

**CITY OF VAUGHAN**

**EXTRACT FROM COUNCIL MEETING MINUTES OF APRIL 21, 2015**

Item 12, Report No. 17, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on April 21, 2015.

**12**

**ASSUMPTION OF MUNICIPAL SERVICES  
SERVICING AGREEMENT – GIRONA FINANCIAL GROUP INC.  
WARD 3 - VICINITY OF HIGHWAY 400 AND RUTHERFORD ROAD**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Commissioner of Public Works and the Director of Development Engineering and Infrastructure Planning Services, dated April 14, 2015:

**Recommendation**

The Commissioner of Public Works and the Director of Development Engineering and Infrastructure Planning Services, in consultation with the Director of Environmental Services, recommend:

1. That Council enact the necessary by-law assuming the municipal services that are set out in the Servicing Agreement with the Girona Financial Group Inc. 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 the municipal services associated with this development, approximately 0.3 kilometers of sanitary sewer main and foundation drain collector as well as a water main will be added to the City's network of infrastructure. This additional infrastructure is valued at \$ 238,335 and will incur the normal expense associated with annual operation and maintenance activities of approximately \$1,919 as shown on the following chart:

Item Description	As Constructed Costs	Approximate Annual Operating Costs (*)
Water Connection	\$ 65,925	\$ 71
Sanitary sewers	\$ 85,150	\$1,380
Foundation Drain Collector	\$ 87,260	\$ 468
Totals	\$238,335	\$1,919

*(\*) Estimated Annual Operating Costs based on information from Environmental Services 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 development.

**Purpose**

The purpose of this report is to inform Council that the municipal services constructed pursuant to the Servicing Agreement between Girona Financial Group Inc. and the City are complete and can be considered for assumption by the City.

## **CITY OF VAUGHAN**

### **EXTRACT FROM COUNCIL MEETING MINUTES OF APRIL 21, 2015**

Item 12, CW Report No. 17 – Page 2

#### **Background - Analysis and Options**

Girona Financial Group Inc. entered into a servicing agreement with the City on March 7, 2011 to facilitate the construction of a water connection, a foundation drain collector and sanitary sewers within a municipal easement to service a 34 unit townhouse development fronting onto Hawkview Boulevard. The development is located on the northwest corner of Highway 400 and Rutherford Road as illustrated on Attachment No.1.

The construction of the municipal services was substantially completed on November 13, 2013. The Developer has maintained these municipal services during the required minimum thirteen month maintenance period and has rectified all deficiencies.

All documentation required by the Servicing Agreement for assumption has been submitted. Development Inspection staff, in conjunction with the developer's consulting engineer, have conducted all the necessary inspections of the municipal services and are now satisfied with the extent of the works. Clearances were received from all pertinent City Departments including Development Engineering, Environmental Services and Clerks. In addition, the Development Finance and Investments Department has confirmed that all of the City's financial requirements associated with this development have been satisfied.

Accordingly, the Developer has requested that the municipal services included in this agreement be assumed by the City, and that the development securities held by the City be released.

#### **Relationship to Vaughan Vision 2020**

The assumption of the municipal services is 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**

There are no Regional implications with respect to the assumption of these municipal services.

#### **Conclusion**

The municipal services constructed pursuant to the Girona Financial Group Servicing Agreement have been satisfactorily completed. Accordingly, it is appropriate that these municipal services be assumed by the City and the Municipal Services Letter of Credit be released.

#### **Attachments**

1. Location Map

#### **Report prepared by:**

Odette McIntyre, C.Tech. – Engineering Technologist - Development, ext. 8461  
Frank Suppa, Manager of Development Inspection and Grading, ext. 8073

(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.)

## **COMMITTEE OF THE WHOLE - APRIL 14, 2015**

### **ASSUMPTION OF MUNICIPAL SERVICES SERVICING AGREEMENT – GIRONA FINANCIAL GROUP INC WARD 3 - VICINITY OF HIGHWAY 400 AND RUTHERFORD ROAD**

#### **Recommendation**

The Commissioner of Public Works and the Director of Development Engineering and Infrastructure Planning Services, in consultation with the Director of Environmental Services, recommend:

1. That Council enact the necessary by-law assuming the municipal services that are set out in the Servicing Agreement with the Girona Financial Group Inc. 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**

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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 development.

