

Subdivision services tenders come in low

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Tenders for the watermains and sewers for Colborne Creek subdivision were opened by Cramahe Township last Thursday. If a study being done by consultant D. M. Wills reveals that they are complete, the township is in for some good news.

"Work to be performed under this contract generally includes underground servicing, roadway and lot excavation, granulars, binder asphalt, construction of a stormwater management pond, utility servicing and lot grading," explains Project Manager for the township, Becky Bonisteel. "The limits of Phase One roadway construction are from Division Street westerly to the westerly limits of Lots 31 and 57. The sanitary sewer and services and watermain and services will be placed throughout the limits of the subdivision as well as sanitary sewer and watermain on Ontario Street as shown on the contract plans.

The total dollar figure we have from D. M. Wills and Associates is \$1,567,203. - but that includes street lighting, utility trenching and hydro, along with curb and gutter, top lift of asphalt and sidewalks all of which are not in this tender," Ms. Bonisteel says.

"When you take all of that off the estimate, it is \$990,230. Thus, the \$841,006.05 estimate which includes GST is a great number for us," Ms. Bonisteel said.

Seven companies were listed as potential bidders to install water-

mains, storm and sanitary sewers, and the first coat of paving in the development. Five companies responded. Three were within \$25,000 of each other. The lowest was Behan Construction at \$841,006.05. Close behind were Switz-Con at just over \$859,000 and Balterre at \$865,772.32. Robinson and Accurex were significantly higher at \$924,908 and \$1,069,506. Deadline for completion of the work is July 15, 2005.

They do not include the costs of installing lights and electrical lines to the 74 homes, but it does appear that the costs are lower than anticipated last fall.

Council was expected to decide on the contractor at its February 15 meeting. Contacted on the weekend for comment, Mayor Dekeyser expressed his delight at the tender figures, but cautioned that the Township consultant had not gone over them yet to see if they were complete.

Part of the Colborne Creek housing development was been put on hold at Cramahe Council's October 19 meeting because of concerns about escalating estimates for infrastructure installation.

Council agreed to proceed with the model homes and a total of seven houses on Division St., but then decided to wait to decide on the rest.

Information prepared for council by its lawyer, Peter Hustler, revealed servicing costs used in original proposals by former township CAO Merlin Dewing could be off by as much as \$1,045,000.

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435 MARRIAGES

435 MARRIAGES

Boycott & Bovoletis



The marriage ceremony of Nikki Boycott, daughter of George and Susie Boycott, of Colborne and Alex Bovoletis, son of the late Peter and Anna Bovoletis, of Toronto, took place October 9th, 2004 at the Metamorphosis Greek Orthodox Church on Donlands Avenue in Toronto. Reception followed at the Weston Golf and Country Club. It was a beautiful and special day.

Subdivision services tendered

In his letter to Council dated October 12, Mr. Hustler related that Mr. Dewing's August 4 proposal pegged servicing costs at \$1,155,000 for 57 lots. A revised servicing cost estimate made on August 31 increased the total to \$1.287 million for 58 lots.

A letter from David Wills of D.M. Wills Associates on October 8 stated the construction costs estimated for the development would be between \$1.7 and \$2.2 million. This would cover sanitary and storm sewers, water mains, roadworks, sidewalks, hydro supply and street lighting. Mr. Wills cautioned at the time, that this was only a preliminary report.

A month later Mayor Lee Dekeyser revealed the 'final' revision to the Colborne Creek

development.

Using a wall map, the Mayor outlined an increase in the number of lots to 72. (It is now 74.) The addition of about a dozen lots was accomplished by putting lots back-to-back along Ontario St. and narrowing the walkway that traverses the development from north to south.

In October, Mr. Hustler explained the causes of the increase, which could be as little as \$500,000. It was the result of the off-site cost of bringing services south on Ontario St. to the project, and complications on the site itself. Original estimates covered only on-site servicing for a typical subdivision of that size.

In the Dewing document services were listed at \$20,000

per lot. An assortment of other charges pushed that total to \$27,481 in the initial phase and \$33,284 in the second phase of the project. Since the October meeting there has not been a press release to state what the lot levy will be for servicing the new homes. At the Colborne Creek Open House on February 5, realtor Tim Post stated that there were deposits on five homes in the subdivision but no deals had been signed.

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