



Engineering
for people



Queen Street Ailsa Craig Rehabilitation

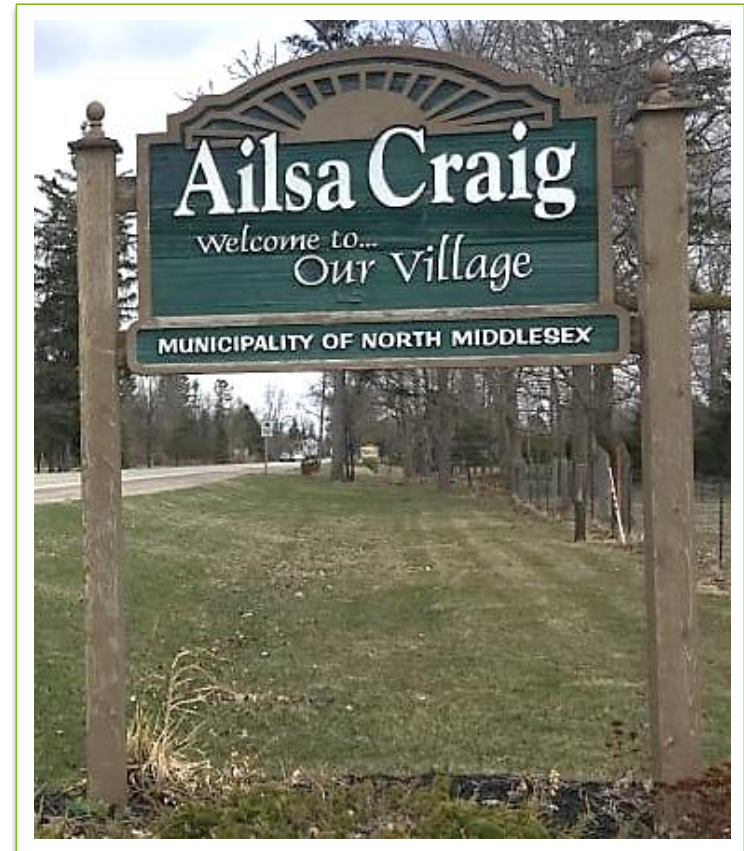
Public Information Centre

Presented by

Stuart Winchester, P.Eng., Partner
January 25, 2022 at 6:00 pm

Agenda

- Scope and Purpose of the Project
 - Preliminary Schedule
 - Staging
 - Traffic Controls and Access
 - Streetscape Elements
-
- **Purpose of today's meeting is to provide information related to the Project, and to solicit feedback from the public.**



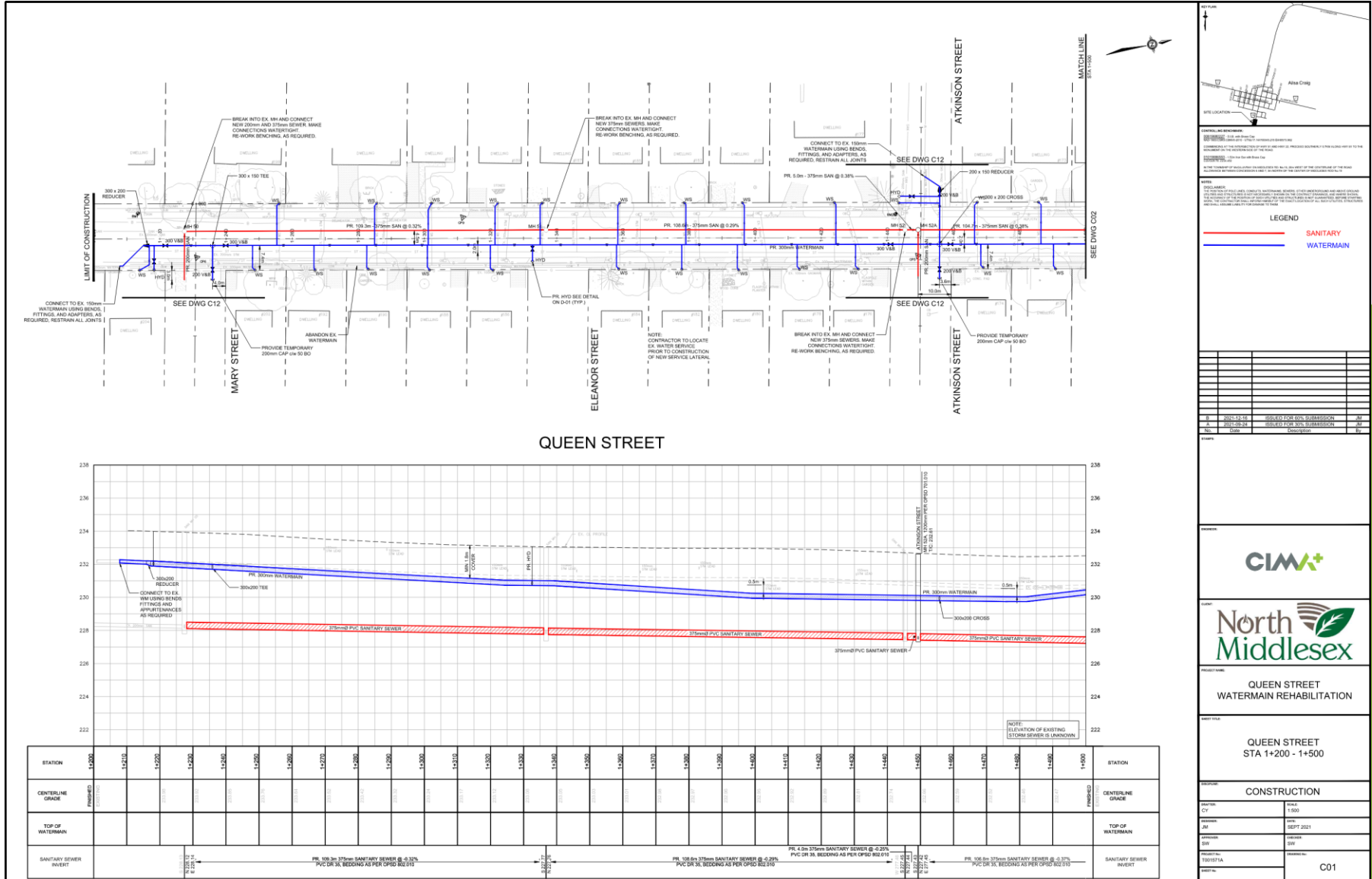
Scope and Purpose of the Project

- The Project currently includes:
 - Replacement and upgrading of the watermain from West Corner Drive to Mary Street.
 - Replacement of water service lateral connections to property line.
 - Replacement and upgrading of the sanitary sewer from Mary Street to Annie Ada Shipley Street
 - Replacement and upgrading of the sanitary sewer on Annie Ada Shipley Street from Queen Street to approximately Jameson Street.
- This project is required to address:
 - Limitations in the existing water distribution system to provide fire protection in accordance with current standards
 - Address capacity limitations in the existing sanitary collection system resulting from planned growth in Ailsa Craig and in Nairn.
- The purpose of today's meeting is to provide information related to the Project, and to solicit feedback from the public.
- This Project also provides an opportunity for streetscape enhancements, improved illumination and walkability, or additional amenities, subject to Council approval.

