

Bradford
west
Gwillimbury



A Growing Tradition

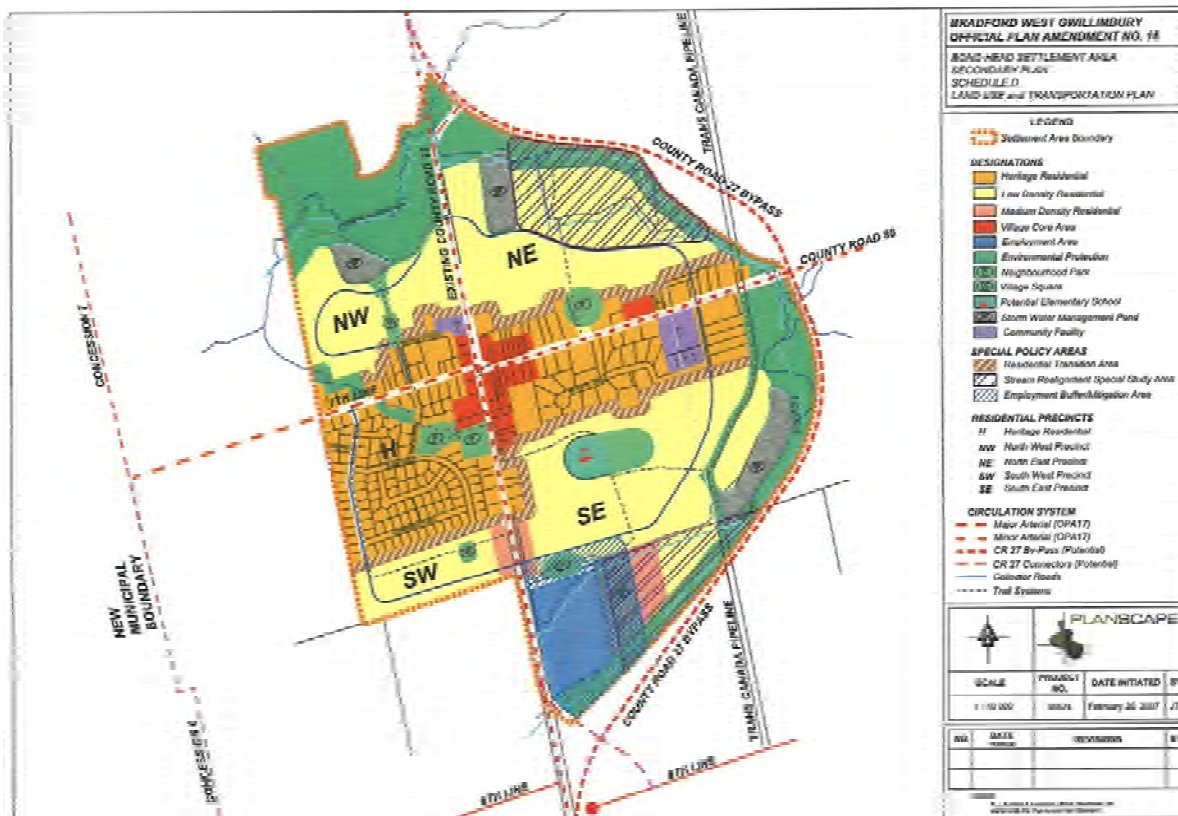
BOND HEAD SANITARY SERVICING Community Information Meeting

