

Tyrolean Village Resorts

At Blue Mountain

January 30, 2013.

Town of the Blue Mountains
Infrastructure and Wastewater Committee

Re: Installation of a Low Pressure Sanitary Sewer on Arlberg Crescent.

Dear Committee,

Arlberg Crescent is a street within Tyrolean Village. The chalets on Arlberg Crescent were predominately constructed in the early 1970's and they are all connected to municipal water.

The main sewage trunk line is located at the corner of Arlberg Crescent and Kandahar Lane. The fact that the trunk sewer line has already been installed at the top of the street makes this proposal to connect a low pressure sanitary service along Arlberg Crescent a very cost effective way of providing full services to this area.

The chalets on Arlberg Crescent are predominately located on a sand ridge so the septic beds have functioned very well over the years. Over the past year though there has been a septic problem with one of the units and given the age of the existing septic beds for the other units, **this would be an opportune time to invest the money in a sewer line rather than each individual owner having to repair or upgrade their existing septic beds as required in the next several years.**

Within the town's future servicing plan, Arlberg crescent is a location that is contemplated for full services.

I have discussed this plan with almost all of the property owners on the street and 89% of the owners have indicated that they would be in favour of the switching over to municipal sewers. I have not been able to talk to 2 of the property owners on the street, this is why I can not say 100% of the owners agree. Please see the attached map, the properties marked in pink have confirmed their interest in this project. The properties not marked in pink, I have not had a chance to talk to them. Nobody has told me that they are against this proposal.

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Attached is a cost estimate for this project that was prepared for John Caswell. As a rough estimate there are 18 individual lots on this street and based on the estimated cost of construction of \$175,000, the approximate cost of construction would be around \$9,700 per lot. This estimate may change because some lots have duplexes or proposed triplexes, which would bring down the cost per unit.

Due to the age of the road, I would also ask the committee to consider using some funds from their reserves to upgrade this road at the time this sewer work is being undertaken. This road was built over 40 years ago and needs some work. The property owners on Arlberg Crescent have diligently paid their property taxes for 40+ years and deserve a better road than the existing road, which is frequently covered in potholes and mud. The town roads staff work very hard to maintain this road but it is obvious that some additional works are required on this road.

Although all of the property owners approached understand that they would have to pay the cost to have the sewers installed, I would further like the committee to consider the financing of this project through the local improvements process. Whereby the sewers would be installed and the property owners would pay the cost over a 10 or 20 year period with interest. I understand that the municipality is 100% protected since the charge goes against the property similar to property taxes and the property owners would be able to manage their expenses better by paying the cost over several years with interest. I recently participated in a local improvements project on Long Point Rd., where the town of Collingwood brought municipal water to the residences and the property owners will pay the cost over several years back to the town with interest. Attached is a copy of the document regarding this project.

