

Attachment-3 Summary of Changes to the MESP

Introduction

The draft Master Environmental Servicing Plan (MESP) was released in June 2021 and presented at the Public Open House and at the Statutory Public Meeting in September 2021. Staff also had several meetings with Technical Advisory Groups, landowners and their technical consultants, and internal staff regarding the preferred strategies. In an effort to provide flexibility and find the best possible solution, some changes were made based on feedback. They are summarized below.

Water

The draft MESP included a water servicing strategy with elevated storage. Phases 1 and 2 previously relied on Zone 1 pressures before the elevated storage was constructed as part of Phase 3. After discussions with the Technical Advisory Group and internal Water Services staff, the MESP has been revised to require the elevated storage element to be constructed to support Phase 2, and it also includes a small in-line booster to support Phase 1. These modifications support redundancy in the system should Clair Road Booster Pump Station experience issues, as Zone 1 pressures alone would not meet service levels and fire flow requirements.

Wastewater

City staff received many comments about the preferred wastewater alternative. The major themes were that the location of SPS3 was on the golf course lands, lands that had been noted to remain in their current use until much later in development by the owner. All of the lands outside of the north-most sections relied on SPS3 to service their sites from a wastewater perspective.

Further, the Technical Advisory Group and internal Wastewater Services staff, along with landowners, expressed concern with the preferred strategy as it relied on in-line pumping of sanitary sewage, which raises concerns from a resiliency, redundancy, energy, and operations and maintenance perspective.

In response, staff evaluated two additional alternatives, one proposed by MTE and one proposed internally. [Alternative 8](#) and [Alternative 9](#) were posted on Have Your Say for public review as per EA requirements.

After evaluation against the previously identified alternatives, Alternative 9 has been identified as the preferred solution based on natural, technical, economical, and social impact criteria. This solution is also less costly than the previously preferred alternative, from a capital and O&M perspective.

The previously preferred alternative is in Figure 1. The final preferred alternative is shown in Figure 2.

