

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF SEPTEMBER 25, 2012

Item 26, Report No. 33, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on September 25, 2012.

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ASSUMPTION – BLUEWINTER RESIDENTIAL SUBDIVISION 19T-99V12 / 65M-3598 WARD 1 – VICINITY OF TESTON ROAD AND WESTON ROAD

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Engineering and Public Works, dated September 4, 2012:

Recommendation

The Commissioner of Engineering and Public Works recommends:

That Council enact the necessary by-law assuming the municipal services that are set out in the Subdivision Agreement for Bluewinter Residential Subdivision, and that the Municipal Services Letter of Credit be released.

Contribution to Sustainability

The municipal services recommended for assumption in this report have been designed and constructed in accordance with City standards which include consideration for sustainability.

Economic Impact

Upon assumption of this development, approximately 0.3 lane kilometers of roadway and associated municipal services including storm sewers, street lighting, sidewalk, boulevard trees, etc., will be added to the City's network of infrastructure. This additional infrastructure is valued at \$509,005 and will incur the normal expense associated with annual operation and maintenance activities of approximately \$10,192 as shown on the following chart:

Item Description	As Constructed Costs	Approximate Annual Operating Costs (*)
Storm sewers	\$ 258,944	\$ 543
Road	\$ 171,461	\$ 4,692
Street lights	\$ 25,150	\$ 1,080
Trees/Streetscaping/Landscaping /Boulevard Maintenance	\$ 53,450	\$ 3,877
Totals	\$509,005	\$10,192

() Annual Operating Costs derived from the 2009 Municipal Performance Measures Summary and the Parks and Forestry Operations Department.*

The life cycle costs associated with this additional infrastructure will be accounted for in the City's future multi-year budgets.

Communications Plan

The pertinent City departments will be notified of the assumption of this subdivision.

Purpose

This report pertains to the assumption of the municipal services in Plan of Subdivision 65M-3598 by the City.

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Background - Analysis and Options

The Bluewinter Residential Plan of Subdivision 65M-3598 is comprised of 11 residential lots and a storm water management facility block. This subdivision is a rural estate subdivision which is serviced by private well and septic systems. The subdivision is located north of Teston Road and west of Weston Road, in Block 34 as shown on Attachment No.1.

The Agreement with Bluewinter Investments Ltd. was executed on July 17, 2002, and was subsequently registered on September 12, 2002. The construction of the roads and municipal services was completed in October 2009.

The Developer has maintained the municipal services in the subdivision during the required minimum thirteen month maintenance period and has rectified all deficiencies. In addition, the grading of all lots in the subdivision has been certified by the Developer's Engineering Consultant. Accordingly, the Developer has requested that the roads and municipal services in the subdivision be assumed by the City, and the Municipal Services Letter of Credit be released.

All documentation required by the Subdivision Agreement for assumption has been submitted. Development/Transportation Engineering staff, in conjunction with the Developer's Consulting Engineer, have conducted all the necessary inspections of the municipal services in the subdivision and are now satisfied with the extent of the works.

The Commissioner of Engineering and Public Works has received clearance from all pertinent City Departments including Development Planning, Building Standards, Parks Development, Parks Operations and Forestry, Public Works, and Clerks. In addition, the Reserves and Investments Department has confirmed that all of the City's financial requirements associated with this subdivision have been satisfied.

Relationship to Vaughan Vision 2020

The development of this subdivision and the assumption of the municipal services are consistent with Vaughan Vision 2020, which encourages management excellence through planned and managed growth and the maintenance of City assets and infrastructure. This report is consistent with the priorities previously set by Council and the necessary resources have been allocated and approved.

Regional Implications

Regional staff has advised that they are satisfied with the restoration works along Weston Road and have no objections to the City assuming the services.

Conclusion

The construction of the roads and municipal services associated with the Bluewinter Residential Plan of Subdivision 65M-3598 has been completed in accordance with the Agreement. Accordingly, it is appropriate that the roads and municipal services in Plan of Subdivision 65M-3598 be assumed and the Municipal Services Letter of Credit be released.

Attachments

1. Location Map

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(A copy of the attachments referred to in the foregoing have been forwarded to each Member of Council and a copy thereof is also on file in the office of the City Clerk.)