Proposed Parkwood Place Community Ring Dike Local Improvement District
Files SL-1 (Vol. 21) , PD (Vol. 15)

4. The Standing Policy Committee on Public Works has been advised that the Canada-Manitoba-City of Winnipeg Agreement on Secondary Diking Enhancements is a funding agreement that allocates funding assistance to reduce the risk of future flooding for properties within the City of Winnipeg, north of the Red River Floodway and outside the Primary Diking System. The Agreement provides for a total of $350,000.00 for this project. The Government of Canada and the Province of Manitoba are each contributing $157,500.00 and the City of Winnipeg is contributing $35,000.00. Pursuant to the Council Order of June 23, 1999, the City's share of community ring dike costs is to be recovered from the benefiting property owners through the local improvement process.

District Local Improvement Process:

Section 392.1 of The City of Winnipeg Act provides a mechanism for conducting district local improvements. In the case of the Parkwood Place Community Ring Dike Project, the community has been consulted on flood mitigation options through public hearings held in the community by the Project Manager for this project. The community has indicated a willingness to proceed with the project. Accordingly, the local improvement process has been initiated by the city.

Under Section 392.1(5) of The City of Winnipeg Act, a local improvement district proposal may be initiated:

" (a) by the Council ".

City Council will be the initiating body in the case of the creation of local improvement districts for the purpose of building community ring dikes.

By-law No. 6990/97 sets out guidelines for the composition of a Committee of Council for a local improvement district and the procedures for giving of notice and conducting public hearings for proposed local improvement districts.

On May 22, 2002, Council passed By-law No. 8032/2002 that established the Councillors of Riel Community Committee as the District Proposal Committee for the proposed Parkwood Place Community Ring Dike. The District Proposal Committee subsequently called for a public hearing to take place on June 11, 2002, for the purpose of receiving representations from the public on the project.

Project Description:

The two main components of the proposed Parkwood Place Community Ring Dike are construction of approximately 140 lineal metres of double sided segmental block wall dike and placement of additional clay on approximately 410 lineal metres of existing clay dike as required to attain the designated flood protection level.

KGS Group has been engaged as consulting engineers to prepare the final design and cost estimates and to undertake contract administration for this project.

The conceptual design of the works to be constructed is outlined on Attachment "A".

Area affected by the Proposal and Lands to be Levied:

The area affected by the proposal and depicts the parcels that are subject to the local improvement levy are outlined on Attachment "B". The parcels on this map are referred to by tax roll number and can be cross-referenced to other parcel identifiers provided in this District Proposal.

Estimated Cost of the Project:

The Consultants have developed an estimated cost for this project based on site investigations and the final design criteria established for the project through consultation with federal and provincial technical representatives.

The estimated cost of the project is $350,000.00 and will be shared as follows; $157,500.00 by the Government of Canada, $157,500.00 by the Province of Manitoba, and $35,000.00 by the City of Winnipeg. Pursuant to the Council directive, the city share will be recovered from the benefiting property owners through a local improvement.

Method and Estimated Rate of Taxation:

Section 392.1(3) of the City of Winnipeg Act sets out the methods of taxation that may be used to levy the costs for a particular local improvement. In the case of the proposed Parkwood Place Community Ring Dike the area of the benefiting parcel is the method to be employed.

The table that identifies the parcel ID (City tax roll number), the parcel address, the parcel area, the estimated total cost per parcel if paid in cash and the estimated annual cost per parcel if added to the realty tax bill for 20 years, is outlined on Attachment "C".

Next Steps:

After completion of the public hearing process, the District Proposal will be forwarded to Council for first reading of the proposed Parkwood Place Community Ring Dike District Local Improvement Bylaw. This will be followed by a notice of objection period as set out in the City of Winnipeg Act that allows property owners the right to object to the proposal. If owners of lands within a proposed local improvement district having a total area greater than 50% of the total area of all lands within the district object to the District Proposal, then it will not proceed.

The schedule of events proposed for the local improvement portion of this project is outlined on Attachment "D".

