

COMMITTEE OF THE WHOLE – JANUARY 6, 2003

ADDITIONAL SEWAGE CAPACITY AND WATER SUPPLY ALLOCATION LANGSTAFF WOODS - PHASE 1 19T-89037 (WEST) AND BATH-VON LIMITED PHASE 1 19T-89053 BLOCK 10

Recommendation

The Commissioner of Engineering and Public Works recommends:

That Council pass the following resolution allocating sewage capacity and water supply to the proposed Plans of Subdivision 19T-89037 (West) Phase 1 for a total of 23 residential units and 19T-89053 Phase 1 for a total of 5 residential units:

“NOW THEREFORE BE AND IT IS HEREBY RESOLVED THAT the proposed Plans of Subdivision 19T-89037 (West) Phase 1 and 19T-89053 Phase 1 are allocated sewage capacity from the York/Durham Servicing Scheme via the North Don Collector on an interim basis and ultimately from the Bathurst Collector once constructed, and water supply from Pressure District No. 6 of the York Water Supply System for a total of 28 residential units.”

Purpose

The purpose of this report is to obtain Council approval for additional allocation of sewage capacity and water supply to Draft Plans of Subdivision 19T-89037 (West) Phase 1 and Bath-Von Limited 19T-89053 Phase 1 for 28 residential units.

Background - Analysis and Options

The proposed Draft Plans of Subdivision 19T-89037 (West) Phase 1 and 19T-89053 Phase 1 are located within Phase One of Block 10 in Urban Village Two of OPA 600 as illustrated on Attachment No. 1.

The approved Draft Plans for 19T-89037 (West) and 19T-89053 included residential lots on a block that the Block 10 developers proposed to use for institutional purposes. Staff went forward with sewage capacity and water supply allocation items on that basis (refer to Committee of the Whole Reports No. 54, Item 23 and No. 72, Item 9). The Block 10 developers are now proposing to create the residential lots as originally approved. Accordingly, the aforementioned plans are underallocated 28 residential units.

From a servicing perspective, the Plans are being serviced on an interim basis via the North Don Collector Sewer and ultimately via the proposed Bathurst Sanitary Collector Sewer once constructed. Upon additional allocation to 19T-89037 (West) Phase 1 and 19T-89053 Phase 1, 2,140 persons remain to be allocated through connection to the existing North Don Collector Sewer.

Conclusion

After the additional allocation to the 28 residential units for Draft Plans 19T-89037 (West) Phase 1 and 19T-89053 Phase 1, capacity for 2,140 persons is remaining to be allocated. Accordingly, it is appropriate that Council allocate the additional sewage capacity and water supply to Draft Plans of Subdivision 19T-89037 (West) Phase 1 and 19T-89053 Phase 1 at this time in order that the developers may proceed with the registration of 19T-89037 (West) Phase 1 and amendment of 19T-89053 Phase 1. Should Council concur, the recommended resolution may be passed.

Attachments

1. Location Map

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Respectfully submitted,

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Commissioner of Engineering and Public Works

MD/fc

ATTACHMENT No. 1