#### **Purpose**

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#### **Attachments**

1. Location Map

#### **Report prepared by:**

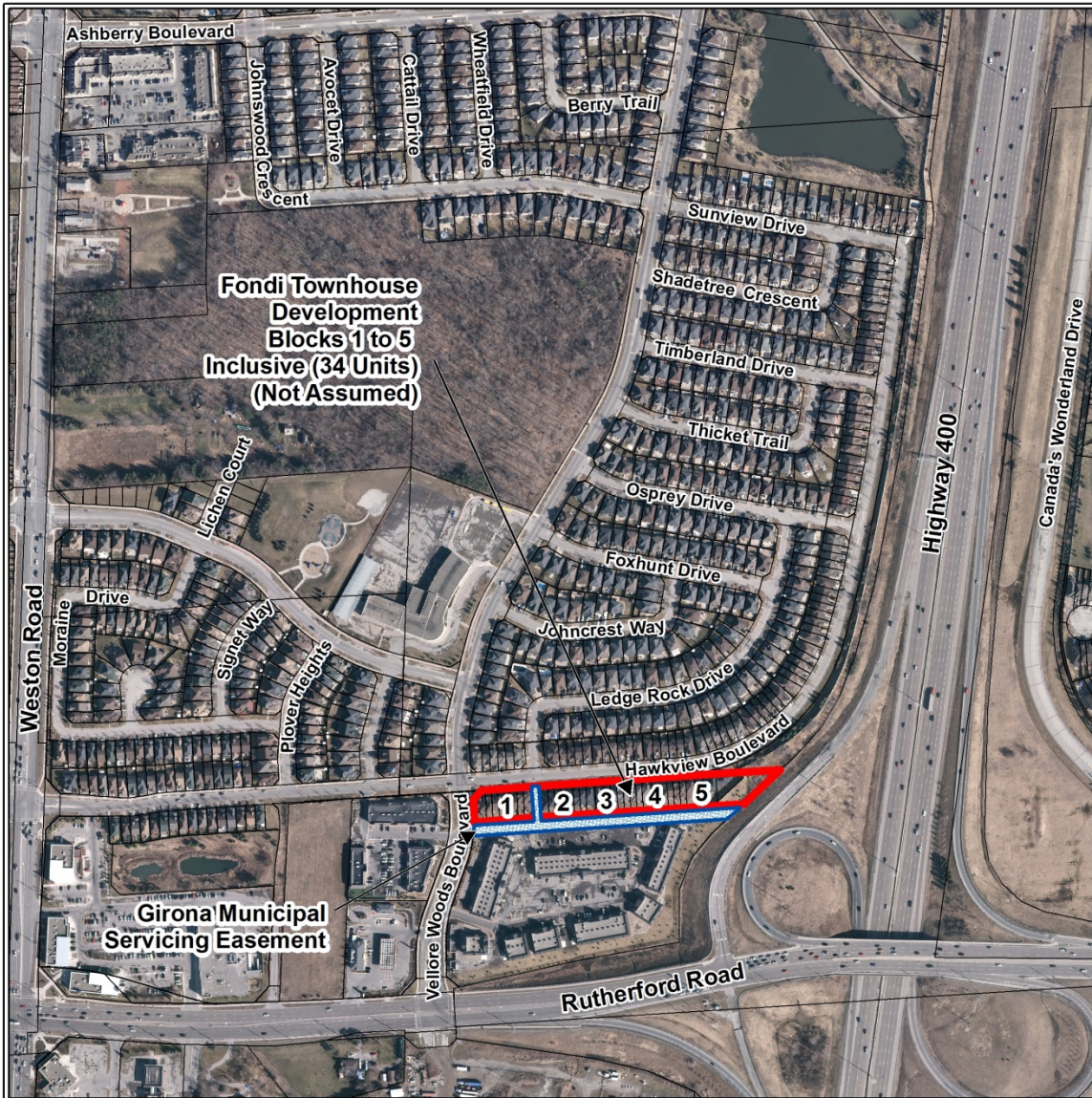
Odette McIntyre, C.Tech. – Engineering Technologist - Development, ext. 8461  
Frank Suppa, Manager of Development Inspection and Grading, ext. 8073

Respectfully submitted,

Paul Jankowski  
Commissioner of Public Works

Andrew Pearce  
Director of Development  
Engineering and Infrastructure  
Planning

# ATTACHMENT No. 1



## ASSUMPTION GIRONA FINANCIAL GROUP INC. SERVICING AGREEMENT

### LEGEND

- SUBJECT SERVICES
- Fondi Townhouse Development (Not Assumed)

Note: Aerial photography acquired in spring, 2014





# ***THE CITY OF VAUGHAN***

# ***BY-LAW***

## **BY-LAW NUMBER 058-2015**

### **A By-law to assume Municipal Services in Girona Financial Group Inc.**

WHEREAS the Servicing Agreement between the City of Vaughan and Girona Financial Group Inc. provides for the installation of certain public services.

AND WHEREAS the Commissioner of Public Works has received certification that the services set out in the Servicing Agreement have been constructed and installed in accordance with City specifications.

NOW THEREFORE the Council of The Corporation of the City of Vaughan ENACTS AS FOLLOWS:

1. THAT the services, more particularly described in the Servicing Agreement between The Corporation of the City of Vaughan and Girona Financial Group Inc. dated March 7, 2011, be and they are hereby assumed as public services.

Enacted by City of Vaughan Council this 21<sup>st</sup> day of April, 2015.

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Hon. Maurizio Bevilacqua, Mayor

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Jeffrey A. Abrams, City Clerk