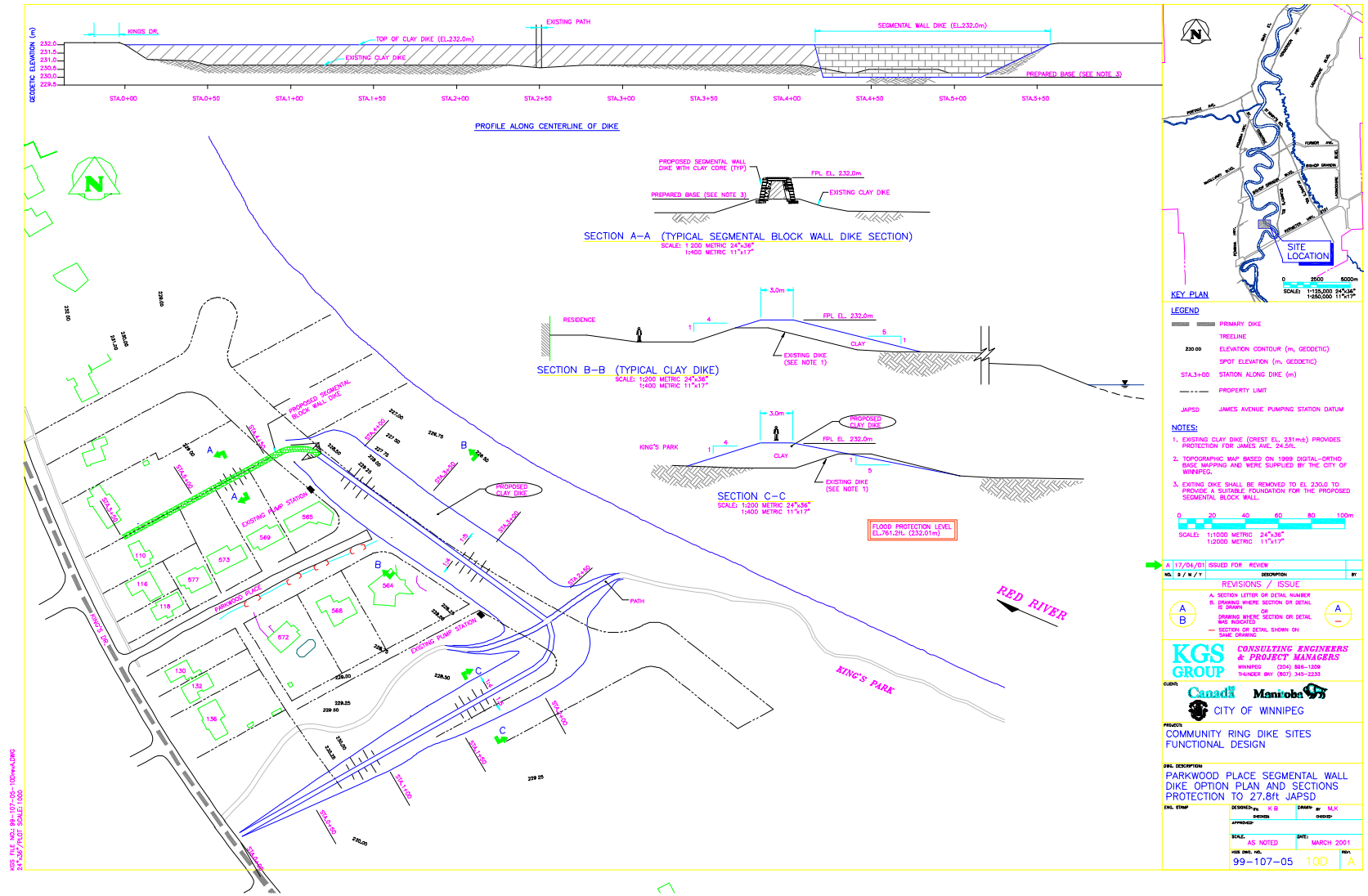
The Standing Policy Committee on Public Works recommends:

I. That the District Local Improvement for the Parkwood Drive Community Ring Dyke benefiting properties located at 564, 565, 568, 569, 572, 573 and 577 Parkwood Place and 110 King's Drive be proceeded with.

