TO: CHAIR AND MEMBERS
ENVIRONMENT AND TRANSPORTATION COMMITTEE
MEETING ON MAY 30, 2005

FROM: RON STANDISH, P.Eng.
DIRECTOR, WASTEWATER AND TREATMENT
ENVIRONMENTAL AND ENGINEERING SERVICES

SUBJECT APPOINTMENT OF CONSULTING ENGINEER FOR MUNICIPAL CLASS
ENVIRONMENTAL ASSESSMENT (SCHEDULE 'C') STUDY
STORM/DRAINAGE AND STORMWATER MANAGEMENT SERVICING
WORKS FOR FOX HOLLOW DEVELOPMENT AREA

RECOMMENDATION

That, on the recommendation of the Director, Wastewater and Treatment, Environmental and Engineering Services (EESD), the following actions BE TAKEN with respect to the appointment of a consultant for the Municipal Class Environmental Assessment (EA), Schedule 'C' Study of Storm/Drainage and Stormwater Management (SWM) servicing works for Fox Hollow Development Area:

(a) The Mayor and the City Clerk BE AUTHORIZED to execute an agreement with Auburn Development (hereinafter called "the Owner") to cover the payment in the amount of $135,960 excluding GST for the Municipal Class Environmental Assessment (EA), Schedule 'C' Study of Storm/Drainage and Stormwater Management (SWM) servicing works for Fox Hollow Development Area;

(b) The Mayor and the City Clerk BE AUTHORIZED to execute an agreement with the McCORMICK RANKIN Corporation (MRC), Consulting Engineers for the Municipal Class Environmental Assessment (EA), Schedule 'C' Study of Storm/Drainage and Stormwater Management (SWM) servicing works for Fox Hollow Development Area in accordance with the approved work program and schedule, provided by the consultant, it being noted that the City will be a co-proponent in the Class EA with Auburn Development;

(c) the consulting fees for the project BE IN ACCORDANCE with the estimate, on file, which is based upon the Suggested Schedule of Fees for Engineering Projects, recommended by Professional Engineers Ontario; and

(d) the approvals given, herein, BE CONDITIONAL upon the Corporation entering into a formal contract with the consultant for the work.

PREVIOUS REPORTS PERTINENT TO THIS MATTER

ETC on February 26, 2001, Archived ETC Reports 23.17.8 (AS AMENDED) ETC – "Approval of the Appointment of the Consulting Engineer for Functional Drainage and SWM Master Plan for Fox Hollow Community Plan".

ETC on March 25, 2002, Archived ETC Reports – "Approval of the Completion of the Functional Drainage and SWM Master Plan for Fox Hollow Community Plan".
Purpose:
The objective of this project is to provide the required evaluation of storm/drainage and SWM servicing work alternatives for the Fox Hollow Development Area in accordance with the requirements of a Municipal Class EA, Schedule 'C'.

Context:
The Fox Hollow Community Area is located within the "Medway Creek Subwatershed". This area of approximately 365 hectares is bounded by Sunningdale Road to the north, Wonderland Road to east, Fanshawe Park Road to the south and Hyde Park Road to the west. In addition, some external lands north of Sunningdale Road are a part of this catchment area (see Appendix 'A'). The Community Area Plan that included the complementary Master Servicing Plans was approved by City Council in 1999.

Based on the recommendations of Master Servicing Plans, a Municipal Class EA Study, Schedule 'C' was undertaken to identify the preferred options for:

- the proposed sanitary sewer alignment along Snake Creek;
- the slope stability remediation works within the embankment of the Snake Creek; and
- the proposed increased storm flows to Snake Creek.

All three components became the subject of a single Class EA for the Snake Creek system. Based on the extensive public consultation, under the Class EA, and the public meeting at the Environmental and Transportation Committee on January 29, 2001, Council directed the Consulting Team and EESD staff to amend the Class EA Study draft recommendations to:

- reroute the proposed sanitary sewer alignment in order to ensure that placement for this sanitary sewer will not be along Snake Creek;
- maintain the existing flow regime in Snake Creek;
- redesign the SWM storage in the Fox Hollow Community Area lands (to maintain the pre-development flow regime); and
- incorporate the above noted changes in Master Servicing Plans.

Accordingly, the Master Drainage Plan for the subject lands was revisited. The "revisiting" of the Master Drainage Plan was undertaken by Delcan Consulting, on behalf of EESD. The Functional SWM and Drainage Master Plan for Fox Hollow were accepted by all approval agencies and approved by Council in conjunction with the adoption of the Snake Creek Class EA Study on March 25, 2002.

Based on this Master Plan, it was recommended that the Fox Hollow Development Area lands be serviced by a number of the proposed SWM regional facilities and a portion of the required erosion/flood control SWM storages be accommodated in the redefined main channel of the Heard Drain. In order to proceed with the proposed land redevelopment and provide the required servicing of the subject lands, a Municipal Class EA Study, Schedule "C" must be undertaken to identify the preferred servicing options. The Developer has selected MRC to undertake this study in accordance with the current Urban Works Reserve Fund (UWRF) policies and by-laws. MRC specializes in water resources management and has worked for the City in the past.

