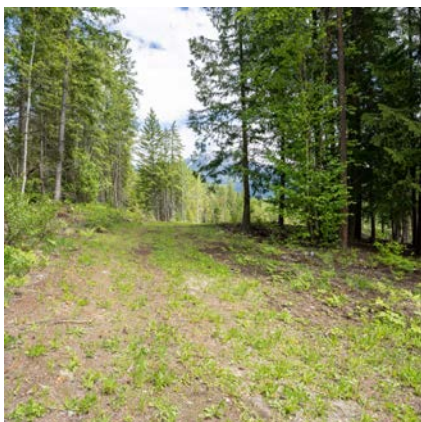
Government

The Village of Kaslo is governed by a Mayor and four councillors and is administered by three professional staff.

PICTURES



PICTURES



PICTURES



RESOURCES

Kul Nijjar, Your Kootenay Property Matchmaker: <https://kootenaybc.com/>

Village of Kaslo: <http://www.kaslo.ca/>

Chamber of Commerce: <http://www.kaslochamber.com/>

Kaslo and Area Guide: <http://visitkaslo.com/>

Regional District of Central Kootenay: <http://www.rdck.ca/>

For building permits, land use and planning, fire services, parks and recreation etc.

Waste Disposal: <http://www.rdck.ca/EN/main/services/waste-recycling.html>

Satellite TV Providers:

Shaw: <https://www.shaw.ca>

Internet

Kaslo infoNet Society: <https://kin.bc.ca/>

East Shore Internet Society: <http://www.eastshoreinternet.ca/>

Columbia Wireless: <http://columbiawireless.ca/>

Telus: <https://www.telus.com>

Hospital

Victorian Community Health Centre: <https://www.interiorhealth.ca>

Post Office

Canada Post: <https://www.canadapost.ca>