

## MINUTES - Engineering & Public Works Committee



**MEETING DATE:** August 28, 2006 **SPECIAL MEETING**  
**LOCATION:** Council Chambers  
**PREPARED BY:** Carolin Moran, Administrative Assistant

### A. Call to Order

Chair McKinlay called the meeting to order with all members in attendance.

Chair McKinlay announced that Council is grieving today as Wayman Fairweather passed away and we extend condolences to his family.

#### A.1 Approval of Agenda

Moved by: Bob Gamble

Seconded by: John McKean

THAT the Agenda of August 28, 2006 Special Meeting be adopted as circulated, Carried.

#### A.2 Declaration of Pecuniary Interest

None.

### B. Deputations / Presentations

There were no deputation however Chair McKinlay clarified that the public would have an opportunity to ask questions or make comments after all the reports have been presented to the Committee.

### C. Staff Reports

#### C.1 EPW.06.154 Highway 26 Water Transmission Overall Project – Property Owners Input / Concerns

Chris Fawcett, Director of Financial Services and John Caswell, Manager of Environment Services presented Report EPW.06.154 to the Committee as previously distributed. Attached to the Report was: 1. Report T-2006-03, February 28, 2006, 2. May 11, 2006 Letter—Public Information Session, 3. May 27, 2006 Agenda, 4. Summary 'A' – Craigleith Shores / GCC 12, 5. Summary 'B' – Georgian Shores / GCC 6, 6. Summary 'C' – Other Highway 26 Property Owners.

Information was provided to residents on the recently opened tender for Phase 3 of the Highway 26 Water Transmission Overall Project. Previously there was information provided at a meeting on May 27, 2006 and there were numerous concerns presented to Council and Staff in writing that were reviewed and that review was brought forward at the August 28, 2006 meeting. A number of

specific items were requested at this August 28<sup>th</sup> meeting. The residents requested that a number of specific issues be reviewed again and discussed by Council prior to the Staff reports being approved by Council. The items that were requested were as follows:

1. Staff reviewed the related application as made under the OSTAR Development Infrastructure Program, and are confirming that the application as made during 2003 was for the overall project area, including the anticipated Phases 1, 2 and 3.

(Note: Dr. Grey commented at the August 28, 2006 session that the June 2003 minutes did not anticipate applying to Phase 3). The Resolution stated:

*.....AND WHEREAS Council has assessed the capital priorities of the municipality and considers the transmission of water to Pinery Plaza Waterworks, Grey Condominium Corporation No. 6, Grey Condominium Corporation No. 12, and Swiss Meadows Water System, as described in the application prepared in 2003 for Option 1 of OSTAR, to be its highest public health and safety priority;....*

The “as described in the application” included the area/properties as to be serviced by Phase 3.

2. Staff has confirmed the total number of units for Craighleith Shores is 62 and the total overall is 131 units.
3. Staff also confirm that currently sewer and water user charges are added as charges on the tax bills for the Craighleith area as a convenience of collection of user fees only. The budget / reporting processes are completely separate between sewer and water and general taxation. Funding for sewer and water is user charges and other related revenues and not funded from general taxation revenues.
4. Council and Staff have confirmed that they will undertake their best efforts to collect a portion from new property connections within the area being serviced by this project. Staff will consider a draft policy for Council’s consideration at a later date.
5. Staff is reviewing the development charges contributions calculation of \$118,800 and will subsequently report regarding its appropriateness.
6. Staff discussed the contingency item with Ainley & Associates and although it maybe slightly low, it is not unreasonable and it is difficult to determine what an appropriate number is. Contingencies on projects similar to this do range from approximately 4 to 10 percent. \$35,000 is approximately 4%.

The Committee agreed to amend the recommendation to include the information requested by the public at the August 28, 2006 meeting be presented to Council for consideration in a supplementary report.

