Agenda - Council - June 22, 2011

Report – Standing Policy Committee on Infrastructure Renewal and Public Works – May 31, 2011

Item No. 3 Local Improvement – Wastewater Sewer and Watermain – Grassie Boulevard
(Transcona Ward)
File SL(2011)

STANDING COMMITTEE RECOMMENDATION:

On June 8, 2011, the Executive Policy Committee concurred in the recommendation of the Standing Policy Committee on Infrastructure Renewal and Public Works submits the following to Council:

1. That the following Local Improvement Project not be proceeded with:

   A. Wastewater Sewer and Watermain – In Grassie Boulevard from a point approximately 95 feet east of the east line of Skowron Crescent to a point approximately 900 feet east to the east limit of the westerly half of Lot 1, Plan 7649 WLTO municipally known as 520 Grassie Boulevard.

2. That the Proper Officers of the City be authorized to do all things necessary to implement the intent of the foregoing.

Report – Standing Policy Committee on Infrastructure Renewal and Public Works – May 31, 2011

DECISION MAKING HISTORY:

EXECUTIVE POLICY COMMITTEE RECOMMENDATION:

On June 8, 2011, the Executive Policy Committee concurred in the recommendation of the Standing Policy Committee on Infrastructure Renewal and Public Works and submitted the matter to Council.

STANDING COMMITTEE RECOMMENDATION:

On May 31, 2011, the Standing Policy Committee on Infrastructure Renewal and Public Works concurred in the recommendation of the East Kildonan-Transcona Community Committee and submitted the matter to the Executive Policy Committee and Council.

COMMUNITY COMMITTEE RECOMMENDATION:

On May 17, 2011, the East Kildonan-Transcona Community Committee did not concur in the recommendation of the Winnipeg Public Service and forwarded the matter to the Standing Policy Committee on Infrastructure Renewal and Public Works.

ADMINISTRATIVE REPORT

Title: **RESULTS OF THE PROPOSED WASTEWATER SEWER AND WATERMAIN LOCAL IMPROVEMENTS (PROJECT #'S 1420010111 AND 1420060111 RESPECTIVELY) - MARCH 28, 2011 ADVERTISEMENT**

Critical Path: **East Kildonan-Transcona Community Committee – Standing Policy Committee on Infrastructure Renewal and Public Works – Executive Policy Committee – Council**

AUTHORIZATION

Author	Department Head	CFO	CAO
B. Cull Manager of Taxation and Finance	N. Karpa City Assessor	M. Geer Acting CFO	N/A

RECOMMENDATIONS

1. That the following Local Improvement Projects proceed as part of the 2011 Local Improvement Program which is funded through the Local Improvement Float, namely:

   Wastewater Sewer and Watermain – In Grassie Boulevard from a point approximately 95 feet east of the east line of Skowron Crescent to a point approximately 900 feet east to the east limit of the westerly half of Lot 1, Plan 7649 WLTO municipally known as 520 Grassie Boulevard.

2. That the Proper Officers of the City be authorized to do all things necessary to implement the intent of the foregoing.

REASON FOR THE REPORT

Since these proposed Local Improvement Projects are within the East Kildonan-Transcona Community and Ward boundary, the East Kildonan-Transcona Community Committee is required to review and authorize the Administration on whether these local improvement projects should proceed.

IMPLICATIONS OF THE RECOMMENDATIONS

FINANCIAL IMPLICATIONS

(X) Within approved Current and/or Capital Budget.

( ) Current and/or Capital Budget adjustment is required.

