



**Date:** January 14, 2022  
**To:** Committee Members  
**Author:** G.A. Plancke / Director of Infrastructure & Engineering  
**RE:** Kenshore Lane Sanitary Sewer Extension  
**Report No.** IED- 2022-02

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## COMMITTEE OF THE WHOLE

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### RECOMMENDED ACTION

1. That the Kenshore Lane Sanitary Sewer Extension report be received for information.

### BACKGROUND

#### **618-2021**

Moved By Deputy Mayor Gord Queen

Seconded By Councilor Larry Patterson

That Council support the investigation of the request as presented by Andrea Hill (on behalf of residents of Kenshore Lane) including a cost estimate of engineering for the potential installation of sewer lines on Kenshore Lane.

There are five (5) rural residential lots located on Kenshore Lane in the Town of Essex.

### DISCUSSION

This project should be initiated as a Local Improvement Policy project, wherein the residents of Kenshore Lane could petition the Town of Kingsville to install sanitary services. Since these properties are not located in Kingsville, the current approved Local Improvement Policy specifically related to the installation of sanitary sewers and connections is not applicable for these properties. This would be considered a special benefit project wherein 100% of the cost of the project would be assumed by the petitioners. Kingsville would need to work with the Town of Essex to endorse the project if successful and assist with the collection of costs related to the project from their residents.

The physical process to install a new sanitary sewer and connections in order to service residents on Kenshore Lane in the Town of Essex is relatively straightforward, however could present potential contractors with a number of issues, and concerns that may result in an elevated cost if and when tendered.

If dewatering were identified as a requirement, the option would be to directionally drill the new sewer at a 1% slope for the length of the pipe. Based on this, there would still be about a meter of cover at the top end of the sewer. Directional drilling is the more expensive option. If possible, installation of the sewer is best done as an open cut project. Since there has been no geotechnical investigations completed at this time, it is unclear whether directional drilling will be required.

## **FINANCIAL CONSIDERATIONS**

Conservative construction estimate for open cut method:

210m of 200mm diameter pipe @\$300/m= \$63,000 (price is variable due to pipe availability)

(3) 1200mm diameter manholes @\$7000 = \$21,000

(5) Service Connections and cleanouts @\$3000 = \$15,000

Tie into existing manhole = \$2,000

Road Restoration Pavement = \$10,000

Road Restoration Gravel = \$5,000

Contingency = \$19,000

Construction Total = \$135,000

Engineering @ 15% = \$20,000

ECA application and fees - \$5,000

Geotechnical Report - \$10,000

Materials and compaction testing - \$5,000

Contract admin and Inspection for 10 days = \$10,000

Open cut construction estimate Total = **\$188,250** including 1.76% HST burden.

It is prudent to identify an additional 10% to the cost should directional drilling be required.

Cost for this Engineers estimate is about \$500, and has been assigned to the professional fees account in the (2-42) wastewater operational account.

## **CONSULTATIONS**

Heide Mikkelsen P.Eng – N.J. Peralta Engineering

Respectfully submitted



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G.A. Plancke Civil Eng Tech ( Env)  
**Director of Infrastructure & Engineering**

### **LINK TO STRATEGIC PLAN**

- COVID-19 and the health and safety of the community
  - Customer Service: Training, Technology, Staff, Review Standards/Level of service
  - Housing: Affordability (lot sizes, developer incentives, second dwellings, density, etc.)
  - Greenhouse: lights & dark sky, odours (site plan compliance, bylaws, other tools)
  - Programming Increase: Youth and Seniors
  - A development plan for Downtown Kingsville / Main Street
  - Financial savings: Schools closings, Migration Hall
  - Economic Development: strengthen tourism/hospitality
  - COVID - economic recovery
  - Communications: Strategy – Policy (social media), Website refresh and other tools, Public engagement
  - Housing: Migrant Worker Housing – Inspections (Building/Fire), regulate, reduce, or increase
  - Committees / Boards: Review and Report
  - Policy Update: Procedural Bylaw
  - Economic Development: diversify the economy, create local jobs, industrial, Cottam
  - Infrastructure (non-Municipal): Union Water expansion & governance
  - Infrastructure (Municipal): Asset Management Plan update, the infrastructure funding deficit
  - No direct link to Council priorities
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