



Date: June 27, 2022

To: Mayor and Council

Author: G.A. Plancke / Director of Infrastructure & Engineering

RE: Municipal Class EA – Lakeshore West Pollution Control Plant Upgrade

Report No.: IED – 2022 - 22

RECOMMENDED ACTION

1. That a Project Management Agreement between The Corporation of the Town of Kingsville and the Ontario Clean Water Agency (OCWA) for a Municipal Class Environmental Assessment for the next phased expansion of the Lakeshore West Pollution Control Plant / Kingsville Lagoons **BE APPROVED**, satisfactory in technical content to the Director of Infrastructure & Engineering, in financial content to the Director of Finance and IT and in legal content to the Town Solicitor.

BACKGROUND

The Municipal Class Environmental Assessment (EA) is a document that sets out a standardized planning process for classes or groups of activities. It applies to projects that are carried out routinely and have predictable environmental effects that can be readily managed. Projects defined within a class environmental assessment require no further environmental approval under section 5 of the *Environmental Assessment Act*, conditional upon being planned according to the procedures set out in the document.

Project Rationale

Lakeshore West PCP is currently operating at 93.4% of its rated capacity of 5400m³/day (5043.6m³/day). Kingsville Lagoons are operating at 37% of the rated capacity of 2760m³/day (1021.2m³/day). The systems can work independently however the majority of sewage flow is being directed to the Lakeshore West PCP due to limitations in the treatment process of Lagoons. Wet weather flows are currently being diverted to the Kingsville Lagoons.

- The Ministry of Environment Conservation and Parks (MECP) typically requires action to be taken once a facility reaches 80% of the rated capacity.

High levels of influent phosphorus due to many greenhouses in the area.

- High chemical costs for phosphorus removal (ferric sulphate)

- Kingsville Lagoons cannot sufficiently remove phosphorus due to limitations with the treatment process to meet regulatory limits.
- Bypass / overflow events at Kingsville collection system pumping stations due to weather flow.

DISCUSSION

The EA process will identify the problems, and assess a number of alternatives and design concepts while taking into consideration impacts on the environment, feedback from stakeholders, and other important criteria.

There are five (5) phases of the EA process

Phase 1: Problem or Opportunity

Design Basis

- Projected future population and corresponding plant influent flowrate, quality and anticipated effluent criteria
- Problem Identification
- Public Consultation Plan
- Public Consultation (Optional)
- Recommended if there has been public interest in the past or project is expected to be controversial
- Preliminary Consultation with MECP and Conservation Authority

Phase 2: Alternative Solutions.

Potential Studies

- Natural Environment
- Assimilative Capacity Study
- Archaeological Study
- Hydrogeological Study
- Collection System flow monitoring

Climate Change Technical Memorandum

- Alternative Solutions
- Evaluation Matrix
- Public Consultation
- Selection of preferred Alternative

Phase 3: Alternative Design Concepts or Preferred Solution.

- Further studies, if required for selected alternative
- Identify designs, concepts for selected alternative

- Evaluation Matrix
- Presentation to Town Council
- Public Consultation
- Selection of preferred design concept.

Phase 4: Environmental Study Report.

- Compilation of all previous deliverable into the Environmental Study Report
- Presentation to Town Council summarizing findings
- MECP Review Period (30 days)

Phase 5: Implementation.

- Final design of preferred alternative
- Tender for construction
- Construction

OCWA is proposed as a single source (Project Manager) service provider to assist the municipality through the EA process due to their intimate familiarity of the Town's sewage facilities, both in operation and management, but due to their considerable involvement in the original design of the LSW WPCP, and continuous action as the Town's operating authority since 1995.

Assuming Council supports the recommended action, OCWA will immediately commence the EA process by:

- Completing a review of previous Class EA documents and or any other previous studies conducted, Conservation Authority reports, Archeological information and any, relevant Master Plans etc.)
- Completion of population projections/ development plans consistent with County of Essex and Town of Kingsville Official Plans.
- Prepare a Draft Request of Services document
- Selection of Consulting Engineering firms to invite to submit expression of interest.
- Recommend a Consulting Engineering firm to administration
- Maintain project oversight through to completion.

It is anticipated that the Municipal Class EA process will take between 12 – 18 months to complete.

FINANCIAL CONSIDERATIONS

OCWA Fees for the Municipal Class Environmental Assessment and Procurement Services has been established at **\$329,000.**

Reserve Account – 03-000-032-39063 (Sewer Capital LSW) has sufficient funds available to offset this expenditure.

Significant funding for the next phased expansion (construction) has been included in the Development Charges calculations. Expansion to address growth would be attributed a 100% benefit. Upgrades to address treatment improvements to existing flows would be assessed at a lower percentage.

A 2022 Update to the Development Charges Background study is currently underway. Revised estimates for the next phased expansion will be included in the revised document.

ENVIRONMENTAL CONSIDERATIONS

Significant upgrades to the Lakeshore West PCP and Kingsville Lagoons will result in treatment capacity increase, improved compliance and conformance to MECP Regulations, and Guidelines, and to further provide redundancy, and ability to address Climate Change directives over the next 20 years. It is anticipated that the MECP will be amending discharge criteria for all Sewage Treatment facilities in Ontario in the near future. The resultant upgrades will allow the treatment train to address those changes with minimal impact to operations.

CONSULTATIONS

Ontario Clean Water Agency (OCWA)
Director of Financial & IT Services
Senior Management Team (SMT)

PREPARED BY:



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

REVIEWED BY:



John Norton
Chief Administrative Officer

LINK TO STRATEGIC PLAN

To become a leader in sustainable infrastructure renewal and development.

Manage growth through sustainable planning.

Effectively manage corporate resources and maximize performance in day-to-day operations.

Link to Council 2021-2022 Priorities

- ☐ 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