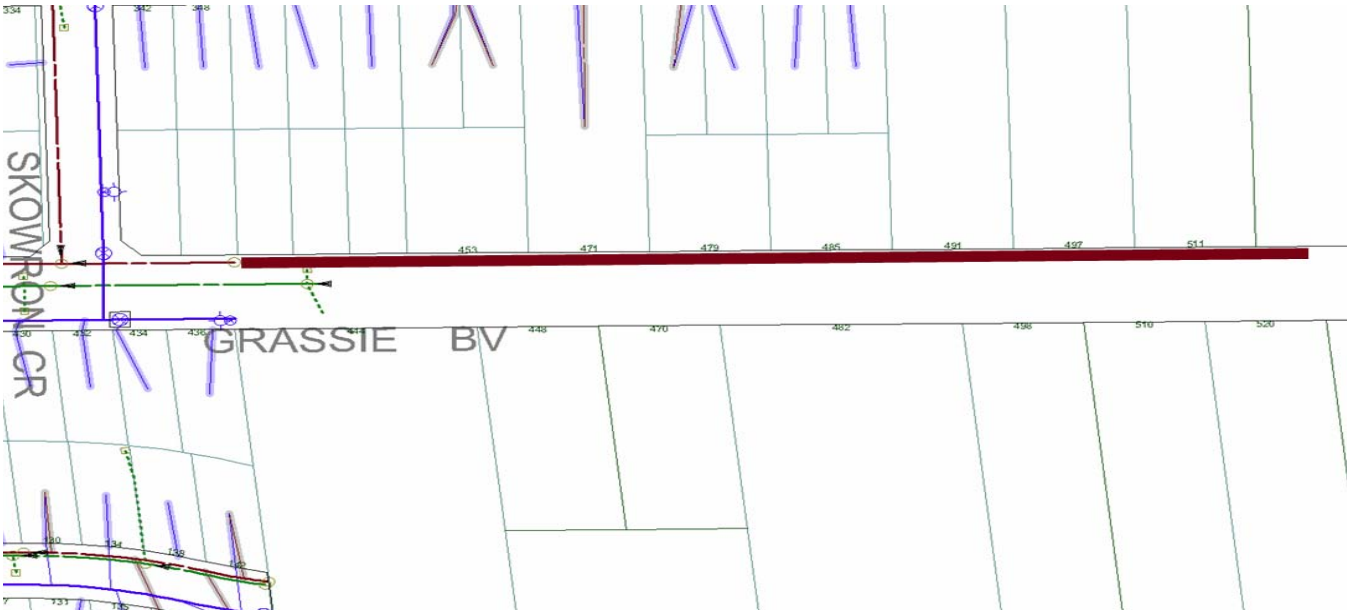
Comment(s): This recommendation is cost-neutral to the General Revenue Fund as local improvement costs are charged to the Local Improvement Capital Budget.

HISTORY

On March 1, 2011, the Manager of Taxation and Finance submitted a Report to the East Kildonan-Transcona Community Committee recommending that the proposed undertaking of these local improvement projects not proceed, namely:

> Wastewater Sewer and Watermain – In Grassie Boulevard from a point approximately 95 feet east of the east line of Skowron Crescent to a point approximately 900 feet east to the east limit of the westerly half of Lot 1, Plan 7649 WLTO municipally known as 520 Grassie Boulevard.

The location of the local improvements is depicted in the following drawing:



On March 15, 2011, the East Kildonan-Transcona Community Committee received the report of the Winnipeg Public Service as information and directed the Winnipeg Public Service to proceed

to advertise the subject local improvements as part of the 2011 Local Improvement Program. See Attachment 1 for the Admin Report dated March 1, 2011.

On March 28, 2011, these proposed local improvement projects were advertised in the *Winnipeg Free Press* newspaper. Per Section 409 of *The City of Winnipeg Charter*, objections to the proposed local improvement must be filed at least 30 days after the notice is published. A deadline of April 27, 2011 was published for these local improvements.

On April 21, 2011, two *"Notice of Objection"* forms were requested and issued to Ms. Gisele M. Naturkach who resides at 453 Grassie Boulevard. Ms. Naturkach returned the two signed *"Notice of Objection"* forms to the City Clerk's Department on April 27, 2011. Further, please see Attachment 2 for an email received from a property owner who wished to submit his official objection to the local improvements as advertised.