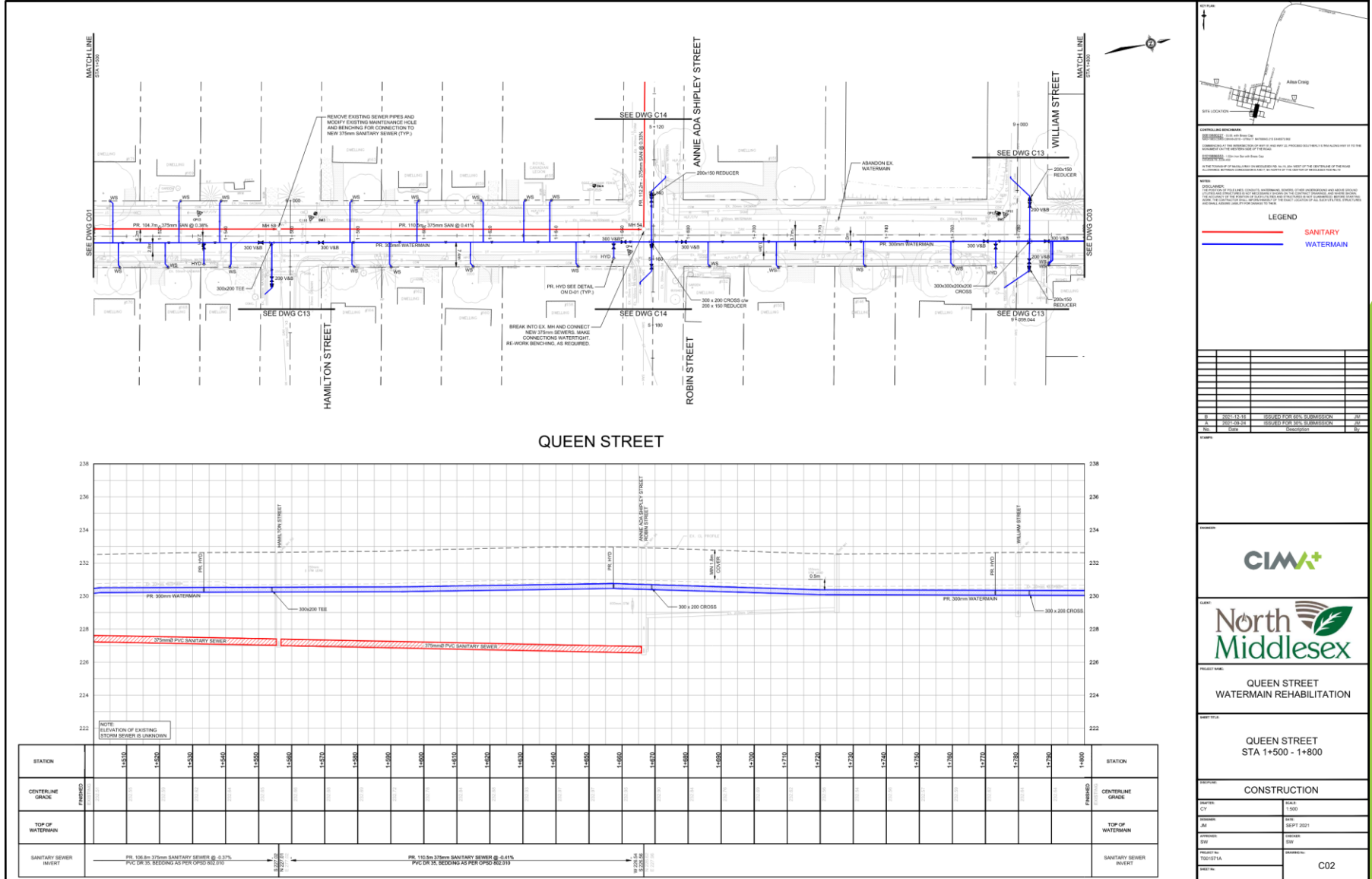
Project Status

- In accordance with the Municipal Class EA Planning process, the Queen Street Ailsa Craig Rehabilitation Project is considered to be a Schedule A+ Undertaking under the MEA Class Environmental Assessment Planning Process.
- Schedule A+ Projects are pre-approved under the Environmental Assessment Act.
- Approvals will be required from ABCA and MECP.
- Works are being coordinated with the County of Middlesex to minimize disruption to the residents and business owners in Ailsa Craig.
- The Project is being funded primarily by user rates. Growth related costs will be funded, in part, by municipal Development Charges.

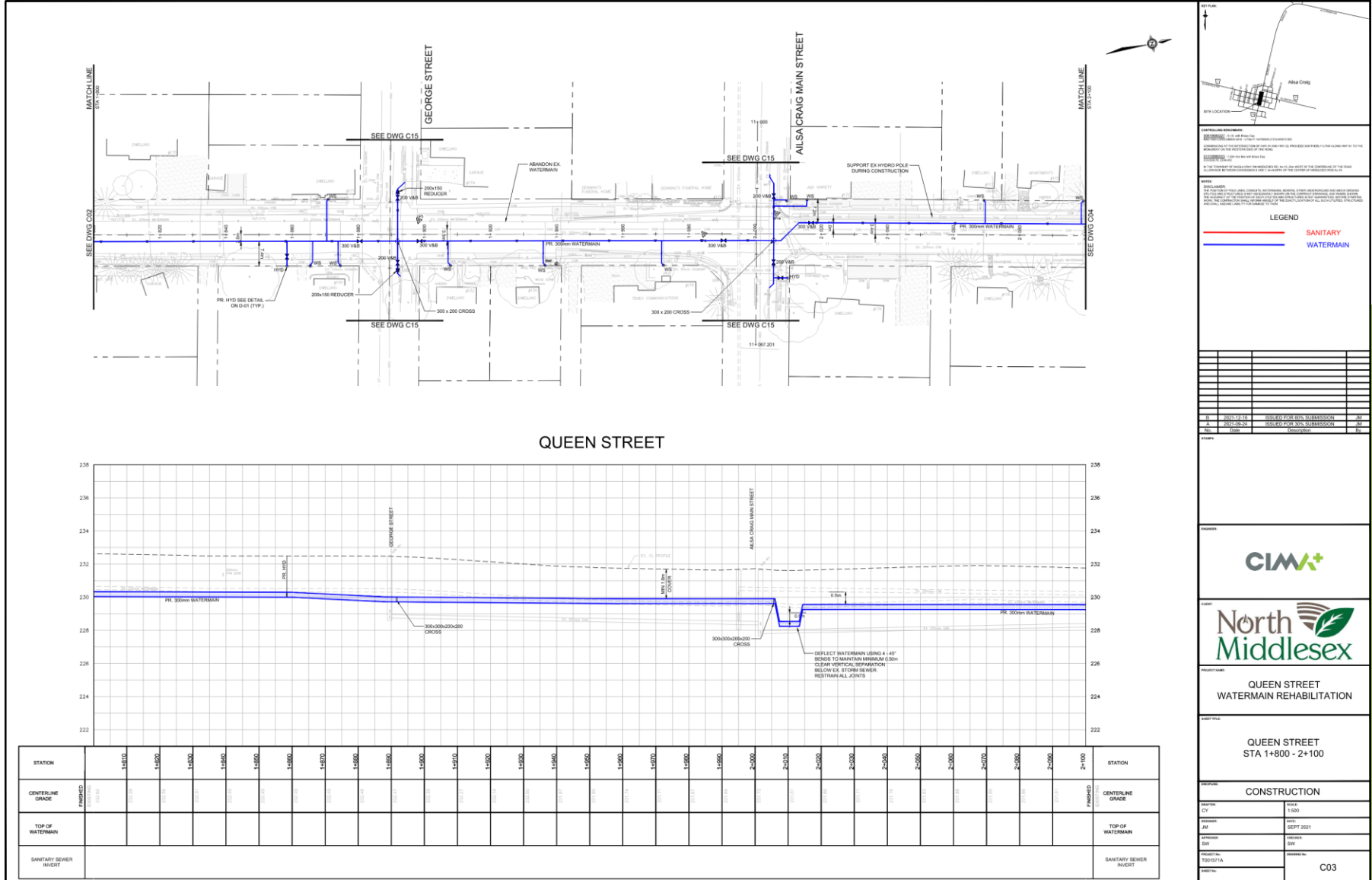
Project Details – Queen Street (1+200 – 1+500)



