

FORMAL REPORT

To:	Mayor Stratthdee and Members of Council
Prepared by:	Jeff Wolfe, Asset Management and Engineer Specialist
Date of Meeting:	22 May 2018
Subject:	PW 31-2018 Grand Trunk Countryside Estates Phase 2 Assumption

PURPOSE

This report presents information related to the assumption of all infrastructure constructed and installed in accordance with the development agreement for Grand Trunk Countryside Estates Phase 2 subdivision, as well as the opening of Millson Crescent and Guest Court as public highways.

RECOMMENDATION

THAT PW 31-2018 Grand Trunk Countryside Estates Phase 2 Assumption be received; and

THAT Council enact By-law 52-2018 to approve full acceptance and assumption of the infrastructure constructed and installed within Part 1 & Part 2 of Reference Plan 44R-4187, now Registered Plan 44M-18, as required for the Grand Trunk Countryside Estates Phase 2 Subdivision; and

THAT Council enact By-law 53-2018 to open Millson Crescent and Guest Court for public use and establish as public highways.

BACKGROUND

The Town of St. Marys and Grand Trunk Countryside Estates Ltd. entered a development agreement dated February 6, 2004 for the development of Part 1 & Part 2 of Reference Plan 44R-4187, now part of Registered Plan 44M-18 for the Grand Trunk Countryside Estates Phase 2 Subdivision. The Town has assumed various sections of underground infrastructure in the subdivision through By-laws 11 of 2007, 38 of 2008 and 66 of 2012. The developer has requested the remaining infrastructure be assumed.

REPORT

The Public Works Department has reviewed the completion of Works and determined the Works are complete as per the development agreement. The Town has previously assumed various sections of underground infrastructure and the developer is looking for final assumption of all infrastructure. Securities for Works related to the subdivision have been released, minus \$10,682.02 which the developer has agreed to forfeit due to minor deficiencies related to aging of the hard surfaces.

Attachment #1 is a copy of the Registered Plan 44M-18 for reference.

Draft By-laws have been prepared to initiate the following:

1. All infrastructure constructed and installed in accordance with development agreement for Grand Trunk Countryside Estates Phase 2 be assumed by the Town.
2. Millson Crescent and Guest Court as shown on Registered Plan 44M-18 be opened for public use and established as a public highway.

SUMMARY

The developer of the Grand Trunk Countryside Estates Phase 2 subdivision has met the various requirements of the development agreement and is requesting final assumption of the related Works. Staff have reviewed the infrastructure and recommends Council enact the By-law to approve full acceptance and assumption of the infrastructure constructed and installed within Registered Plan 44M-18.

FINANCIAL IMPLICATIONS

The Town will become responsible for all operation, maintenance and replacement costs associated with the infrastructure assumed within Registered Plan 44M-18. The Town's asset database will be adjusted accordingly and future Town budgets will account for this increased level of service.

STRATEGIC PLAN

☒ Not applicable to this report.

OTHERS CONSULTED

Grand Trunk Countryside Estates Ltd

ATTACHMENTS


1. Registered Plan 44M-18

REVIEWED BY

Recommended by the Department




Jeff Wolfe
Asset Management/Engineering Specialist



Jed Kelly
Director of Public Works

Recommended by the CAO



Brent Kittmer
CAO / Clerk