



## **Staff Report for Committee of the Whole Meeting**

**Date of Meeting:** May 7, 2019

**Report Number:** SRPRS.19.050

**Department:** Planning and Regulatory Services  
**Division:** Development Engineering & Transportation

**Subject:** SRPRS.19.050-Assumption of Stormwater Management Facility and Establishment of Guarantee Period Expiration Dates, Vomano Valley Developments Ltd., Subdivision File 19T-03014 Phase 1 and 2, Town File: D03-03014 Phase 1 and 2

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### **Purpose:**

To assume the stormwater management facility associated with Subdivision File 19T-03014 Phase 1, and to establish guarantee period end dates for municipal services constructed under Phases 1 and 2 under Subdivision File 19T-03014.

### **Recommendation(s):**

- a) That the assumption of the stormwater management facility located within Block 32 of Plan 65M- 4171, associated with Subdivision File 19T-03014 Phase 1, be approved;
- b) That the guarantee period for the stormwater management facility located within Block 32 of Plan 65M- 4171, associated with Subdivision File 19T-03014 Phase 1, expire October 30, 2020; and
- c) That the guarantee period for the municipal services assumed under staff reports SRPRS.18.002 and SRPRS.18.003 (Bylaw No. 54-18) for Subdivision Files 19T-03014 Phase 1 and 2, expire November 14, 2019.

### **Contact Person:**

Manuela Kodra, Project Coordinator, 905-747-6415 and/or  
Jeff Walters, Manager, Development Engineering Subdivisions and Stormwater Management, 905-747-6380.

### **Report Approval:**

**Submitted by:** Kelvin Kwan, Commissioner of Planning and Regulatory Services

## **Page 2**

**Approved by:** Neil Garbe, City Manager

All reports are electronically reviewed and/or approved by the Division Director, Treasurer (as required), City Solicitor (as required), Commissioner, and City Manager. Details of the reports approval are attached.

### **Background:**

The stormwater management facility associated with Subdivision File 19T-03014 Phase 1, is located east of Bathurst Street and south of King Road as indicated on Map 1.

The developer of this subdivision, Vomano Valley Development Ltd. has requested that the stormwater management facility, associated with Subdivision File 19T-03014 Phase 1, be assumed by the Town. Staff supports this assumption request based on the developer's fulfillment of the conditions from the Subdivision Agreement as summarized in Appendix A.

The developer has also requested that the 24-month guarantee period for the assumed stormwater management facility commence from the date the final inspection clearances were issued by Town staff, which was October 30, 2018. Staff have reviewed and support this request and recommend that the 24-month guarantee period end October 30, 2020, to correspond with this inspection date.

The developer has also requested that the 24-month guarantee period associated with the remaining municipal services within 19T-03014 Phase 1 and 2, which were previously assumed under Bylaw No. 54-18, commence from the date final inspection clearances were issued by Town staff, which was November 2017. Staff have reviewed and support this request and recommend that the 24-month guarantee period for the municipal services assumed under By-law Number 54-18 expire November 14, 2019.

### **Financial/Staffing/Other Implications:**

The Town now assumes the maintenance responsibility for the stormwater management facility. The estimated annual maintenance cost for the assumed facility is \$8,500 and this cost will be funded from the approved 2019 budget.

### **Relationship to the Strategic Plan:**

Assumption of this stormwater management pond supports the objective of demonstrating responsible municipal management of infrastructure.

### **Conclusion:**

Based on the above, staff recommends assumption of the stormwater management facility within Block 32 of Plan 65M-4171 related to Subdivision File 19T-03014 Phase 1, as outlined in this report. Staff also recommend that the 24-month guarantee period for the assumed stormwater management facility expire on October 30, 2020. Staff

## **Page 3**

further recommends that the 24-month guarantee period for the remainder of the municipal services previously assumed under Bylaw No. 54-18, expire on November 14, 2019.

### **Attachments:**

The following attached documents may include scanned images of appendixes, maps and photographs. If you require an alternative format, please call contact person listed in this document.

- Appendix A, List of Fulfilled Subdivision Agreement Sections
- Map 1, Location Map
- Map 2, 65M-4171

## Page 4

### Report Approval Details

Document Title:	SRPRS.19.050-Assumption of Stormwater Management.docx
Attachments:	- SRPRS.19.050 Map 1.pdf - SRPRS.19.050 Map 2.pdf - SRPRS.19.050 Appendix A.docx
Final Approval Date:	May 1, 2019

This report and all of its attachments were approved and signed as outlined below:

**Dan Terzievski - Apr 30, 2019 - 3:52 PM**

**Kelvin Kwan - Apr 30, 2019 - 3:54 PM**

**David Dexter - May 1, 2019 - 7:24 AM**

**Neil Garbe - May 1, 2019 - 9:01 AM**