September 26, 2019

AGENDA

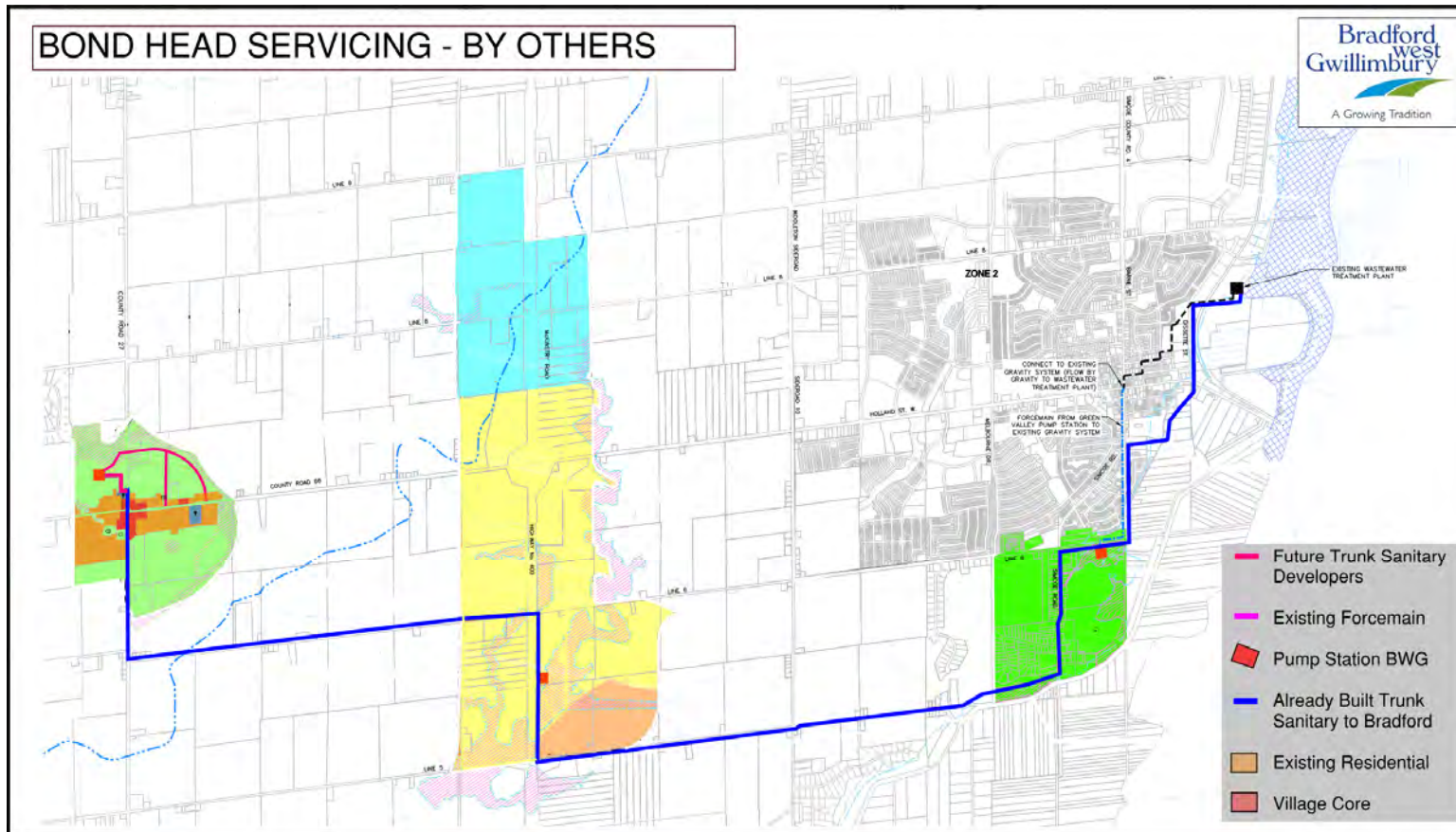
- a) Welcome & Opening Comments
- b) Recent History
- c) Master Servicing Plan
- d) Bond Head Trunk Servicing
- e) Infrastructure Status
- f) Local Services
- g) Funding/Cost Estimates
- h) Local Improvement Program
- i) Timelines
- j) Next Steps
- k) Q & A

Recent History



- BWG Official Plan adopted in 2000
- Bond Head secondary plan (OPA 16) adopted in 2007
- first two large subdivision applications adopted in 2012

