

**Date:** 2023-07-05

**Subject:** Initiation of Subdivision Assumption – Ward: 6

**Secondary Title:** Primont Homes (Mount Pleasant I) Inc., Registered Plan 43M-1941, (South of Sandalwood Parkway West, East of Mississauga Road), Ward 6 - Planning References – C04W14.006 and 21T-10014B

**Contact:** Luciano Totino, Manager, Development Construction, Environment & Development Engineering Division

**Report Number:** Planning, Bld & Growth Mgt-2023-615

**Recommendations:**

1. That the report from Luciano Totino, Manager, Development Construction, Environment & Development Engineering Division to the Committee of Council Meeting of September 6, 2023, re: **Initiation of Subdivision Assumption; Primont Homes (Mount Pleasant I) Inc., Registered Plan 43M-1941, (South of Sandalwood Parkway West, East of Mississauga Road), Ward 6 - Planning References – C04W14.006 and 21T-10014B**; be received;
2. That the City initiate the Subdivision Assumption of Primont Homes (Mount Pleasant I) Inc., Registered Plan 43M-1941; and
3. That a report be forwarded to City Council recommending the Subdivision Assumption of, Primont Homes (Mount Pleasant I) Inc., Registered Plan 43M-1941 once all departments have provided their clearance for assumption.

**Overview:**

The maintenance period has expired and all works with respect to the subject subdivision have been completed to the satisfaction of the Environment & Development Engineering Division. It is now appropriate to initiate the subdivision assumption process in accordance with Council's procedures and policies. Other departments must provide clearance prior to a by-law being passed assuming the subdivision.

**Background:**

The following development has been completed and the terms of the Subdivision Agreement have been satisfied insofar as the Environment & Development Engineering Division of the Planning, Building & Growth Management Department is concerned. Prior to final release for assumption, all City departments will be circulated to ensure all requirements and conditions have been fulfilled.

Subdivision Name	Legal Description	Street Name
Primont Homes (Mount Pleasant I) Inc.	43M-1941	Aldersgate Drive Elkhurst Road Rockbrook Trail Rockman Crescent Cloudburst Road Tysonville Circle Veterans Drive

**Current Situation:**

The Environment & Development Engineering Division is satisfied that the services completed within this development may be initiated for assumption.

**Corporate Implications:**Financial Implications:

The annual operating impacts associated with the assumed infrastructure within this subdivision is estimated to be \$21,800.00. There is sufficient funding approved within the Public Works & Engineering operating budget to proceed with the recommendations in this report.

Other Implications

Upon assumption of this development, approximately 1.01 lane kilometers of roadway and associated municipal infrastructure will be added to the City of Brampton's system. There will be future costs associated with the operation and long-term maintenance of the additional inventory of lands and public highways that include infrastructure such as roads, sewers, streetlighting, streetscaping, stormwater management pond, etc.

**Strategic Focus Area:**

This report achieves the Strategic Focus Area of Government & Leadership by continuously improving the day-to-day operations of the corporation by streamlining service delivery, effectively managing municipal assets, and leveraging partnerships for collaboration and advocacy.

**Conclusion:**

It is now appropriate that the municipal services within Registered Plan 43M-1941 be initiated for their assumption in accordance with Council's procedures and policies. Other departments must provide clearance prior to a by-law being passed assuming the subdivision.

Respectfully submitted,

Authored by:

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Reviewed by:

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Michael Herall, P. Eng.,  
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Submitted by:

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Steve Ganesh, MCIP, RPP,  
Commissioner,  
Planning, Building & Growth Management

Approved by:

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Marlon Kallideen,  
Chief Administrative Officer

**Attachments:**

Attachment 1: Subdivision Map  
Attachment 2: Registered Plan 43M-1941