

COMMITTEE OF THE WHOLE - JANUARY 17, 2005

ASSUMPTION – KEFFER INDUSTRIAL 19T-88099/ 65M-3381

Recommendation

The Commissioner of Engineering and Public Works recommends:

That the necessary by-law be passed assuming the municipal services in the Subdivision Agreement for Plan 65M-3381 and that the municipal services letter of credit be reduced to \$60,000.00 as per Parks Operations and Forestry's request for the financial guarantee of plantings in the Storm Water Management Pond.

Purpose

The subdivision has been completed and is ready to be assumed by the City.

Background - Analysis and Options

The six block development is an industrial subdivision. The development is located east of Jane Street and south of Rutherford Road, as shown on Attachment 1.

The Subdivision Agreement was signed on September 28, 1999. The municipal services in Plan 65M-3381 were installed in August 1999 and the top course asphalt was placed in July 2002.

All the documentation required by the Subdivision Agreement for assumption has been submitted. The Commissioner of Engineering and Public Works has received clearance from all pertinent City Departments including Engineering Services, Public Works, Building Standards, Parks Development, Development Planning and Clerks. The Parks Operations and Forestry Department is requesting that \$60,000.00 be held back in securities for the guarantee of the landscaped plantings in this storm water management pond. The Reserves and Investments Department has also confirmed that all of the City's financial requirements regarding this subdivision have been met.

Relationship to Vaughan Vision 2007

The development of this subdivision and the assumption of the municipal services is consistent with Vaughan Vision 2007, which encourages managed growth through the implementation of OPA 600 (4.7.1). OPA policies require that development take place in accordance with the requirements and standards of the City and relevant agencies.

This report is consistent with the priorities previously set by Council and the necessary resources have been allocated and approved.

Conclusion

It is therefore appropriate that the municipal services in 65M-3381 be assumed and the municipal services letter of credit be reduced to \$60,000.00. Once the plantings have been re-inspected and approved, the Letter of Credit will be released.

Attachments

1. Location Map

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Respectfully submitted,

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Commissioner of Engineering and Public Works

Michael Won, P. Eng.
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VR/fc

ATTACHMENT No. 1