Thank you for considering this project,



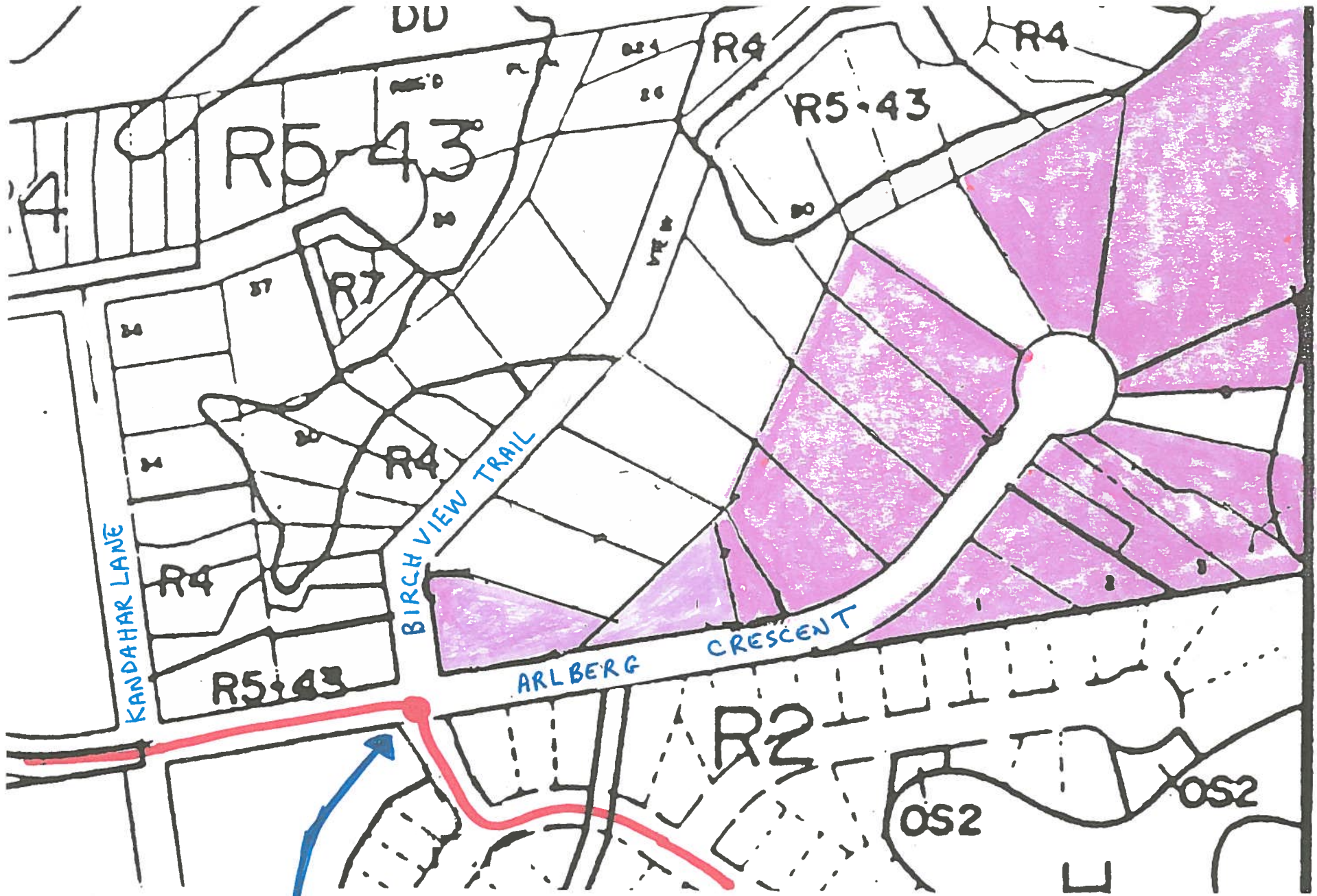
Denis Martinek

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Map of Arlberg Crescent showing:

- 1) Location of existing sewage trunk line at Arlberg Crescent and Birch view Trail**
- 2) Lot owners that support going forward with the installation of sewers.**



● LOCATION OF EXISTING SEWAGE TRUNK LINE

■ PROPERTIES THAT HAVE CONFIRMED INTEREST TO HOOK UP TO SEWERS

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Cost Estimate prepared for John Caswell

Re: Construction of Arlberg Crescent Sanitary Sewer

ARLBERG CRESCENT

Sewer 2011



C.C. Tatham & Associates Ltd.
Consulting Engineers

Collingwood

Bracebridge

Orillia

Barrie

115 Sandford Fleming Drive, Suite 200

Collingwood, Ontario L9Y 5A6

Tel: (705) 444-2585

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Email: info@cctatham.com

Web: www.cctatham.com

January 28, 2010

via email & mail
CCTA File 109115

John Caswell
Manager of Water and Wastewater Services Division/
Assistant Director of Engineering and Public Works Department
Town of The Blue Mountains
26 Bridge Street East, P.O. Box 310
Thornbury, ON N0H 2P0