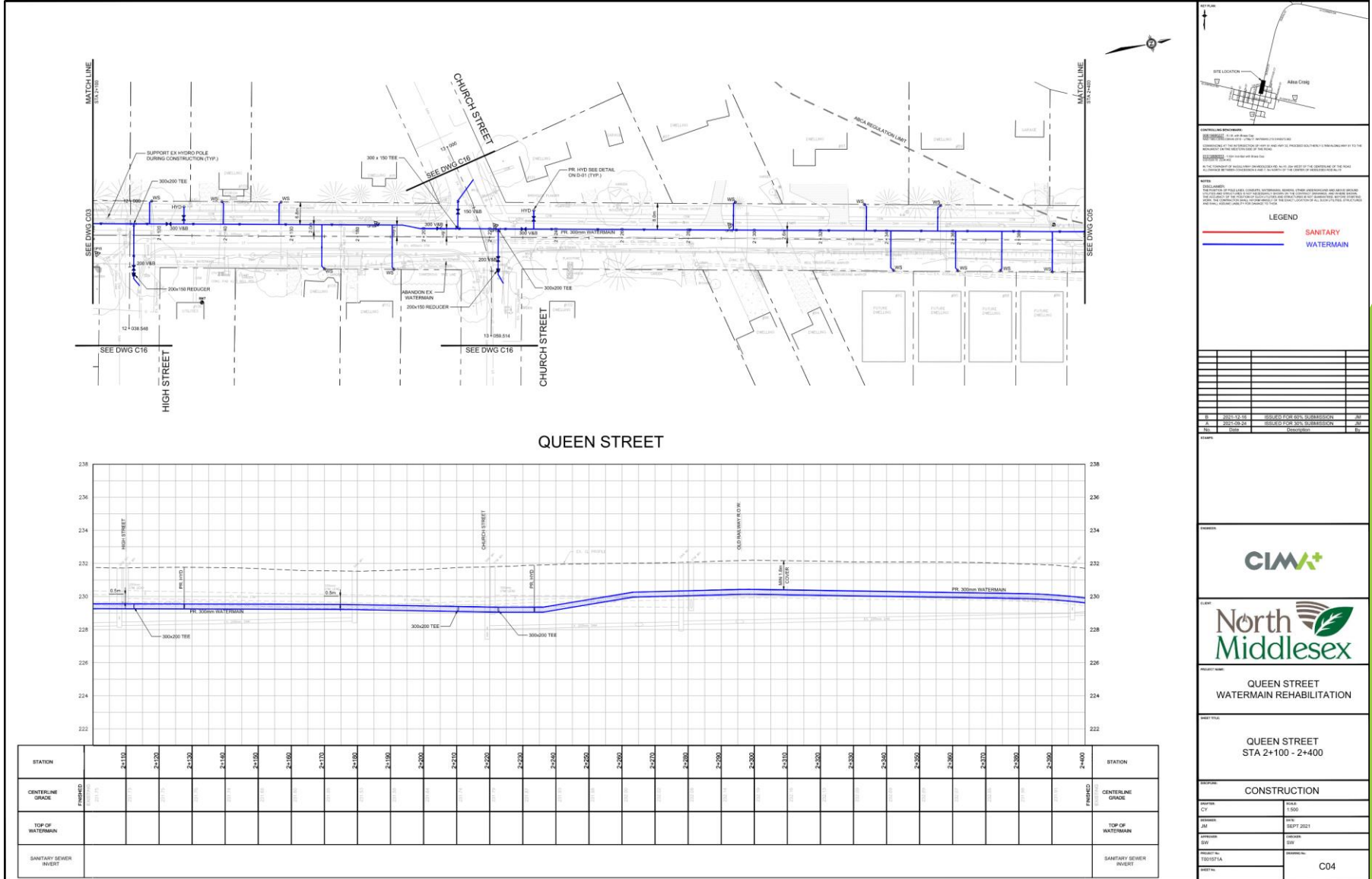
Project Details – Queen Street (1+500 – 1+800)