The City of London, in partnership with Auburn Development Inc., will be a proponent for this Municipal EA to determine a preferable option for the Fox Hollow storm/drainage and SWM servicing works within the Snake Creek catchment area. In accordance with the existing UWRF By-Law, the cost of this EA study will be recoverable, as a part of the engineering fees for services upon:

- the completion and acceptance of the Municipal class EA study;
- the completion of design and construction of the Regional SWM facility; and
- the Regional SWM facility be operational.
This study will be required to deliver an efficient and cost effective water resource system that will integrate well with the natural heritage system. To achieve these objectives the proposed Municipal Class EA, Schedule "C" Study of Storm/Drainage and Stormwater Management (SWM) Servicing Works for Fox Hollow Development Area will be required to address the following:

- meet the Medway Creek Subwatershed objectives, SWM criteria/benefits and environmental targets;
- maintain the existing flow regime in Snake Creek;
- optimize the water resource management of the proposed storm/drainage and SWM servicing works to ensure a healthy ecosystem;
- meet the objectives of the Council approved Municipal Class EA Study, Schedule "C" for Snake Creek and the Functional SWM and Drainage Master Plan for Fox Hollow Development Area;
- identify the preferred servicing option to optimize a number of the proposed SWM facilities in order to reduce land requirements, capital construction costs and operational and monitoring costs;
- provide an evaluation of the proposed servicing utility (such as the proposed roads, sanitary sewers and watermains) watercourse crossings and their potential environmental impacts, as well as identify mitigation measures;
- assess how SWM facilities (water quality, sediment loading and hydraulic capacity) will operate together, to provide a more comprehensive understanding of the operations and sizing of the proposed SWM facilities; and
- provide a conceptual design of all components of the proposed works.

The proposed study will be required to meet all the requirements of a Municipal Class EA Study, Schedule "C", in accordance with the Environmental Assessment Act (EAA) and the MRC’s work program, dated May 11, 2005. The total cost of this EA is estimated to be $135,960.00, excluding G.S.T.

Conclusion:

Based on the EESD review of the MRC proposal for this work, EESD is of the opinion that the Consultant has demonstrated an understanding of the City’s requirements for this project and will provide value to the City. Their proposal and work program meets the schedule and delivery requirements needed to proceed with development activities in this area.

Next Steps:

1) Retain MRC as the consulting engineering firm to undertake the Municipal Class EA, Schedule 'C', for Storm/Drainage and Stormwater Management (SWM) servicing works for the Fox Hollow Development Area in accordance with the MRC's approved work program and schedule for this study. All costs associated with the completion of this study will be paid for by the Owner. The cost of this study will not exceed the estimated amount of $135,960.00, excluding G.S.T. without prior approval the Owner.

2) Enter into an agreement with the Owner to cover all aspects of the project, including:
   - a guarantee of payment for all project costs by the Owner by posting sufficient security or an irrevocable letter of credit;
   - an agreement on the scope of the project and consultant selection; and
   - the participation of the Owner in the ongoing project;

3) Enter into an agreement with MRC to undertake the engineering services for the EA in accordance with the MRC's approved work program, the schedule and the identified cost for this study.

4) Upon Council approval, EESD is planning to retain the consultant within three weeks and the project will be completed in approximately six months.
Acknowledgements:

This report has been prepared by Berta Krichker, M.Eng, P.Eng, Stormwater and Sewer Engineer, Wastewater and Drainage Engineering.

<table>
<thead>
<tr>
<th>SUBMITTED BY:</th>
<th>RECOMMENDED BY:</th>
</tr>
</thead>
<tbody>
<tr>
<td>TOM COPELAND, P. Eng.</td>
<td></td>
</tr>
<tr>
<td>DIVISION MANAGER</td>
<td></td>
</tr>
<tr>
<td>WASTEWATER AND DRAINAGE ENGINEERING</td>
<td></td>
</tr>
<tr>
<td>RON STANDISH, P.Eng.</td>
<td></td>
</tr>
<tr>
<td>DIRECTOR, WASTEWATER AND TREATMENT</td>
<td></td>
</tr>
<tr>
<td>ENVIRONMENTAL AND</td>
<td></td>
</tr>
<tr>
<td>ENGINEERING SERVICES</td>
<td></td>
</tr>
</tbody>
</table>

May 16, 2005

BBK
Attach: Appendix "A" - Site Area Map

c.c. Peter W. Steblin, General Manager of Environmental and Engineering Services and City Engineer
Auburn Development – Mr. S. Stapleton
Andrea Kauppinen - MRC

Y:\Shared\Wastew\WPDOCS\RPRT\ETC\fox h.report2\may 30.doc