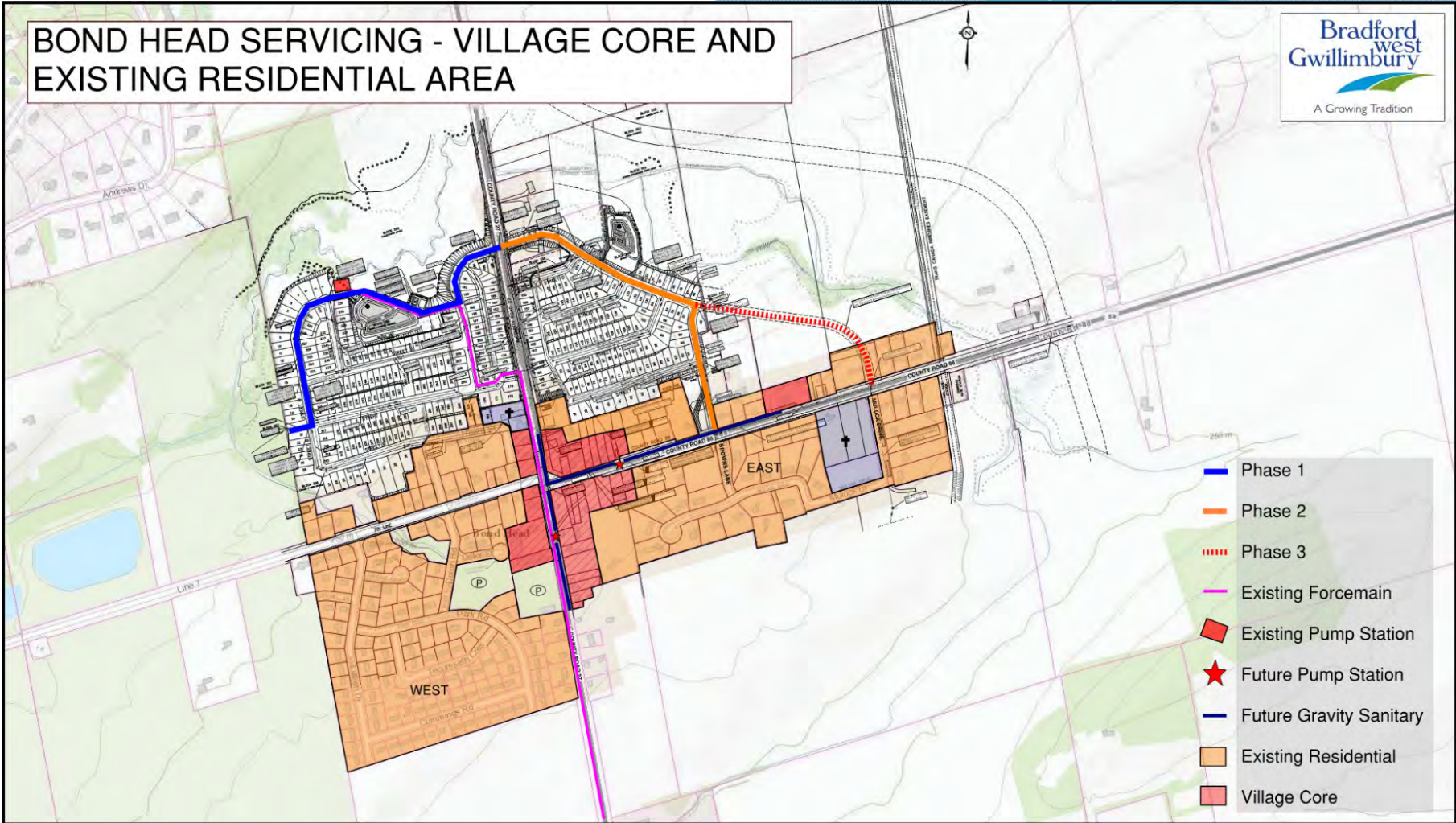
Master Servicing Plan



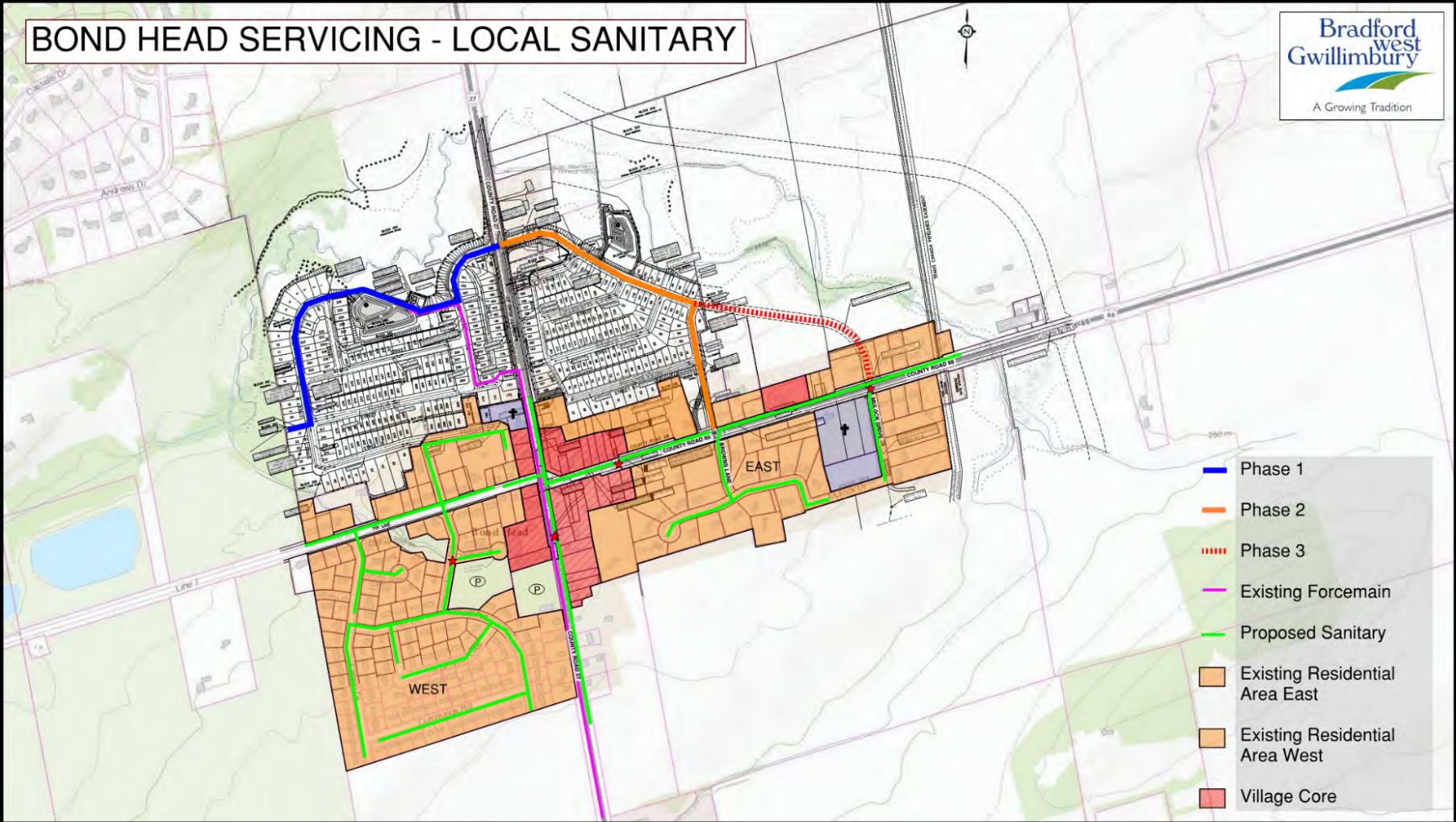
Bond Head Local Services



BOND HEAD SERVICING - VILLAGE CORE AND EXISTING RESIDENTIAL AREA



Bond Head Local Services



Infrastructure Status

- Completed Works
 - Bradford Wastewater Pollution Control Plant (WPCP)
 - Sewers mains from Bond Head to Bradford's WPCP
 - Hwy 400 PS
- Ongoing Works – 2019 Completion
 - Bond Head PS. This will pump the sewage back into Bradford
- Ongoing Works – 2020 Completion
 - Sewer main from Bond Head PS to CR 27
- Future Works – 2021 Possible Completion
 - Sewer main from CR 27 to CR 88 via Brown's Lane (by developer)

Funding/Cost Estimates

Bond Head Secondary Plan

6.1.13.1 Water and Sewer Distribution System

- g) The Village Core Area shall be serviced with sanitary sewers at the time that services are provided for development in the north east precinct.