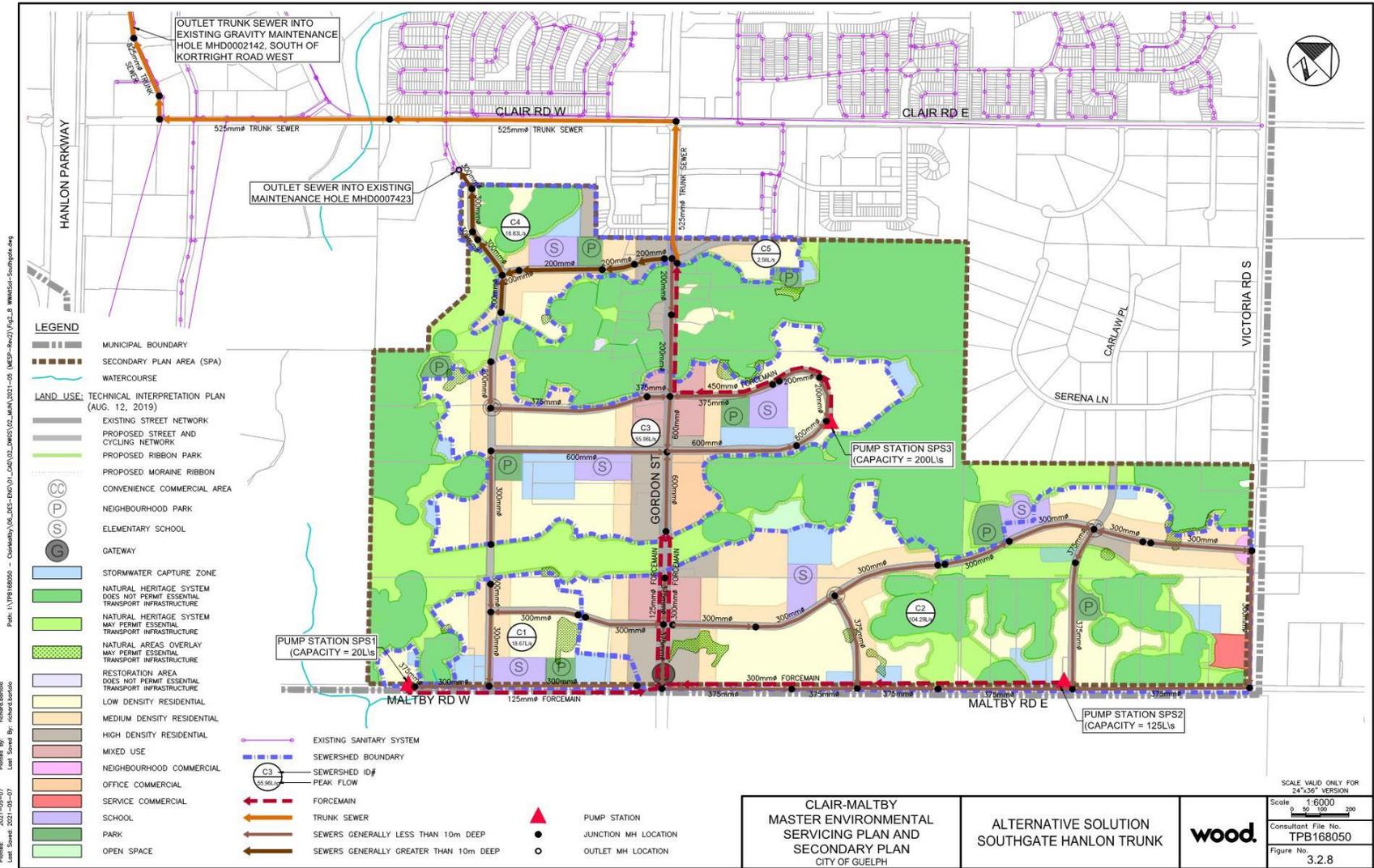


Figure 1 - Previously preferred wastewater servicing alternative

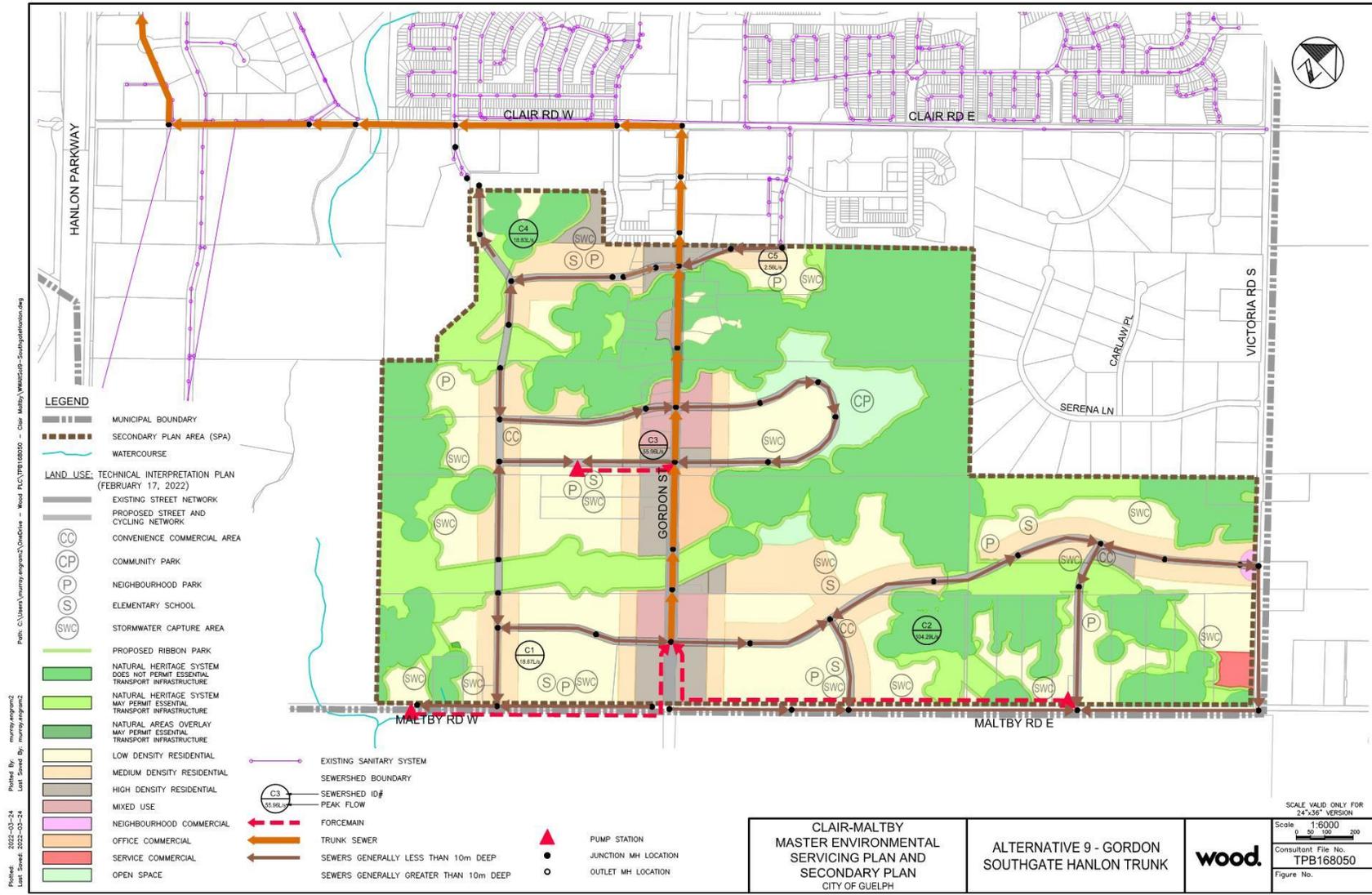


Figure 2 - Final preferred wastewater servicing alternative

Stormwater

No changes were made to the stormwater management strategy in the MESP. The stormwater management strategy was tested against alternate (higher) future precipitation data (provided by Dr. Hugh Whiteley), however the strategy remained functional against the range of data.

Mobility