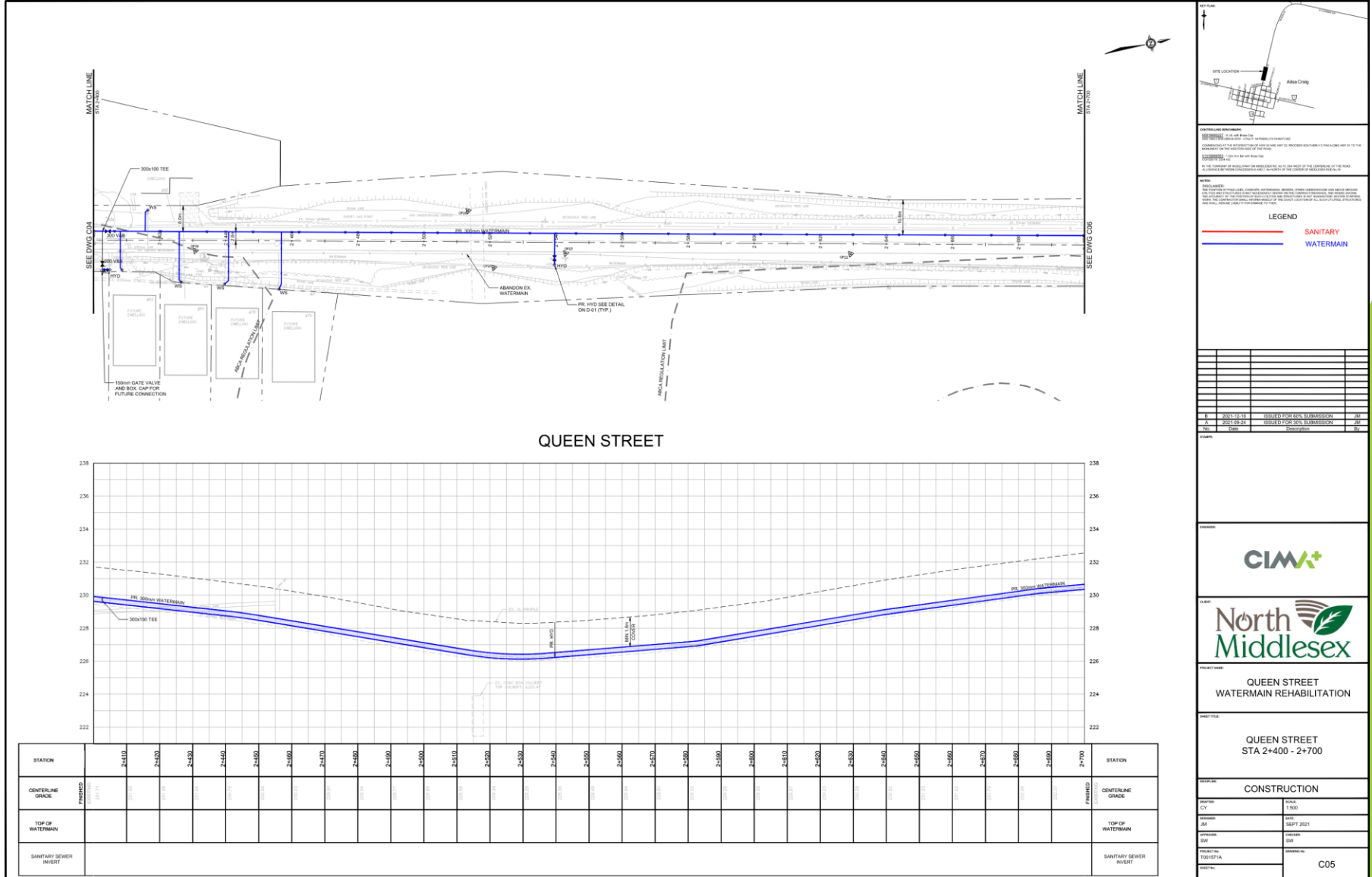
Project Details – Queen Street (1+800 – 2+100)



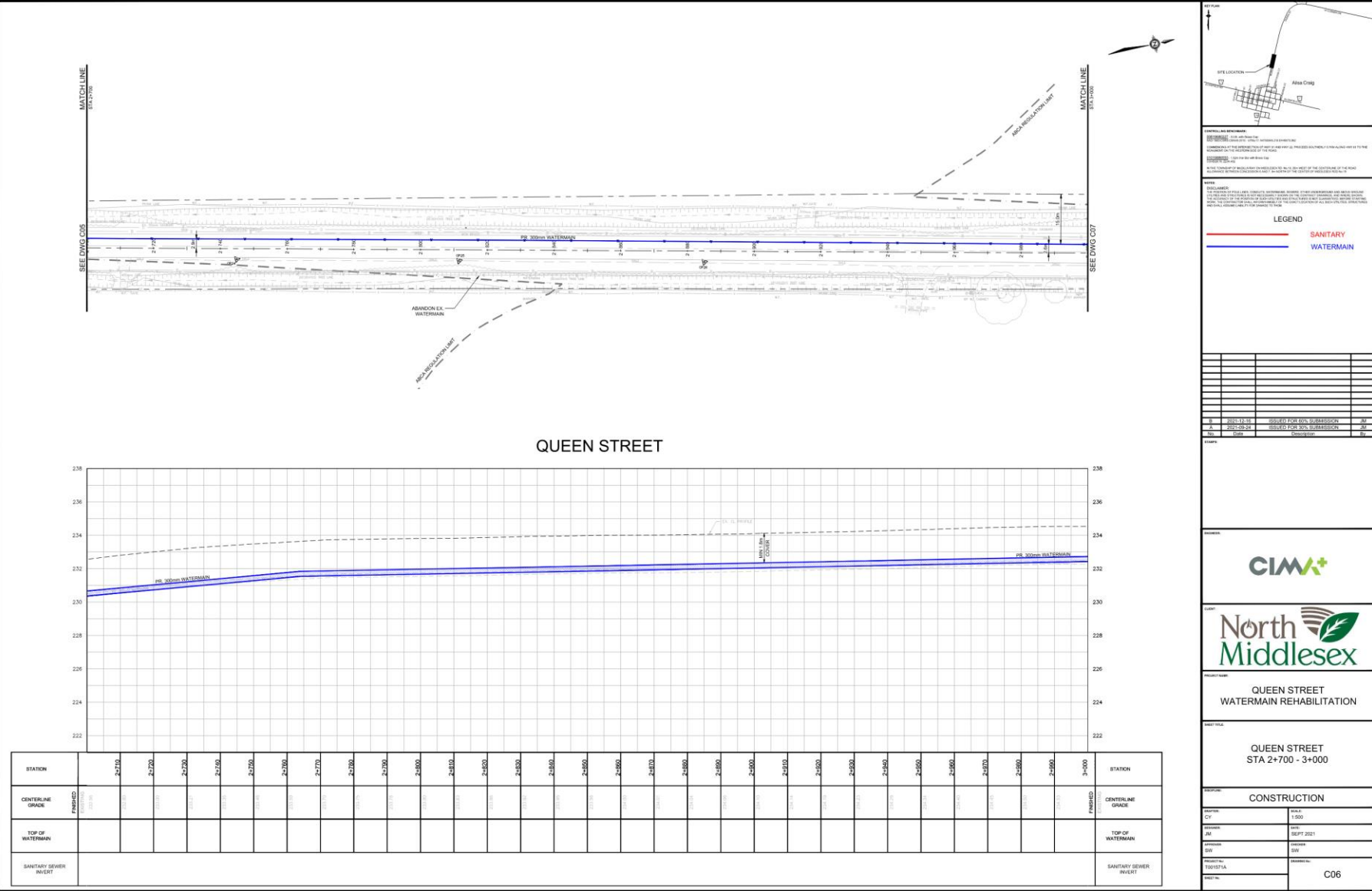
Project Details – Queen Street (2+100 – 2+400)



Project Details – Queen Street (2+400 – 2+700)



Project Details – Queen Street (2+700 – 3+000)