Moved by: Bob Gamble

Seconded by: John McKean

THAT Council re-confirm that the Highway 26 Overall Water Line Project includes properties along Highway 26 between Arrowhead Road and Grey Road 19 as serviced by Phases I, II, & III of the project, and

THAT all properties are to be assessed on an equal unit amount for direct project costs, with the applicable Capital charges to be those in effect by by-law at the time the Phase was/is constructed, and

THAT due to timing concerns, that there be no interest charges included with the works completed within Phase I and Phase II as part of the cost per unit, and

THAT property owners previously assessed for the “temporary” water servicing costs have the option of folding outstanding charges into the cost share payment option(s) at time of approval of the related by-law, and

THAT consideration be given regarding the request to adjust for interest charges relating to the “temporary” water servicing charges, and

FURTHER THAT the information requested by the public at the August 28, 2006 meeting be presented to Council for consideration in a supplementary report, Carried.

## **C.2 EPW.06.153 Highway 26 Water Transmission Overall Project, Craigeith Shores Grey Condo Corporation 12**

Moved by: Gail Ardiel

Seconded by: John McKean

THAT Council award Contract TBM-2006-5 entitled “Highway 26 Watermain Extension, Phase 3” (North Main Loop), as the final phase of the Highway 26 Water Transmission Project, to Moretti Excavating Limited in the amount of \$943,393.00, excluding GST, being the lowest price meeting all the requirements of the Contract Documents, and

THAT Council approve the updated current financial allocation summary for the Highway 26 Water Transmission Overall Project, detailing related expenditures, revenues, and capital cost per unit for benefiting property owners (see enclosed assessment map and list of benefiting properties). Final Capital Cost per unit to be established subsequent to final North Main Loop costs upon completion of the works, and final determination of related OSTAR funding, and

THAT Council authorize the establishment of the following cost share payment options for benefiting property owners:

1. lump sum payment of total unit share at time of by-law(s) imposing unit charges
2. a 5 year payment plan, including applicable interest carrying charges
3. a 10 year payment plan, including applicable interest carrying charges
4. a 15 year payment plan, including applicable interest carrying charges

Carried.

### **C.3 EPW.06.151 Town of The Blue Mountains, Water and Sewage Capacity Assessment, 2005 Year End Report**

The Committee concurred to defer this item to the September 12, 2006, Engineering & Public Works Committee meeting, being cognizant of the time.

### **C.4 EPW.06.150 Award of Tender – L.E. Shore Memorial Library Parking Lot Contract No. TBM-2006-15**

Moved by: John McKean

Seconded by: Gail Ardiel

THAT Council award Contract TBM-2006-15 entitled “L.E. Shore Memorial Library Parking Lot”, to Georgian Aggregates in the amount of \$179,878.55, including GST (\$169,696.75 plus \$10,181.80 GST), being the lowest price meeting all the requirements of the Contract Documents, and

THAT the total project cost be funded \$86,500 plus interest from the Library Land Acquisition Reserve Fund with the balance from Development Charges Reserve Fund, and

FURTHER THAT the Mayor and the Clerk be authorized to execute the Contract Documents, Carried.

### **C.5 EPW.06.152 Award of Tender – Reconstruction of Craigleith Road, Including Storm And Sanitary Sewers, Contract No. TBM-2006-17**

Moved by: John McKean

Seconded by: Bob Gamble

THAT Council award Contract TBM-2006-17 entitled “Reconstruction of Craigleith Road, including Storm and Sanitary Sewers”, to Tectonic Infrastructure Inc. in the amount of \$1,872,260.20, excluding GST of \$112,335.61, being the lowest price meeting all the requirements of the Contract Documents, and

THAT additional funding of \$106,025 be provided from development charges reserve fund and \$173,100 be provided from developer contributions and capital charges (sewer rates), and that consultants’ contributions be reduced by \$29,125; and

FURTHER THAT the Mayor and the Clerk be authorized to execute the Contract Documents, Carried.

## **D. Information Reports / Correspondence**

None.

## **E. New and Unfinished Business**

None.

## **F. Next Meeting Date**

Tuesday, September 12, 2006, 6:00 p.m.

## **G Adjournment**

Moved by: John McKean

Seconded by: Gail Ardiel

THAT this meeting adjourn at 6:20p.m., Carried.