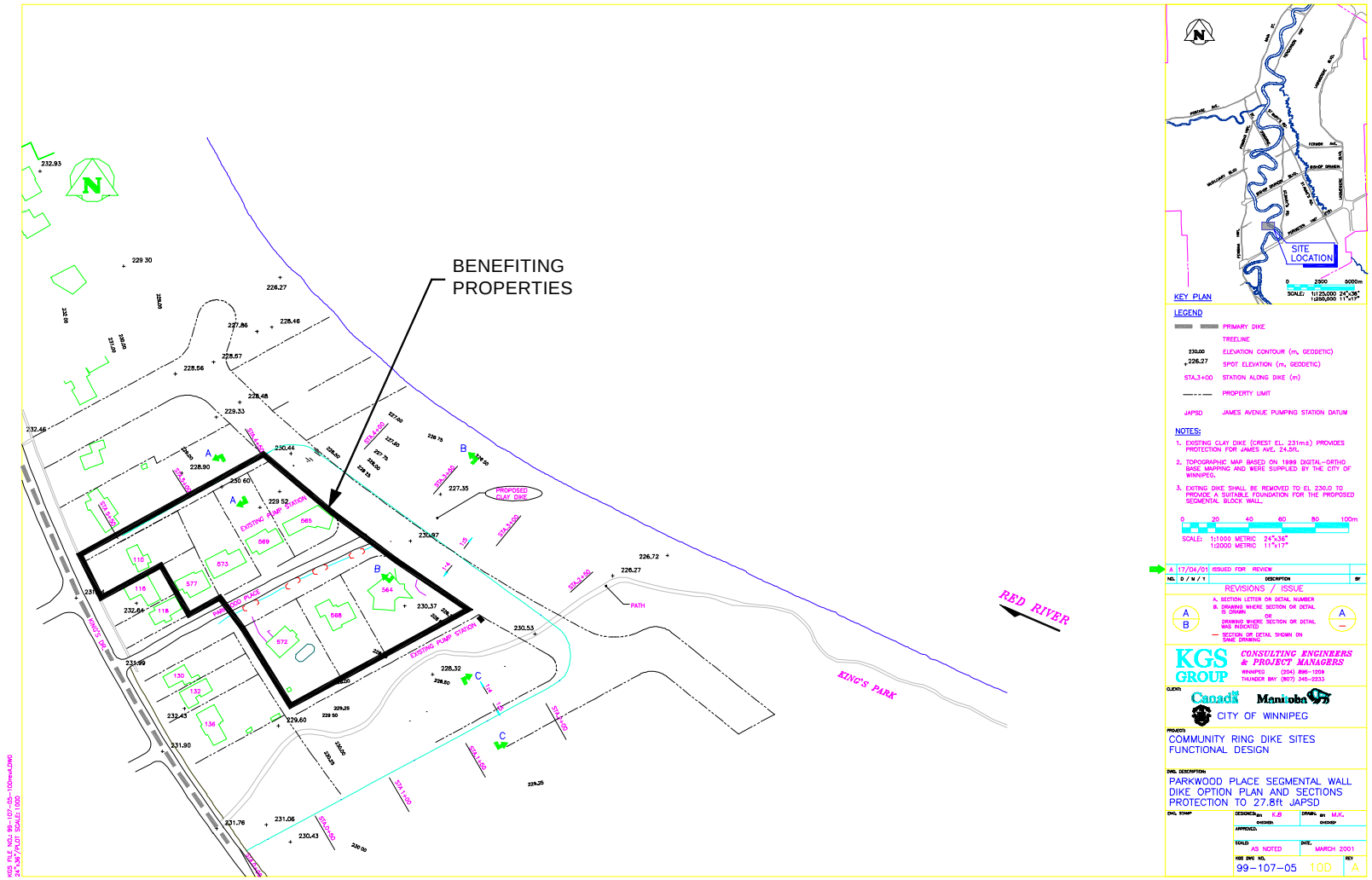
II. That the City Solicitor/Manager of Legal Services be requested to prepare the necessary by-law in accordance with the foregoing and submit same directly to Council for approval.

