



Municipality of North Grenville

Report No.
PW-010-2020

File No.
C7-PW

Agenda Date:	May 19th, 2020 – Council Meeting
Subject:	Kempton Court Subdivision Infrastructure Assumption
Attachments:	Appendix 1: Map of Kempton Court Subdivision

RECOMMENDATION

The following recommendation is provided for Council's consideration:

That a by-law be passed to assume the infrastructure in the Kempton Court Subdivision into the Municipal Roadway Network and Asset Management Plan.

BACKGROUND

As part of the Approved Plan of Subdivision, North Grenville has committed to assume the infrastructure assets from the Kempton Court Subdivision once the conditions of the agreement have been satisfied. This assumption includes the roads, water, wastewater, storm water systems. A map of the subdivision is attached as **Appendix 1**.

The subdivision agreement was enacted in 2013. The subdivision construction was completed in December 2018 and the warranty period completed in 2019, as per the Subdivision Agreement.

ANALYSIS

The Kempton Court Subdivision is located in Lot 25, Concession 3 off County Road 18, under Registered Plan 15M-22 (November 6th, 2013).

The *Planning Act* sections 51(25) and 51(26) enable the municipality to impose such conditions to the approval of a plan of subdivision, having regard to the nature of the development proposed for the subdivision. As per the Subdivision Agreement all infrastructures have been constructed in accordance with the Municipal standards as per the Subdivision Agreement. This includes the stormwater management systems, roadway network, water distribution systems, sanitary sewer collection systems, streetlights and all utilities.

The water, wastewater, and stormwater infrastructure includes all mains, maintenance holes, catch basins, sanitary pump station, valves, hydrants, drainage easements and stormwater management facility.

Under Section 4.11, Final Acceptance and 4.12, Ownership of the Subdivision Agreement, all outstanding deficiencies have been completed and final acceptance can be granted. All infrastructure as defined in the subdivision agreement in accordance with the *Planning Act* can be assumed by the Municipality.

ALTERNATIVES

1. Not Assume the Subdivision Assets – This is not recommended as the developer has satisfied the requirements of the Council adopted Subdivision Agreement.

FINANCIAL/STAFFING IMPLICATIONS

This item has been approved in the current budget: Yes ☐ No ☐ N/A **X**

This item is within the approved budgeted amount: Yes ☐ No ☐ N/A **X**

Staffing implications, as they relate to implementing Council's decision on this matter, are limited to the existing staff complement and applicable administrative policies as approved by Council.

LINK TO COUNCIL WORK PLAN

This report falls into Council's Work Plan of ensuring a safe, healthy and cohesive community.

Prepared by:

**Reviewed and
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Original Signed By

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Committee Consideration by:**

Original Signed By

Original Signed By

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**Director of Planning &
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Gary Dyke
CAO

Figure: Map of Kempton Court Subdivision

Appendix #1
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