



Hart Highlands Sanitary Sewer LAS – Phase 4 Public Meeting

June 28, 2017

Presentation Overview

- Project Update
- Costs and Project Funding
- LAS Process in Detail
- Questions & Answers

Project Update

princegeorge.ca/las

- Preliminary Design and Cost Estimate Complete
- Contractor Pricing Estimate
- Private Connection Cost Estimate
- Financing Details Finalized

Project Summary

Sanitary Works

- 1750m of sanitary sewer main
- 106 service connections
- 26 manholes

Quantities are approximate and subject design change

Additional Benefits

Water Improvements

- 1600m of watermain
- Existing services and fire hydrants replaced.

Road Reconstruction

- 18,200 sq m of asphalt pavement.
- 10,900 sq m of landscaping

Quantities are approximate and subject design change

Cost to Property Owner

- Local Area Service
- Private side connection
- Sanitary Utility Fee

LAS Costs

\$27,000 per lot

Highest probable cost

Includes

- Sanitary sewer works
- Restoration costs
- asphalt paving cost

Private Side Connection Costs

\$2,000 - \$7,000 per lot

Includes

- Unique to each property
- Not including restoration
- Plumbing permit required

Sanitary Utility Fee

\$222.60 per 6 months

Includes

- 2017 rate
- Starts at time of connection or after 2 years grace period

Contractor Price Estimate

\$23,000 to 30,000 per lot

- 3rd party engineering firm and local contractors
 - Stantec Engineering
 - Provided unit rates for work
- Not a tendered (guaranteed) price

Asphalt Replacement

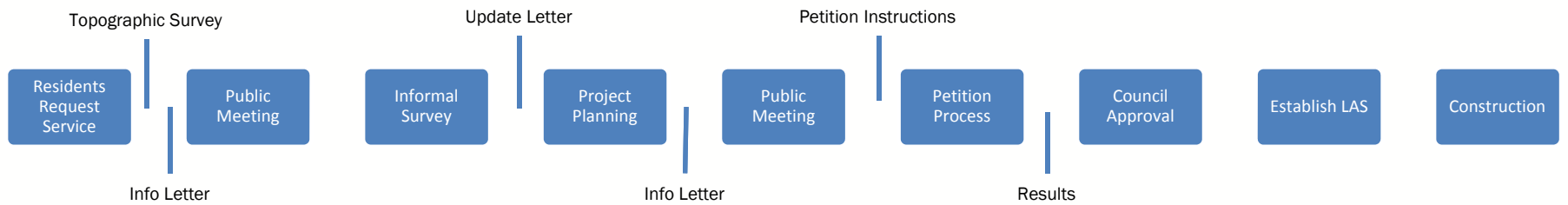
Shared cost between:

- Road Rehabilitation Program
- Water Upgrade Project
- Sewer LAS Project (12.5%)

Local Area Service Requirements

- Approval from Property Owners
 - At 50% of properties
 - More than 50% of assessed value
 - Majority of owners for each property
- Approval from City Council
 - Pass bylaw for:
 - LAS approval
 - Loan Authorization
- Loan Approval from Inspector of Municipalities (Province)

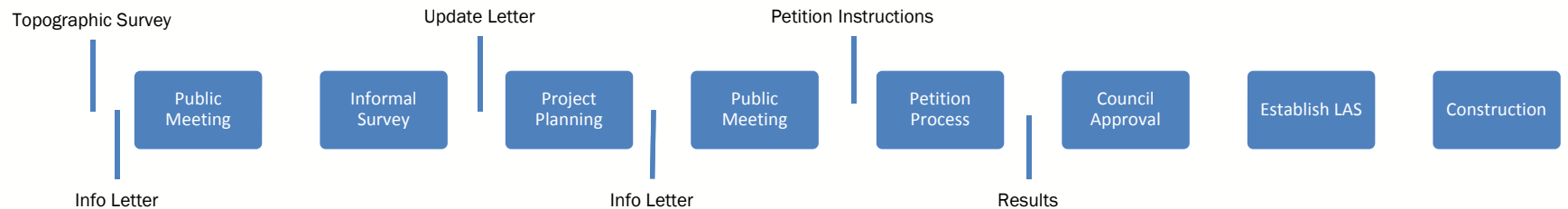
LAS Process



LAS Process

Residents Request Service

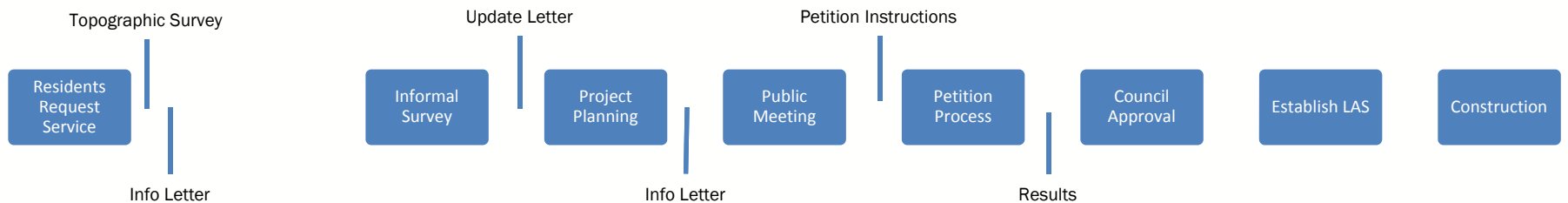
- Previous LAS project
- Expression of interest