LEGEND

SANITARY WATERMAIN

CIMA+

North Middlesex

QUEEN STREET WATERMAIN REHABILITATION

QUEEN STREET STA 2+700 - 3+000

CONSTRUCTION

CY 1000

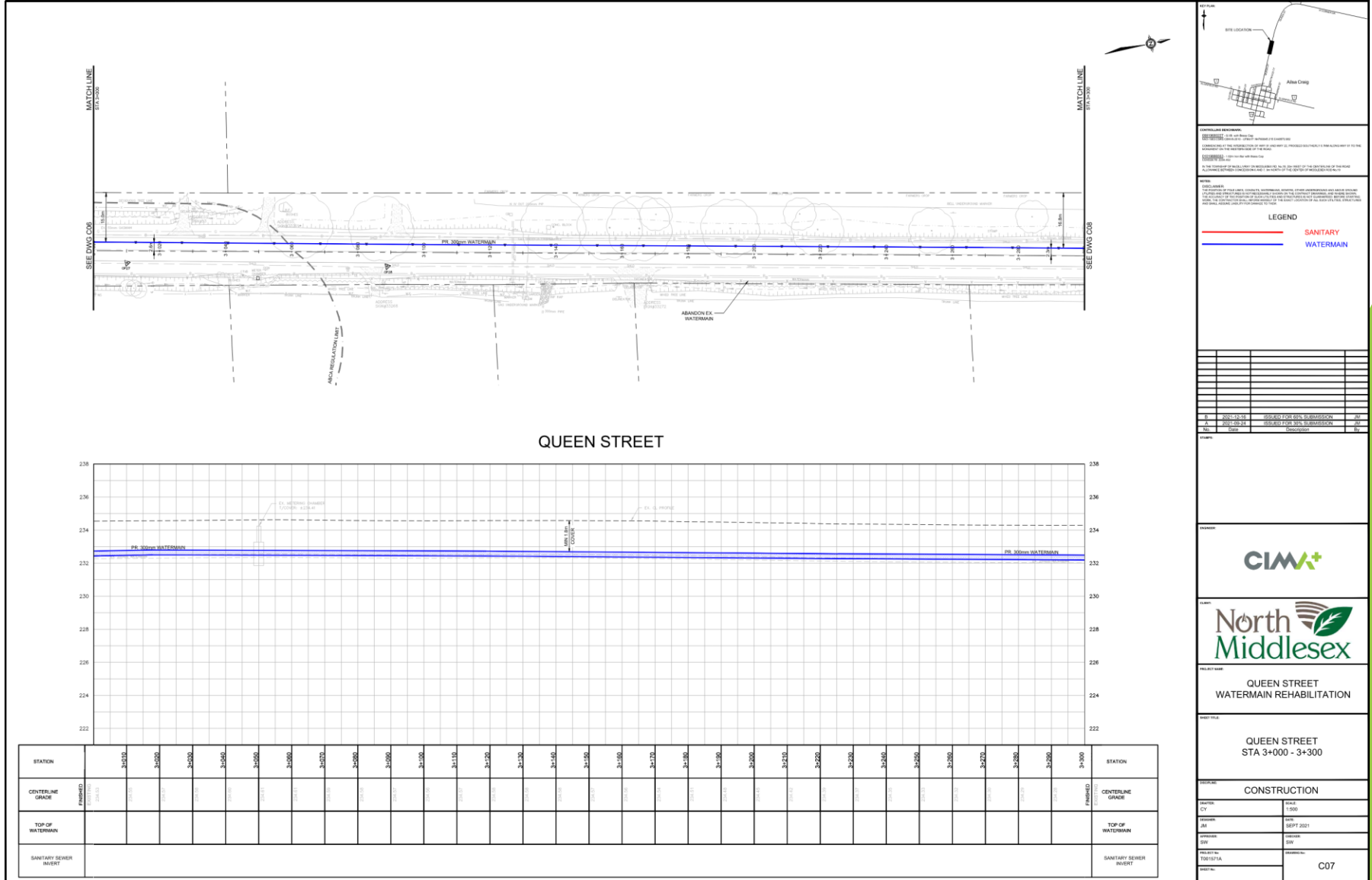
DATE: SEPT 2021

PROJECT: SIV

