

**Report to
Rapport au:**

**Planning Committee
Comité de l'urbanisme
12 June 2018 / 12 juin 2018**

**and Council
et au Conseil
27 June 2018 / 27 juin 2018**

**Submitted on June 4, 2018
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**Submitted by
Soumis par:
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Ward: KANATA SOUTH (23) / KANATA- SUD (23) File Number: ACS2018-PIE-PS-0074

SUBJECT: Hope Side Road Diversion Pipe

OBJET: Canalisation de déviation du chemin Hope Side

REPORT RECOMMENDATION

That Planning Committee recommend that Council authorize the expenditure from the Stormwater Drainage Development Charge Reserve Fund (Item 3.0544) and delegate authority to the General Manager, Planning, Infrastructure and

Economic Development department, to enter into a Third Party Infrastructure Agreement with South Kanata Development Corporation for the design and construction of the Hope Side Road storm sewer diversion pipe as described in this report to an upset limit of \$346,520.78 plus applicable taxes.

RECOMMANDATION DU RAPPORT

Que le Comité de l'urbanisme recommande au Conseil d'autoriser le versement d'un montant maximal de 346 520,78 \$ (taxes applicables en sus) tiré du Fonds de réserve de redevances d'aménagement pour le drainage des eaux pluviales (Point 3.0544) et de déléguer au directeur général de Planification, Infrastructure et Développement économique le pouvoir d'établir avec la société South Kanata Development Corporation un contrat d'entiercement sur l'infrastructure en vue de la conception et de la construction de la canalisation de déviation des égouts pluviaux du chemin Hope Side, comme le précise le présent rapport.

BACKGROUND

South Kanata Development Corporation (SKDC) is the developer of lands west of Old Richmond Road and north of Hope Side Road in Kanata. Prior to the development, a watercourse proceeded from a culvert under Old Richmond Road, across a portion of the property and then discharged into a ditch along the north side of Hope Side Road. In addition to drainage from what is now known as Old Richmond Road, the watercourse received a significant amount of its flow from Stoney Swamp (a provincially significant wetland) through the culvert on the east side of the road.

With the development of the SKDC lands, the flows across the parcel were diverted to flow south along Old Richmond Road and then west along Hope Side Road. As the outflow from Stoney Swamp is a major contributor of clean and cool water, which maintains and enhances the aquatic habitat of the Monahan Drain south of Hope Side Road, the flow was required by the Rideau Valley Conservation Authority to be conveyed by a pipe, referred to as the diversion pipe in this report, that keeps it separate from the other drainage flowing out of the community.

A portion of the diversion pipe (shown on Document 1) has been constructed by SKDC from Old Richmond Road to a location slightly west of Acceptance Place. SKDC has requested reimbursement for 25 per cent of the cost of this pipe.

DISCUSSION

Through the subdivision approvals, City staff supported the diversion of the watercourse, through a segregated stormwater pipe, proceeding south from the Stoney Swamp culvert toward Hope Side Road, then proceeding west along Hope Side Road towards the Monahan Drain.

In a typical situation, stormwater from off site would be captured with the storm sewer network internal to the subdivision. In this case, additional infrastructure was required in order to segregate these flows and maintain the environmental benefits to the Monaghan Drain from the cool water coming from Stoney Swamp. Staff supported the alignment and approach as it provided for the required segregation while enabling an efficient pattern of development within the subdivision.

The cost of the construction of the diversion pipe by SKDC is \$1,386,083.13, plus harmonized sales tax (HST). Construction of the diversion pipe has been completed as far as Acceptance Place, where the drainage water then naturally flows by gravity along Hope Side Road to the Monahan Drain. The balance of the diversion pipe, from Acceptance Place to where it meets the Monahan Drain, will be constructed by the City at the time of the Hope Side Road reconstruction.

The Development Charge Background Study provides for the recognition of 25 per cent of the costs of constructing stormwater facilities required to address environmental concerns as growth related costs. As noted above, the construction of the diversion pipe is required to ensure the quality and temperature of the drainage from Stoney Swamp. It is therefore staff's opinion that this work comes within the ambit of the policy and therefore the reimbursement of \$346, 520.78, plus HST, is appropriate.

RURAL IMPLICATIONS

There are no rural implications associated with this report.

CONSULTATION

The representatives of SKDC are aware that this report is coming forward to Committee and Council.

COMMENTS BY THE WARD COUNCILLOR

Councillor Hubley is aware of and supportive of this report's recommendation.

LEGAL IMPLICATIONS

There is no legal impediment to adopting the recommendation in this report.

RISK MANAGEMENT IMPLICATIONS

There are no risk management implications associated with this report.

ASSET MANAGEMENT IMPLICATIONS

The recommendations documented in this report are consistent with the City's [Comprehensive Asset Management \(CAM\) Program](#) objectives. To fulfill its obligation to deliver quality services to the community, the City must ensure that assets supporting City services are managed in a way that balances service levels, risk and affordability.

FINANCIAL IMPLICATIONS

Financial implications to follow.

ACCESSIBILITY IMPACTS

There are no accessibility impacts associated with this report.

ENVIRONMENTAL IMPLICATIONS

As discussed above, the construction of the diversion pipe assists in the maintenance of cool and clean water to benefit the aquatic habitat of the Monahan Drain.

TERM OF COUNCIL PRIORITIES

This report addresses the following Term of Council Priority:

Strategic Objective: ES1 – Support an environmentally sustainable Ottawa

SUPPORTING DOCUMENTATION

Document 1 Hope Side Road Diversion Pipe

DISPOSITION

Council's decision on this report will be implemented by Planning Services.

Document 1 - Hope Side Road Diversion Pipe