LAS Process

Public Meeting

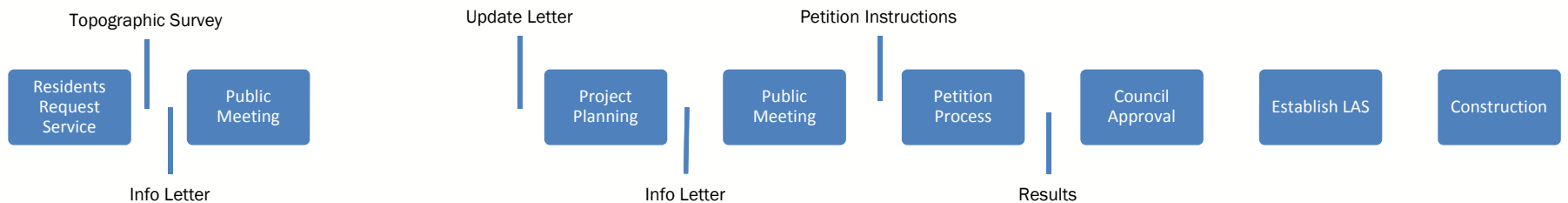
- November 16, 2016
- Provide information
- Collect feedback



LAS Process

Informal Survey

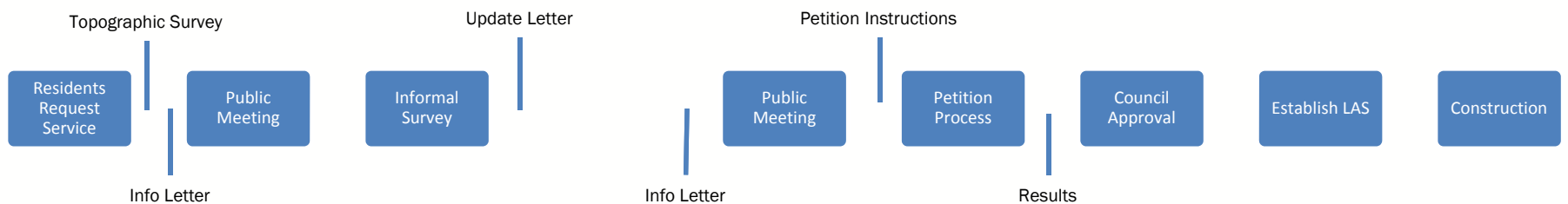
- Establish interest level
- Property owner priorities
- Collected November 25, 2016



LAS Process

Project Planning

- Engineering design
- Detailed cost estimate



LAS Process

Public Meeting

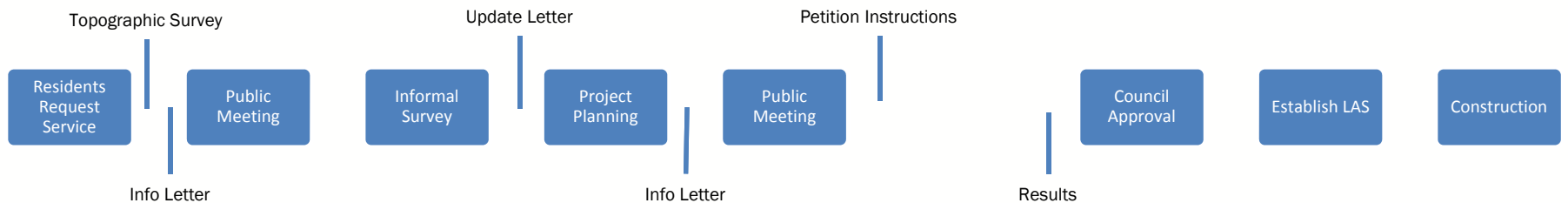
- Detailed information
- Cost estimate
- Questions before petition



