



September 8, 2017

City of Kawartha Lakes
P.O. Box 9000
12 Peel Street
Lindsay, ON
K9V 3L8

KAWARTHA LAKES

SEP 11 2017

Attention: Ms. Christina Sisson, P.Eng.

ENGINEERING

Dear Ms. Sisson,

**Re: Arbour Village Subdivision
City's Comments to Security Reduction Request
dated June 1st, 2017
D.M. Wills Project No. 1717**

On behalf of our client, Wilson Developments (Lindsay) Inc., further to your response letter dated June 1st, 2017, for the Arbour Way Subdivision, please find enclosed the requested additional documentation:

1. A letter of Certification that all lot grading is in conformity with the overall lot grading plan,
2. Swing-tie records for Sanitary, Storm and Water services within the subdivision,
3. A Statutory Declaration for payment of completed works, and
4. An updated Schedule 'D' of the Subdivision Agreement.

We offer the following responses to your comments provided on June 1st, 2017:

Comment a: The City requires an additional letter of certification stamped, signed and dated stating that all lot grading is certified in conformity with the overall lot grading plan prior to final assumption, in accordance with Section 5.f of the registered agreement.

Response a: Please find enclosed a letter of certification for lot grading conformity.

Comment b: The City noted deficiencies on the CCTV Certification dated December 7, 2016 including ponding, infiltration and cracking in the 900 mm diameter concrete pipe. Therefore, additional camera work and certification from





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D.M. Wills will be required prior to assumption to determine the condition and magnitude of the deficiencies.

Response b: Upon further review of the CCTV videos outlined in our Certification dated December 7th, 2016, we do not note deficiencies within the 900mm diameter concrete pipe which were not addressed by the pipe manufacturer in the letter dated July 15th, 2016, which was provided to the City on September 28, 2016. We confirm that our certification dated December 7th, 2016 remains current.

Comment c: ...Therefore, the storm and sanitary lateral tie downs will need to be submitted and accepted by the City prior to assumption.

Response c: Please find enclosed the storm and sanitary lateral tie downs for your review and approval.

Comment d: Prior to assumption, a final inspection with Engineering staff is required, including formal inspection of the sanitary structure on Adelaide. The City noted the receipt of the supporting information for the asphalt repair in December 2016 with the one year maintenance commencing at that time. Given the earliest end of maintenance date of December 2017, we recommend an inspection date be scheduled for September 2017 to ensure assumption reports required for Council can be prepared in anticipation of that date. The City asks for all supporting documentation to be submitted for assumption prior to the final inspection in September.

Response d: We request a final inspection with Engineering Staff, including formal inspection of the sanitary structure on Adelaide at your earliest convenience.

Comment e: The City recommends retaining a 50% security for the Siltation Pond as well as for the Fencing and Landscaping.

Response e: Please find enclosed the Statutory Declaration and updated Schedule 'D' which includes the security reduction value being requested, including revised values for the Siltation Pond and Fencing and Landscaping.



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Comment f: As per the Watermain Commissioning Checklist and the City's Standards a tracer wire continuity test is required for the final assumption process.

Response f: Watermain tracer wire was not installed within this development as it was not a requirement within the City's Standards at the time of construction.

Comment g: Please submit an updated Statutory Declaration in the attached format with the next submission.

Response g: Please find enclosed the Statutory Declaration in the format requested.

On behalf of Wilson Developments (Lindsay) Inc., we formally request that, subsequent to a final inspection with Engineering staff, Assumption of Public Services in accordance with articles h) and i) of the Agreement.

It is our understanding that the foregoing satisfies all the requirements of the City of Kawartha Lakes Engineering Division to reduce the value of the Letter of Credit to **\$27,790.99**. The retained Letter of Credit corresponds to a 50% holdback of the siltation pond value, and 50% holdback of the Fencing and Landscaping for the Pond, as the pond is not being requested for assumption at this time.

We trust the above is satisfactory for your purposes. Please feel free to contact our office if you have any questions pertaining to the above.

A handwritten signature in black ink, appearing to be 'BP'.

Bob Payne, CWB III
Construction Manager

A handwritten signature in black ink, appearing to be 'DK'.

Deborah Keay, P.Eng.
Municipal Department Manager

DK/BP/AH
Encl.

cc: Mark Wilson, P.Eng, President, MVW Construction & Engineering Inc.