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

Attachment “A” referred to in Clause 4 of the Report of the Standing Policy Committee on Public Works dated June 25, 2002



Attachment “B” referred to in Clause 4 of the Report of the Standing Policy Committee on Public Works dated June 25, 2002



Attachment “C” referred to in Clause 4 of the Report of the Standing Policy Committee on Public Works dated June 25, 2002

Parkwood Table of Parcel Details
Appendix 3

No.	Parcel ID	Address	Parcel Area (m2)	Total Cost at $2.72/m	Annual Cost Over 20 Years
1	3043634500	564 Parkwood Place	2,397	$6,525	$632.82
2	3043631900	565 Parkwood Place	1,516	$4,127	$400.23
3	3043634400	568 Parkwood Place	1,698	$4,622	$448.28
4	3043631700	569 Parkwood Place	1,378	$3,751	$363.80
5	3043634200	572 Parkwood Place	1,987	$5,409	$524.58
6	3043631400	573 Parkwood Place	1,558	$4,241	$411.32
7	3043630600	577 Parkwood Place	763	$2,077	$201.44
8	3043629900	110 King’s Drive	1,560	$4,247	$411.85
			12,857	$35,000	

1. Total cost/square metre is $35,000 divided by the total benefiting area (12,857 square metres)

Attachment "D" referred to in Clause 4 of the Report of the Standing Policy Committee on Public Works dated June 25, 2002

PROPOSED SCHEDULE FOR COUNCIL ADOPTION OF PARKWOOD PLACE COMMUNITY RING DIKE LOCAL IMPROVEMENT DISTRICT

Target Completion Dates:	***Description of activity to be completed:***
May 22, 2002	*Council adopts Local Improvement District Initiation Bylaw to establish the Committee of Council (District Proposal Committee) for the proposed Parkwood Place Community Ring Dike Local Improvement District.*
May 23, 2002	*District Proposal Committee approves June 11, 2002 public hearing date.*
May 23 to 28	*Administration prepares notices and documentation for the public hearing on June 11, 2002.*
May 28, 2002	*Publish the notice, as described in By-law 6990/97, in Free Press and Sun at least 14 days before the date of the public hearing.*
May 28, 2002	*Serve copies of the notice by mail at least 14 days before the date of the public hearing to each property owner (per By-law 6990/97).*
June 11, 2002	*Conduct public hearing by District Proposal Committee & Administration (Section 392.1(7)).*
June 14, 2002	*Completion date for LI district proposal and to formulate recommendations to committees of Council.*
June 17, 2002	*Agenda deadline for Standing Policy Committee on Public Works.*
June 25, 2002	*Standing Policy Committee on Public Works meeting – proposal reviewed.*
June 26, 2002	*Agenda deadline for Executive Policy Committee.*
July 3, 2002	*Executive Policy Committee meeting – proposal reviewed.*
July 5, 2002	*Legal Services to draft Authorization By-law for Council approval.*
July 17, 2002	*Council meeting (to review district proposal and give 1st reading of the district improvement by-law, in whole or in part, with or without changes to any of the matters set out in the proposal).*

July 19, 2002	*Advertise the proposed by-law (Section 392.1(9)(a)) in Free Press and Sun. Contents of notice described in Section 392.1(10).*
July 19, 2002	*By registered mail, send notices of objection to each land owner (Section 392.1(9)(b)). Contents of notice of objection described in Section 392.1(12).*
August 20, 2002	*Deadline for submission of notices of objection (31 days from date of mailing).*
August 21, 2002	*Objection results are tabulated for sufficiency and recommendation to Council prepared.*
August 21, 2002	*Agenda deadline for EPC meeting.*
August 28, 2002	*Executive Policy Committee meeting – receives vote results.*
September 4, 2002	*Council meeting – 2nd and 3rd readings of the authorization by-aw.*

EASEMENT SCHEDULE

June 12 to Sept. 4	*Access easements and maintenance agreements sought from owners.*

ENVIRONMENTAL APPROVAL SCHEDULE

June 12 to Sept. 4	*Obtain environmental approvals.*

TENDER AND CONSTRUCTION SCHEDULE

Aug. 5, 2002	*Dike Works Tender advertised.*
Aug. 28, 2002	*Tender closes.*
Sept. 5, 2002	*Director of Water and Waste awards contract.*
Nov. 15, 2002	*Dike works complete.*
May 31, 2003	*Site restoration complete.*

May 28, 2002