LAS Process

Petition Process

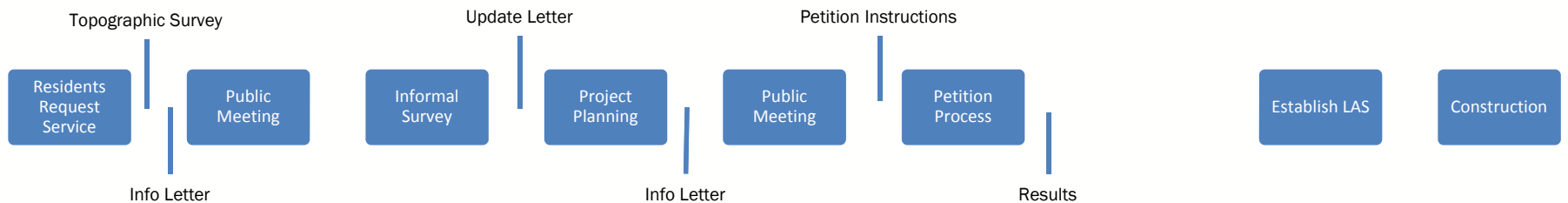
- Sent out June 30, 2017:
- Due July 31, 2017
 - City Hall 5:00pm



LAS Process

City Council Approval

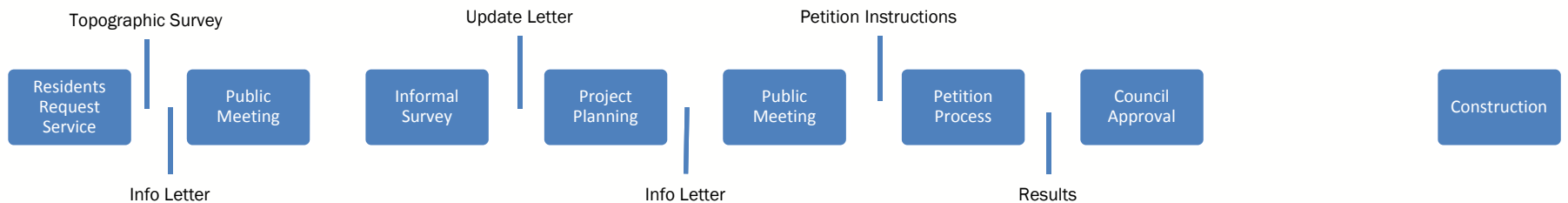
- If petition passes
- Submit Bylaw to City Council



LAS Process

Establish LAS

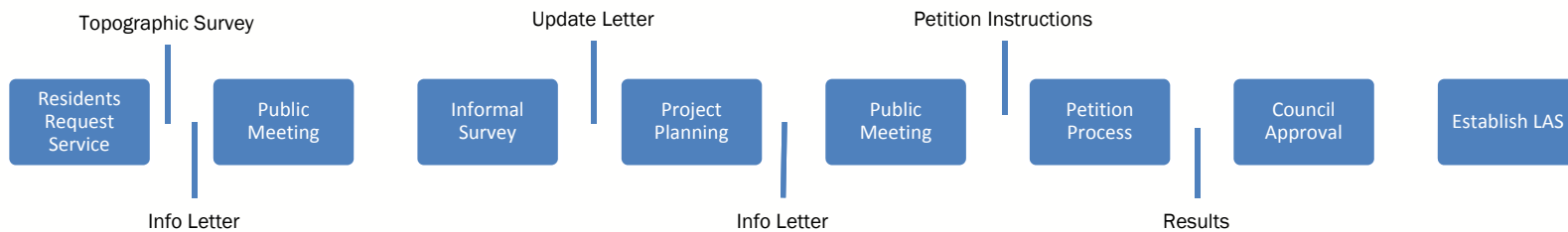
- If City Council approves and
- Loan approved
- Create LAS project



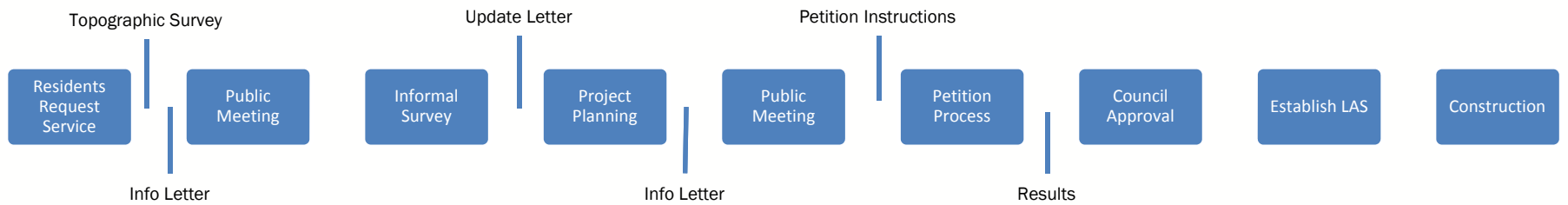
LAS Process

Construction

- Build Infrastructure
- Start 2018



LAS Process



Next Steps

- Formal Petition Process.

Petition is successful

- Report to Council
And property owners
- LAS Bylaw
- Loan Authorization
- Individual connection recommendation.
- Survey location confirmation

Petition is unsuccessful

- Report to City Council with project summary.
- Project close.

Questions?