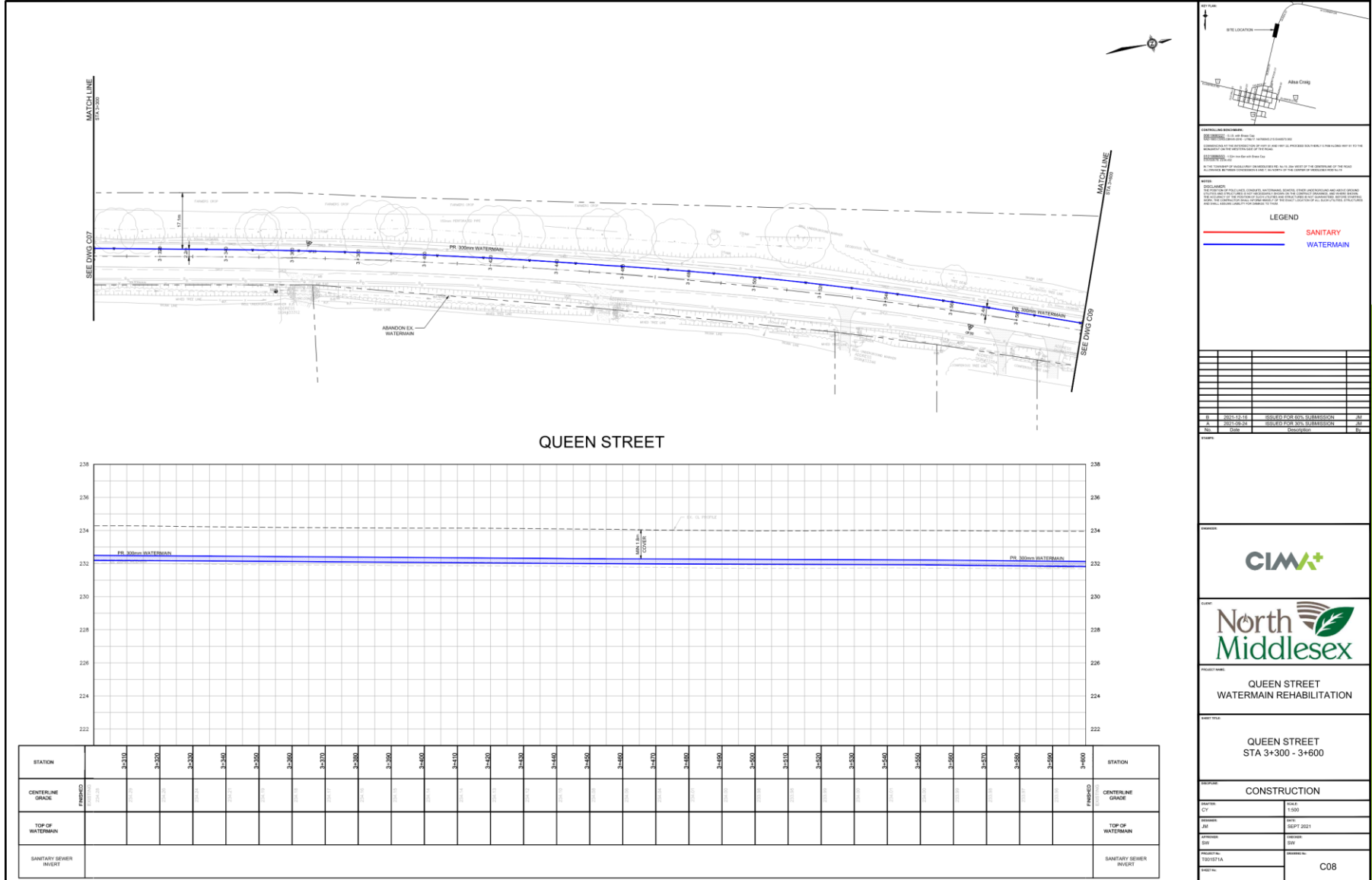
PROJECT: TROSTAL

PROJECT: C06

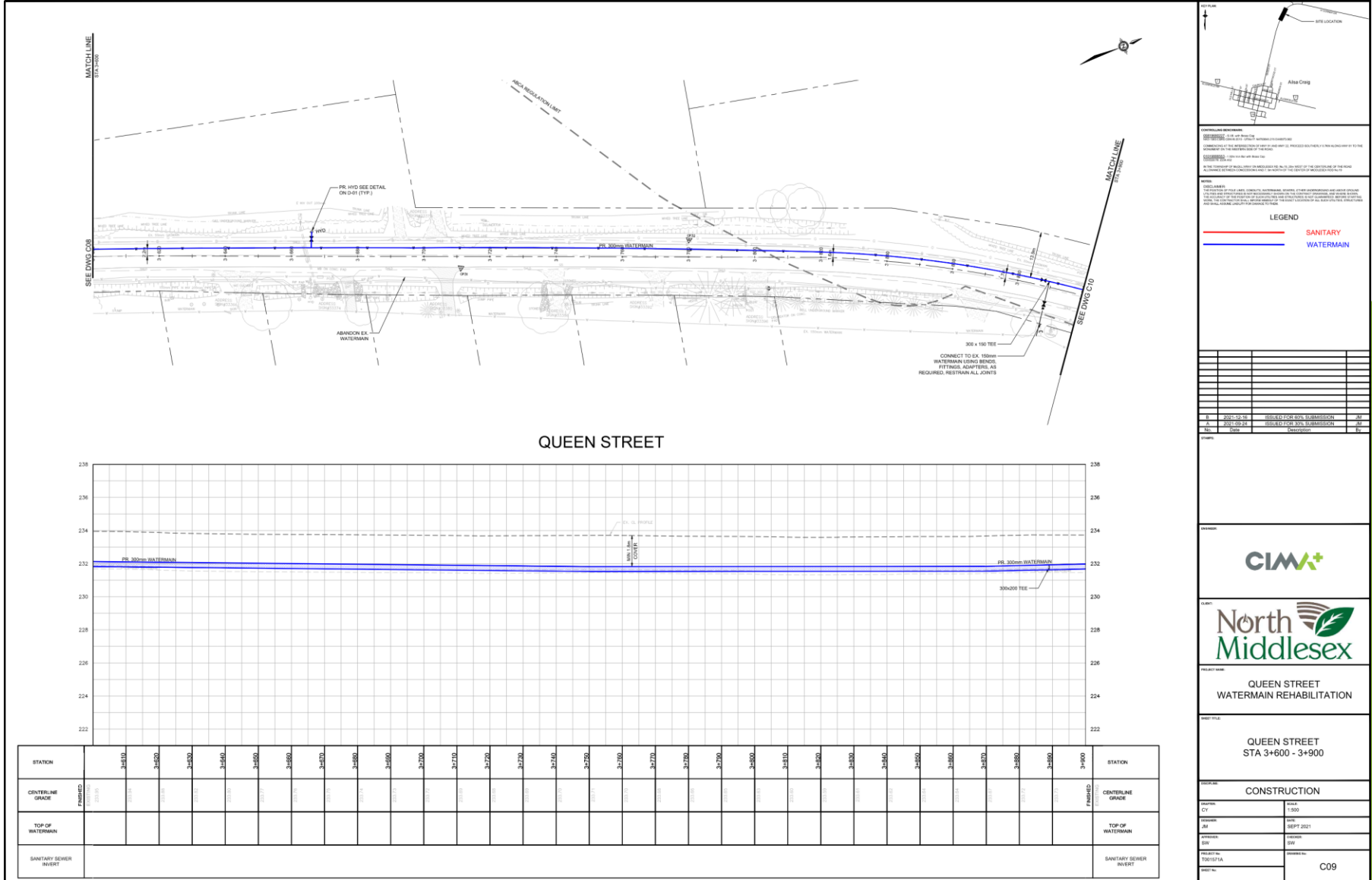
Project Details – Queen Street (3+000 – 3+300)



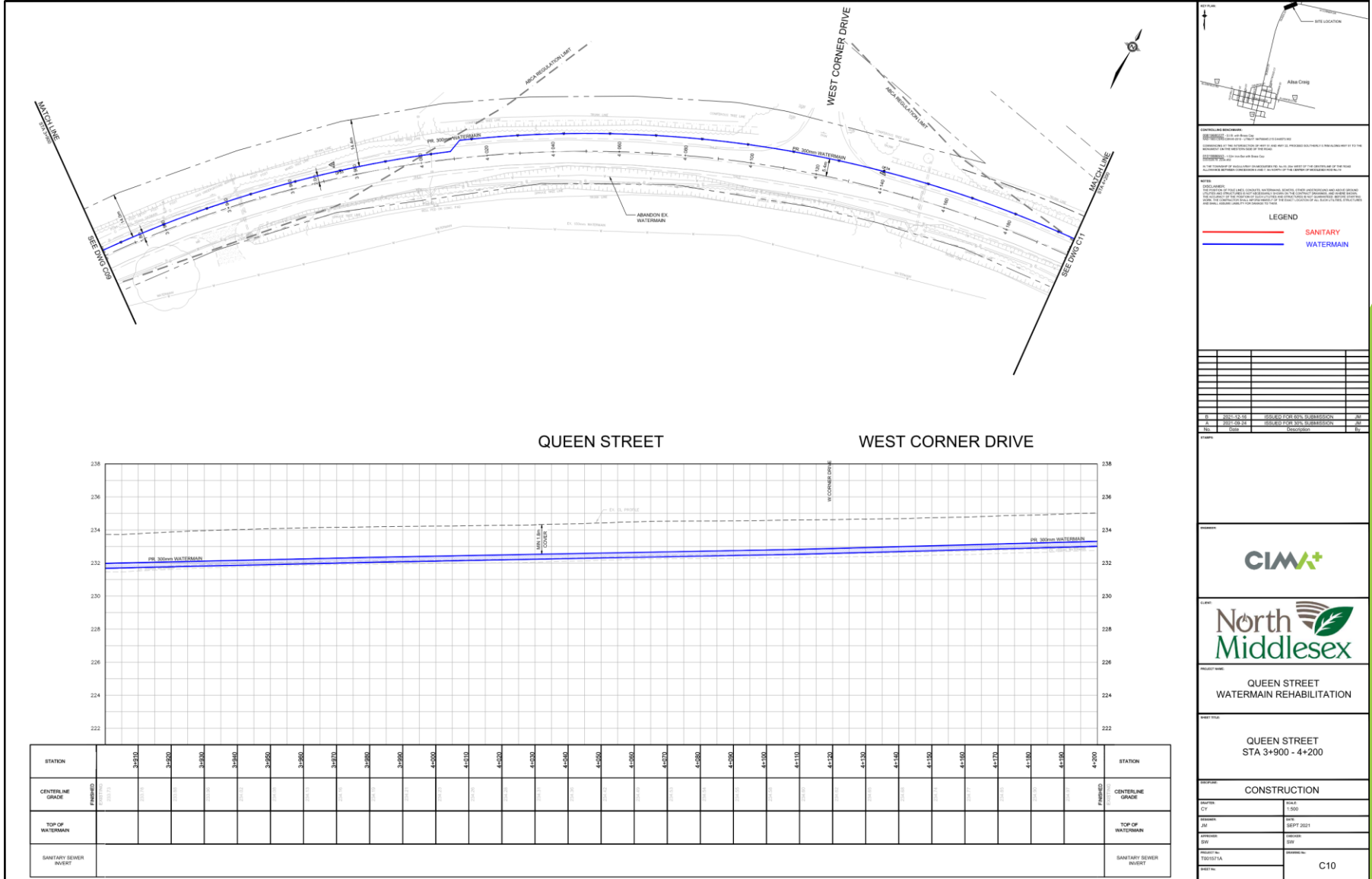
Project Details – Queen Street (3+300 – 3+600)