In accordance with Section 125 of *The City of Winnipeg Charter*, it was ascertained and certified by the Manager of Taxation and Finance that the signatures obtained from the benefiting registered property owners on the aforementioned *"Notice of Objection"* forms (both forms were signed with same results) and on the e-mailed notice of objection represents ***54.03%*** of the total assessable frontage as indicated below:

Total Assessable Frontage (includes City-owned property)	1,800.00 feet
Less: City-owned property Frontage	(59.70) feet
Total Assessable Frontage (excludes City-owned property)	1,740.30 feet
Objectors Represent	940.30 feet
Percentage Signed (each Notice of Objection form)	***54.03%***

Per Section 411 of *The City of Winnipeg Charter*, registered owners of at least 3/5 (60%) of the total real property benefited (assessable frontage) must object to the proposed local improvement for the local improvement not to be proceeded with. Given the unsuccessful result of 54.03% for each signed Notice of Objection form, the Winnipeg Public Service recommends that these Projects proceed as part of the 2011 Local Improvement Program which is funded through the Local Improvement Float.

The total costs for each of these projects are estimated to be $295,000 for Wastewater Sewer and $338,000 for Watermain of which 58.99% and 41.19% respectively are to be recovered from the registered property owners.

FINANCIAL IMPACT

Financial Impact Statement

Date: May 10, 2011

Project Name: **First Year of Program** **2011**

Wastewater Sewer and Watermain - Grassie Boulevard

	2011	2012	2013	2014	2015
Capital					
Capital Cost of Proposed Projects	$ 651,990	$ -	$ -	$ -	$ -
Less: Existing Capital Budget	651,990	-	-	-	-
Additional Capital Budget Required	$ -	$ -	$ -	$ -	$ -
Funding Sources:					
Debt - Internal	$ -	$ -	$ -	$ -	$ -
Debt - External	-	-	-	-	-
Grants (Enter Description Here)	-	-	-	-	-
Reserves, Equity, Surplus	-	-	-	-	-
Other - Enter Description Here	-	-	-	-	-
Total Funding	$ -	$ -	$ -	$ -	$ -
Total Additional Capital Budget Required	$ -				
Total Additional Debt Required	$ -				
Current Expenditures/Revenues					
Debt & Finance Charges	$ -	$ 35,110	$ 35,110	$ 35,110	$ 35,110
Less: Recovery From Property Owners	-	36,634	36,634	36,634	36,634
Net Cost/(Benefit)	$ -	$ (1,524)	$ (1,524)	$ (1,524)	$ (1,524)
Less: Existing Budget Amounts	-	(1,524)	(1,524)	(1,524)	(1,524)
Net Budget Adjustment Required	$ -	$ -	$ -	$ -	$ -

Additional Comments:

1. The estimated construction cost for each project (which excludes advertising fees) is $295,000 for the Wastewater Sewer and $338,000 for the Watermain. The costs to be recovered from registered property owners is 58.99% and 41.19% respectively. Note that the Wastewater Sewer project has a local improvement term of 20 years and the Watermain project has a local improvement term of 10 years, therefore the recoverable amount will be fully included on the property tax bills of the respective property owners in the year of tax imposition; expected to start in 2012. Local Improvement Financing rates will apply at estimated rates of 6.0% plus 1% Administration Fee (20 year rate) and 5.25% plus 1% Administration Fee (10 year rate).
2. These projects are funded through the Local Improvements capital budget in the Assessment and Taxation Department and current operating budgets of the Water and Waste Utilities.
3. Annual Debt & Finance Charges are calculated at 6.00% interest per annum.
4. Capital Cost of Proposed Projects includes the estimated construction cost plus a 3% Corporate Finance Administration Charges and all applicable taxes.

Original signed by B. Heckert for
Radhika Abeysekera
Manager of Finance (Campus)
Corporate Finance Department

CONSULTATION

In preparing this report there was consultation with:

Internal

Planning, Property and Development Department

External

SUBMITTED BY

Department: Assessment and Taxation
Division: Taxation and Finance
Prepared by: G. Wladyka, Senior Local Improvement Clerk
Date: May 10, 2011
File No. N/A


Attachment 2
(Grassie Blvd LI) - Em


Attachment 1 -
Admin Report March :