Re: Arlberg Crescent
Low Pressure Sanitary Sewer
Work Plan and Fee Proposal

Dear John:

Further to our site meeting on January 14, 2010, we are pleased to provide a work plan and fee estimate to prepare detailed design drawings and a tender document for the installation of low pressure sanitary sewer along Arlberg Crescent. Our work plan will include the following:

Topographic Survey

We will complete a detailed topographic survey along Arlberg Crescent (east of Birch View Trail) to record existing features and elevations within the right-of-way including the centreline of road, edge of road, driveway locations and above surface features such as hydro poles, hydrants, trees and utility pedestals. We will incorporate existing servicing information provided by the Town and utility providers on the compiled base plan. We will tie in sufficient horizontal control (survey monuments) to identify property limits. However, we do not propose to carry out a registry office plan search or legal survey.

Design Drawings and Tender Document

From the base plan, we will establish appropriate horizontal and vertical alignments for the sewer. It is expected that both the vertical and horizontal alignment will follow that of the existing road. It is also understood that the road will be reinstated with a gravel surface (i.e. existing condition).

The road is approximately 350 metres in length. Therefore, two plan and profile drawings will be prepared at a scale of 1:250 horizontal and 1:50 vertical to illustrate the resulting alignments and servicing requirements. A detail sheet will also be included in the drawing set.



Professional Engineers

Authorized by the Association of Professional Engineers of Ontario to offer Professional engineering services



Consulting
Engineers Ltd.

Each property will be provided with an individual sanitary service to the property line to accommodate the existing or proposed dwelling. Property owners will be given an opportunity to decide on the location of the sanitary service provided it does not conflict with any other existing services.

We will request proposals from qualified geotechnical consultants to undertake a detailed investigation of subsurface conditions and make a recommendation to the Town. We will co-ordinate the geotechnical work with the successful consultant. However, we assume this consultant will be retained directly by the Town and have not included their fees in our budgets.

A Ministry of Environment Certificate of Approval (C of A) will be required for the new low pressure sewer. An application for the C of A will be prepared and submitted as soon as possible in the design process. We do not anticipate having to obtain approvals from the Grey Sauble Conservation Authority.

The Lake Drive tender document will be used as a template for the Arlberg Crescent tender, which will include instruction to bidders, a schedule of items and prices, general conditions, special provisions and other relevant information. Provisional prices will be requested to provide the Town with opportunities to extend the scope of work at a reasonable cost.

The Town will be given the opportunity to review the drawings and tender document at the 50% and 90% complete stage to ensure the design satisfies the Town's objectives and expectations. Updated construction cost estimates will be provided at each stage of design. Based on our initial site meeting and recent experience associated with Lake Drive, we estimate the value of construction to be approximately \$175,000.00 (excluding GST). A preliminary construction cost estimate is attached.

Exclusions

Our work program and fee proposal excludes the following:

1. Geotechnical investigation;
2. Application for PTTW (if required);
3. MCE applications fees;
4. Administration of tender process;
5. Construction period assistance.

Fee & Schedule

We are prepared to undertake this assignment on a time and expense basis, to an upset limit of \$9,500.00 excluding expenses and GST. Expenses are estimated at \$500.

We are prepared to commence the survey work within two weeks. The 60% plan and profile drawings and tender document will be ready for review within six weeks of completing the topographic survey and receiving a geotechnical investigation. The subsequent submissions will follow immediately after receipt of the Town's comments.

Should you have any questions or comments on the above, please do not hesitate to contact me.

Yours truly,
C.C. Tatham & Associates Ltd.



