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via e-mail & mail
CCTA File 116026

Glenn J. Wellings

Wellings Planning Consultants Inc.

564 Emerald Street

Burlington, ON L7R 2N8

**Re: Sarah Properties Ltd., Waldemar, Township of Amaranth
Response to Comments on Application**

Dear Mr. Wellings:

Further to your letter to Mr. Dave Hannam dated July 17, 2015 regarding the application to amend the Official Plan and zoning by-law for the draft plan of subdivision for Sarah Properties in Waldemar, we can provide the following information in response to your bullets 2 and 5.

CCTA was recently retained by Sarah Properties Ltd. to conduct a Municipal Class Environmental Assessment study (Schedule C Class EA) to identify the preferred design concepts for the provision of drinking water and wastewater servicing for the Waldemar subdivision. Upon completion of this Class EA study, the servicing concepts presented in the Functional Servicing Report (Crozier, May 2015) will be confirmed or revised. Based on the preliminary engineering analysis completed to date and presented in the FSR, the Class EA study will review design options for a communal wastewater treatment facility with a discharge to the Grand River and for the expansion of the existing groundwater supply and treatment system. We note that Sarah Properties Ltd. has established firm requirements for the design concepts to incorporate best available technology/systems. The Class EA's Environmental Study Report will include design concept plans for water and wastewater servicing that will replace the figures in the Functional Servicing Report.

The ESR will also address the financial impacts of the expansion of the drinking water system and update the financial impact analysis for the proposed new wastewater system. The ongoing operating costs of the water and wastewater systems will be one of the criteria in the evaluation of the design concepts during the Class EA and as such, will be included in the information presented to the public and agencies during the consultation phases. At this time, until the Class EA study is completed and the preferred design concepts are selected, an update to the financial impact analysis is premature.

Further, with regards to your bullet 7, we note that the Class EA study will review the potential noise and other aesthetic impacts of the water and wastewater design concepts. We will determine if a noise impact study would be beneficial and if noise mitigating measures will be required. If so, they will be recommendations in the ESR for completion as part of the design of the facilities.

We trust this provides the clarification you require with regards to the Class EA study for water and wastewater servicing. Please do not hesitate to contact me if you have any questions.

Yours truly,
C.C. Tatham & Associates Ltd.



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