- h) Extension of municipal sanitary services to the Heritage Residential Area may be undertaken in the future through a local improvement plan or other means approved by the Town. The capacity of the forcemain, sewers and pumping stations shall be sized to accommodate the Heritage Residential Area, but shall be funded by the developers of the new growth areas.

Funding/Cost Estimates

Funded by Developers

Developers funded and paid for the following necessary to provide for sewers for the existing Bond Head residential areas:

- Upsizing of Waste Water Treatment Plant
- Upsizing of the Bond Head Sanitary Pumping Station (Bond Head PS)
- Upsizing of Highway 400 Sanitary Pumping Station (Hwy 400 PS)
- Upsizing of trunk sewers in Bond Head
 - Trunk sewers Bond Head PS to CR 27
 - Trunk sewers from CR 27 to CR 88 via Brown's Lane
- Upsizing of sewer mains from Bond Head to Bradford
 - Trunk sewers along CR 27 to Line 6
 - Trunk sewers along Line 6 to Hwy 400 PS
 - Trunk sewers from Hwy 400 PS to Bradford

Funding/Cost Estimates

Funded by Benefitting Landowners

- Under consideration are sewers along CR 88, CR 27, Line 7 and all local streets
 - Local sewers along CR 88 and 27
 - Local sewers along all internal roads
 - Mini (local) sewer pumping stations
 - Sanitary sewer connection (lateral) from the dwelling to the property line.
- Connections on private property
 - Modification to own sewer plumbing to connect to the sewers
 - The sanitary sewer connection (lateral) to the from the home to the property line

Funding/Cost Estimates

Cost estimate includes:

- engineering & design
- construction
- admin and inspection
- contingency
- LESS cost of road restoration and paving

TOTAL ESTIMATE: \$15,200,000 to \$17,900,000

PER LOT ESTIMATE: \$73,500 to \$86,500

Funding/Cost Estimates

Bond Head Secondary Plan

6.1.13.1 Water and Sewer Distribution System

- g) The Village Core Area shall be serviced with sanitary sewers at the time that services are provided for development in the north east precinct.

TOTAL ESTIMATE: \$10,600,000 to 13,300,000

PER LOT ESTIMATE: \$51,000 to \$64,000

(with Town's contribution)

Funding/Cost Estimates

Estimate of Possible Costs

Sanitary Sewer and Connection (Cost per property)

1. Without Town's Potential Contribution	\$73,500 to 86,500
2. With Town's Potential Contribution	\$51,000 to 64,000
3. Cost to Abandon Septic and Connect	<u>\$10,000 to 20,000</u>
<i>Minimum Range (2+3)</i>	<i>\$61,000 to 84,000</i>

Replace Septic System

A. Tertiary System incl. electrical wiring	\$30,000 to 40,000
B. Basic Septic System	\$20,000 to 30,000

“Local Improvements” Legislation

What is a Local Improvement?

- municipalities may undertake certain capital projects as local improvements (including the installation of water and wastewater infrastructure)
- all or part of the cost of these projects costs are recovered through local improvement charges on properties that benefit from the work

“Local Improvements” Legislation

The Process:

- Local Improvements can be initiated by an Expression of Interest (EOI) submitted to the Town and with the support of a significant number of residents.
- Upon receipt of a certified EOI, the Town will undertake a feasibility study, determine a likely cost attributable to the homeowners and present same to the homeowners.
- The homeowners will then take a recorded petition “signed by at least two-thirds of the owners representing at least one-half of the value of the lots liable to be specially charged for the work”
- Upon certification of the recorded petition, the Town will then proceed with the design, tender and construction of the works.

Timeframe

Estimate of Probable Timelines:

- Petition to commence pre-engineering – 2020
- Pre-engineering – 2020/2021
- Petition to undertake work – 2021
- Design of work – 2021/2022
- Construction of work – 2022 to 2025

Next Steps

- tonight's presentation and all Q & A will be available on town's website: www.townofbwg.com
- consider info and contact town with any further questions
- all property owners will be polled later this fall
- informal poll results and options will be presented to council early in 2020
- town continues to search for grant opportunities

Bond Head Sanitary Servicing

Questions?

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