Appendix B: Excerpt of Schedule D of the Subdivision Agreement for Ouray Developments Inc. North   (Plan No.: 43M-2021)

4. **SPECIAL PARKLAND REQUIREMENTS**

4.1 **Parkland Construction Requirements**

PARK BLOCK 17 AND EXTERNAL VALLEYLAND

The Developer and the City agree that the following is a description of the City's Parkland Works, which the City has requested the Developer to install at the City's cost in accordance with Section 11.

The Applicant will be compensated by the City for all the relevant costs, as per a cost estimate approved by the City, that are identified as DC eligible within the most recent Development Charge Background Study.

City's Park and Valleyland Works shall include but not be limited to:

Park Block 17
- Topsoil spreading, sodding and planting
- Drainage provisions
- Asphalt walkway and lighting
- Shade structure
- Playground and play structure
- Specialty paving
- Site furnishing

Valleyland Pathway and Pedestrian Bridge (East of subject site)
- Grading, topsoil spreading, seeding and planting
- Drainage provisions
- Asphalt pathway and lighting
- Pedestrian bridge
- Armourstone retaining wall and safety barrier

4.2 Cost of Work and Payment Schedule

4.2.1 The total **City costs** for Park Block 17 shall not exceed $327,966.00. The total City costs for the valleyland pathway, bridge and related works shall not exceed $363,833.00, excepting additional costs arising from unforeseen site conditions and engineering requirements.

(Costs include 10% consultant's fee and 13% Harmonized Sales Tax)

Note: The invoice amount for Park Block 17 ($345,969.09) includes additional play equipment and drainage structures requested by Parks Maintenance staff.
The engineering and restoration requirements for the recreational trail and pedestrian bridge were changed dramatically on the request of the Ontario Ministry of the Environment, Conservation and Parks as a condition for permit issuance, resulting in a project cost increase of 33 percent to $483,306.49.