The mobility network has been updated to reflect the northern portion of Street G (previously a collector road, captured on the mobility schedule) being classified as a local road. The previous alignment (in red rectangle below) is protected as a local road in the OPA policy.

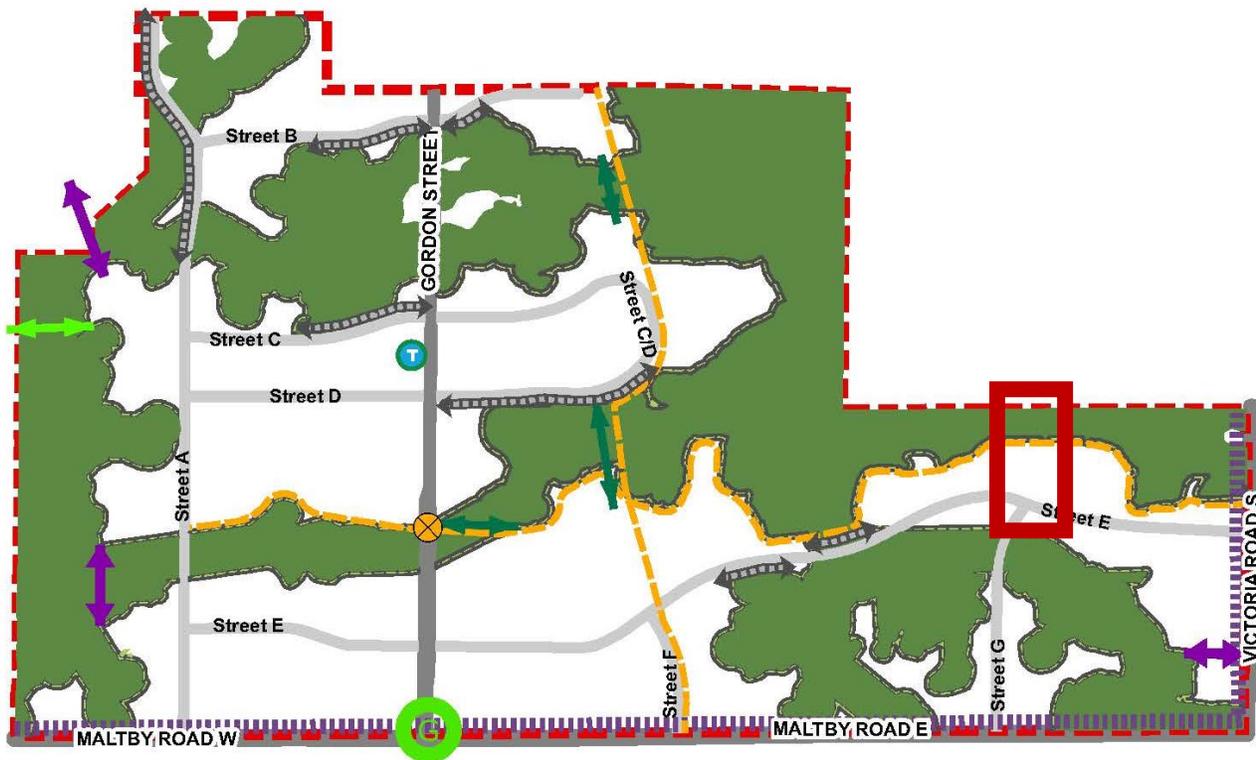


Figure 3 - Final Mobility Schedule

Phasing and Implementation

Phasing has remained generally unchanged, except for the elevated water storage, which is now included in Phase 2. A revised phasing diagram is below in Figure 4.