Kevin Sansom, B.A. Sc., P. Eng.
Project Manager
KRS:rlh

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Town of Collingwood Documentation

Re: Local Improvement, provision of Municipal Water on Long Point Road



CONSULTING
ENGINEERS
PLANNERS

Ainley & Associates Limited
280 Pretty River Parkway, Collingwood, Ontario L9Y 4J5
Tel: (705) 445-3451 • Fax: (705) 445-0968
E-mail: collingwood@ainleygroup.com

WATER LINE
INSTALL

November 21, 2012

File: 112031

Ref: The Corporation of the Town of Collingwood

Collingwood Public Utilities

Tender CPU 2012-01

Long Point Road, Madeline Drive and Lindsay Lane Water Servicing

Local Improvement

Water Connection Procedure

Dear Resident,

Further to previous correspondence with respect to the Long Point Road, Madeline Drive and Lindsay Lane Water Servicing Local Improvement Project, the watermain has now been installed and is ready for individual connections. Below is information on the procedure for connection of your home to the Town's watermain.

Installing your water service from property line to your home

Please note that it is a legal requirement to obtain a building/plumbing permit to construct or alter the building and plumbing is considered part of the building. As the water service from property line to your home is considered plumbing, a permit must be granted from the Town of Collingwood Building Department prior to commencing work. Please contact the Town of Collingwood Building Department at:

55 Ste. Marie St., Unit 301
Collingwood, Ontario
L9Y 0W6
705-445-1030

Meter installation

As per section 7.1 of the Town of Collingwood Water Bylaw;

"All water used on premises within the Town of Collingwood, except water used for fire fighting purposes, or water authorized by the Manager of Water Services or their designate, for construction or other purposes, shall pass through the meter supplied by Collingwood Public Utilities for use upon such premises, and in addition to whatever other remedies Collingwood Public Utilities may have by law in respect to infringement of this by-law, Collingwood Public Utilities may, upon ascertaining that water has been used which has not passed through the meter of such premises, forthwith, without notice, shut off and stop the supply of water."

1. Provide the Collingwood Public Utilities office with the appropriate meter fee at the time of purchase; the 2012 fee is \$192.00. Make cheques payable to Collingwood Public Utilities.
2. Pick up spacer kit - touch pad, spacer bar, tail pieces and if required, wire from 43 Stewart Road, Collingwood.
3. Complete plumbing with spacer bar and run wire to outside of home and attach touch pad. The touch pad should be located outside the home adjacent to the electricity meter.

Creating Quality Solutions Together

4. Contact Karla Findlay, Administrative Assistant at Collingwood Public Utilities (705-445-1800 ext. 2233) and advise that you need a meter installed. Karla will set up an appointment with you for the meter technician to install the meter.
5. Once the meter is installed and the spacer bar is in our possession a \$50.00 rebate will be applied to the home's water account.

Service connection

Once the meter has been installed, connection to municipal water is possible. Please contact the Building Department to perform a plumbing inspection. Please contact Water Distribution ORO, Dana Doyle at 705-445-1800 extension 2226 to oversee the connection to the curb stop and the water turn on.

Project Status

The Construction is currently being finished and will be considered to be Substantially Complete near the end of November 2012. The project will then enter into a one-year maintenance period, which will be completed in late November 2013. During the one-year maintenance, there may still be minor construction activities in the area.

At the end of the one-year maintenance period, the total cost will be tabulated and Special Charge per lot will be determined for the local improvement. At that time, you will be contacted by the Town of Collingwood with respect to the Special Charge and payment options. You may choose to pay the total cost or it can be assessed on your taxes to be paid in regular installments. More information with respect to interest rates and payment terms will be provided.

At this time, the project is still on track with respect to the preliminary estimate of Special Charge per Private Connection of \$30,000.

Thank you for your patience and co-operation throughout the construction process. Please note that there may be some remaining re-instatement work undertaken in the Spring 2013 (during the one-year maintenance period).

If you have any questions or concerns regarding this project, please do not hesitate to contact the undersigned.

If you require assistance regarding requirements for house service connections, please contact the Town's Building Department or Collingwood Public Utilities as outlined above.

Yours truly,

AINLEY & ASSOCIATES LIMITED



Nicole Sartor, P. Eng.

Project Engineer

Cc Marcus Firman, Collingwood Public Utilities