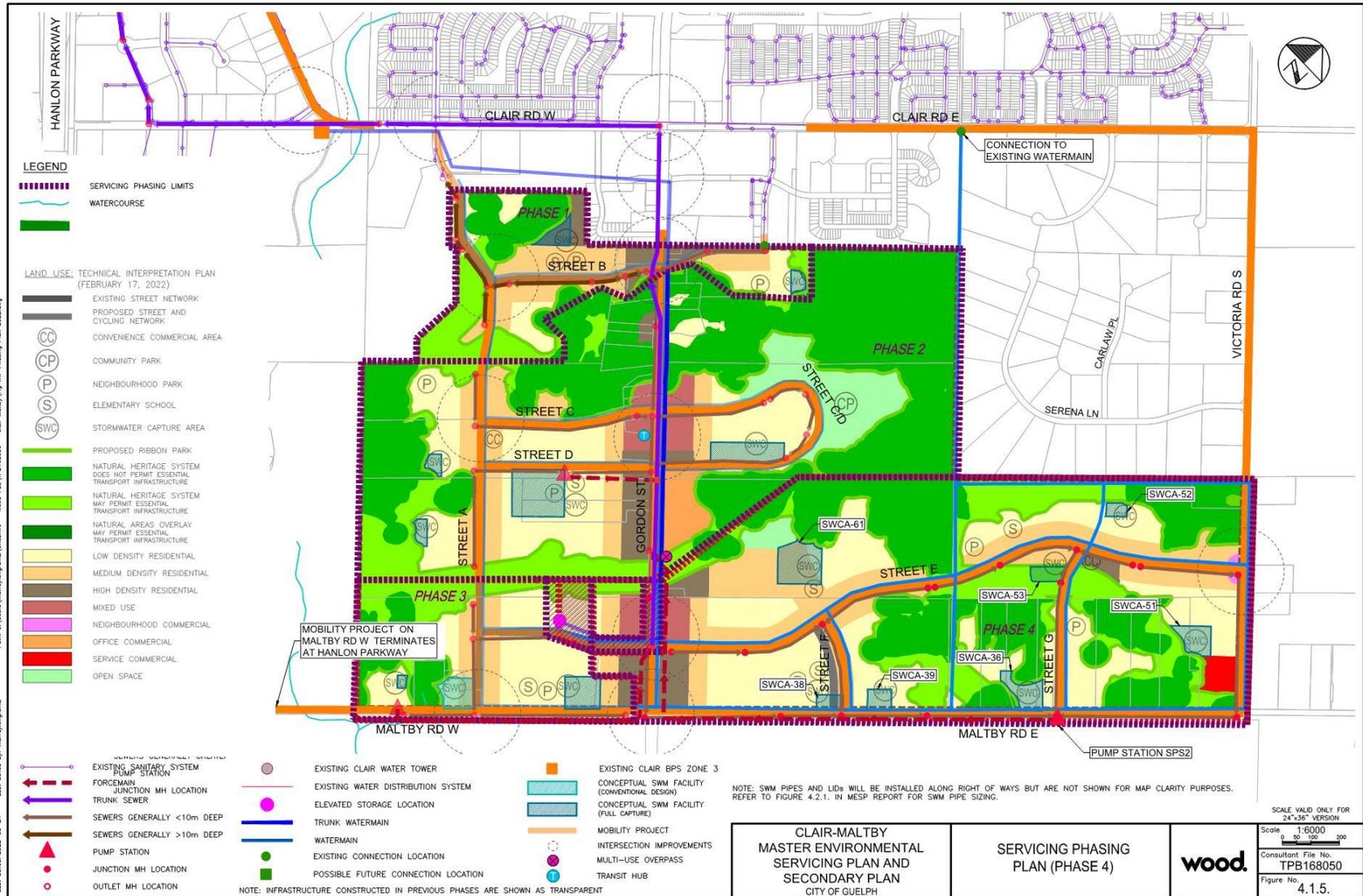


Figure 4 - Revised phasing showing the elevated water storage as part of Phase 2