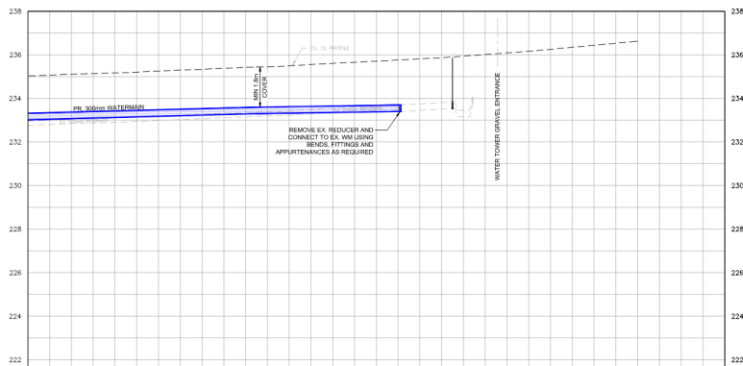
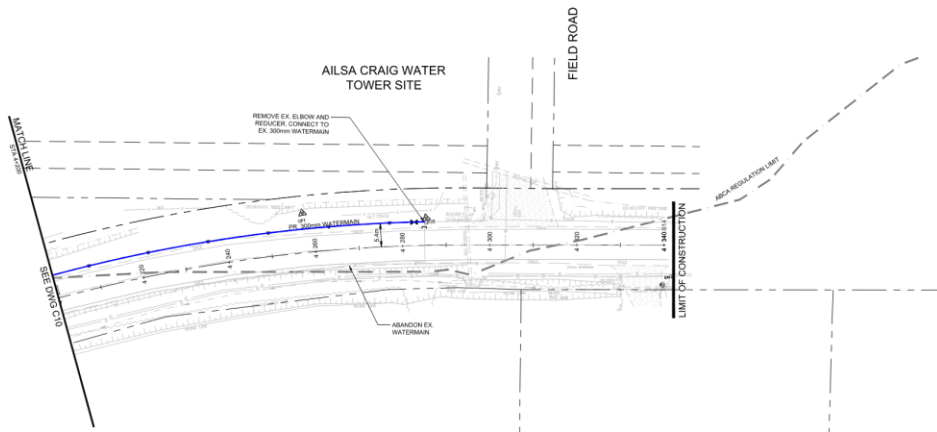
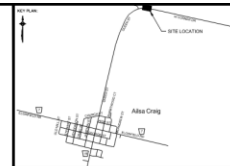
Project Details – Queen Street (3+600 – 3+900)



Project Details – Queen Street (3+900 – 4+200)



Project Details – Queen Street (4+200 – 4+340)

[illegible]

CONTROLLING DIMENSIONS:
CONCRETE - 6" thick with Brass Cap
 (SEE SECTION 05100 - CONCRETE MATERIALS)
COMING AT THE INTERSECTION OF HWY 19 AND HWY 23, PROCEED SOUTHERLY 0.75M ALONG HWY 19 TO THE MONUMENT ON THE WESTERN SIDE OF THE ROAD.
CONCRETE - 12mm steel bar with Brass Cap
 (SEE SECTION 05100 - CONCRETE)
 IN THE TOWNSHIP OF WALSH, ALONG ON MOOSEHEAD RD. No. 19, 25m WEST OF THE CENTERLINE OF THE ROAD
 ALL DISTANCE BETWEEN CONCESSION A AND 1.5m NORTH OF THE CENTER OF MOOSEHEAD RD. No. 19

[DISCLAIMER]
THE POSITION OF POLY LINES, CONDUITS, WATERMANS, WIRING, OTHER UNDERGROUND AND ABOVE GROUND UTILITIES AND STRUCTURES IS NOT NECESSARILY EXACT ON THE CONTRACT DRAWINGS, AND WHILE MAKING THE ACCURACY OF THE POSITIONING OF SUCH UTILITIES AND STRUCTURES IS NOT GUARANTEED. BEFORE STARTING WORK, THE CONTRACTOR SHALL INFORM HIMSELF OF THE EXACT LOCATION OF ALL SUCH UTILITIES, STRUCTURES AND SHALL ASSUME LIABILITY FOR DAMAGE TO THEM.

LEGEND

 SANITARY
 WATERMAIN

B	2021-12-16	ISSUED FOR 60% SUBMISSION		Alt
A	2021-09-30	ISSUED FOR 30% SUBMISSION		Alt
No.	Date	Description		Rev

Stamps:



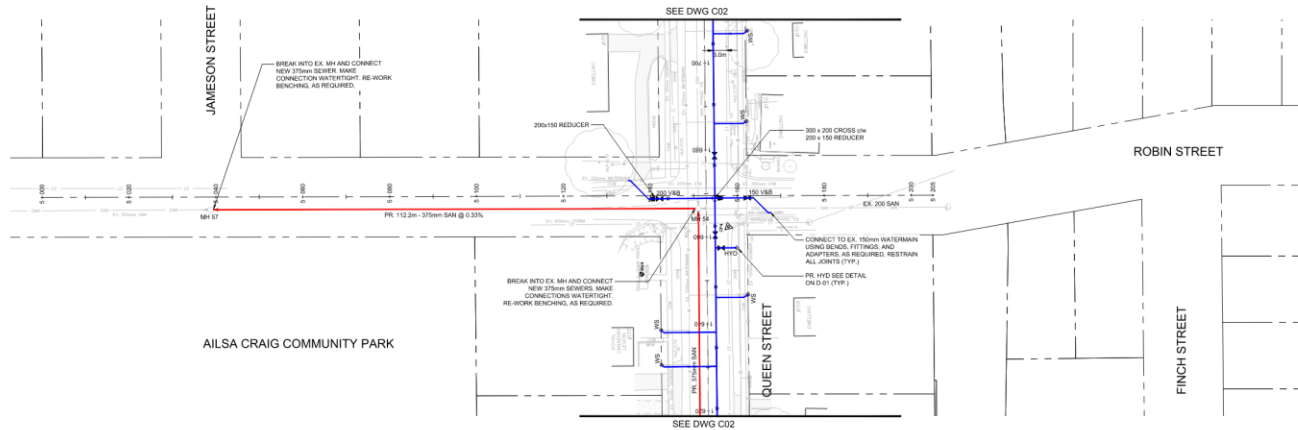
PROJECT NAME: **QUEEN STREET
WATERMAIN REHABILITATION**

QUEEN STREET
STA 4+200 - 4+340

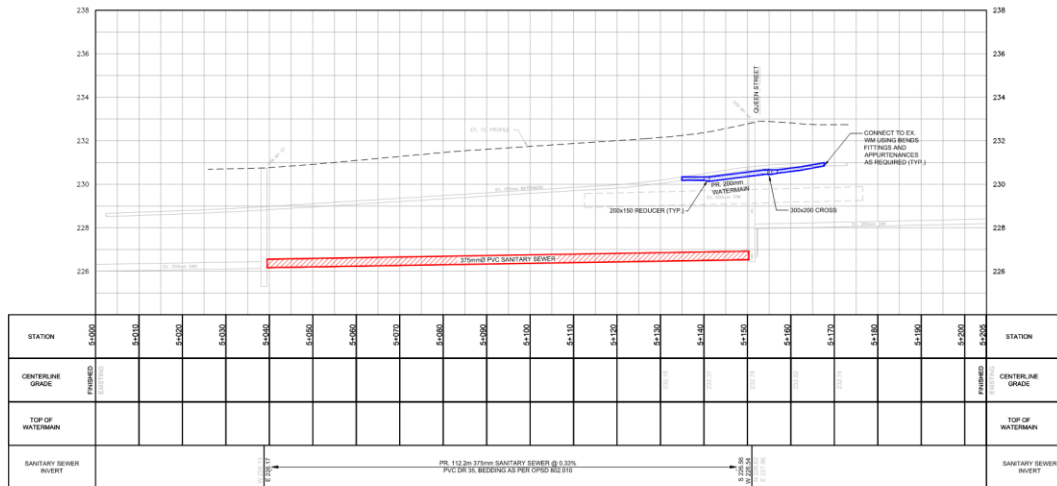
CONSTRUCTION

OFFICE: CY	SCALE 1:500
DEPOSITED: JM	DATE SEPT 2021
APPROVED: SW	SHEET NO. SW
PROJECT NO. T001571A	DRAWING NO. C11
SHEET NO.	

Project Details – Annie Ada Shipley Street Sanitary



ANNIE ADA SHIPLEY STREET



LEGEND

— SANITARY

— WATERMAIN

NO.	REVISION	DATE	BY	CHKD.
1	ISSUED FOR BIDDING	08/20/2021	MM	MM

CIMA+

North Middlesex

QUEEN STREET WATERMAIN REHABILITATION

ROBIN STREET / ANNIE ADA SHIPLEY STREET

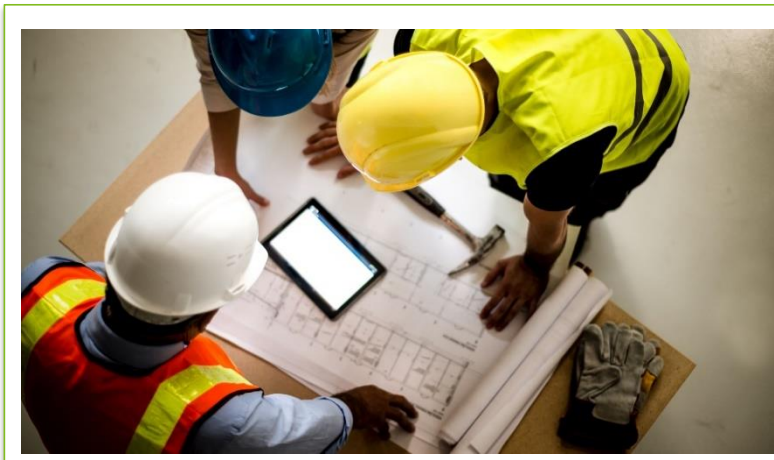
CONSTRUCTION

NO.	REVISION	DATE	BY	CHKD.
1	ISSUED FOR BIDDING	08/20/2021	MM	MM

C14

Preliminary Schedule (Tentative)

- Design to be completed in Summer of 2022
 - Subject to any additional items requested by the public to address streetscaping features
- Tender the Works in Fall/Winter 2022
 - Subject to Council approval
- Start Construction in May 2023
 - Advanced notice will be issued to residents of Ailsa Craig before the Contractor mobilizes their forces
- Complete Construction in Fall of 2023
 - Subject to weather conditions, final restoration of landscaped areas may be deferred until spring 2024
- Project subject to a 2-year warranty period



Staging Considerations

On a Preliminary Basis, the Project will be constructed under one Contract, and in two Phases, as follows:

- Stage 1

- Construction of the new watermain from West Corner Drive to Ailsa Craig Main Street.
- Replacement of service connections from the new main to property line, including replacement of curb stops.
- Testing and commissioning of the new watermain, including transferring the new water services to the existing private water services.
- Decommissioning/removal of existing watermain and Pressure Reducing Valve and chamber.
- Streetscaping improvements and/or restoration.

- Stage 2

- Construction of the new watermain from Ailsa Craig Main Street to Atkinson Street
- Replacement of service connections from the new main to property line, including replacement of curb stops.
- Testing and commissioning of the new watermain, including transferring the new water services to the existing private water services.
- Replacement and upgrading of the sanitary sewer from Mary Street to Annie Ada Shipley Street, including one length of sewer on Annie Ada Shipley Street.
- Streetscaping improvements and/or restoration.

Traffic Controls and Access

- Stage 1 – West Corner Drive to Ailsa Craig Main Street
 - Contractor to maintain one lane open at all times
 - Traffic to be controlled by flag-persons, as required.
 - Access to private property to be maintained – short-term restrictions will be permitted
- Stage 2 – Ailsa Craig Main Street to Mary Street
 - Contractor to maintain one lane open at all times, except for
 - Installation of new watermain from Ailsa Craig Main Street to George Street
 - Installation of sanitary sewer from Mary Street to Hamilton Street
 - Traffic to be controlled by flag-persons, as required.
 - Access to private property to be maintained – short-term restrictions will be permitted



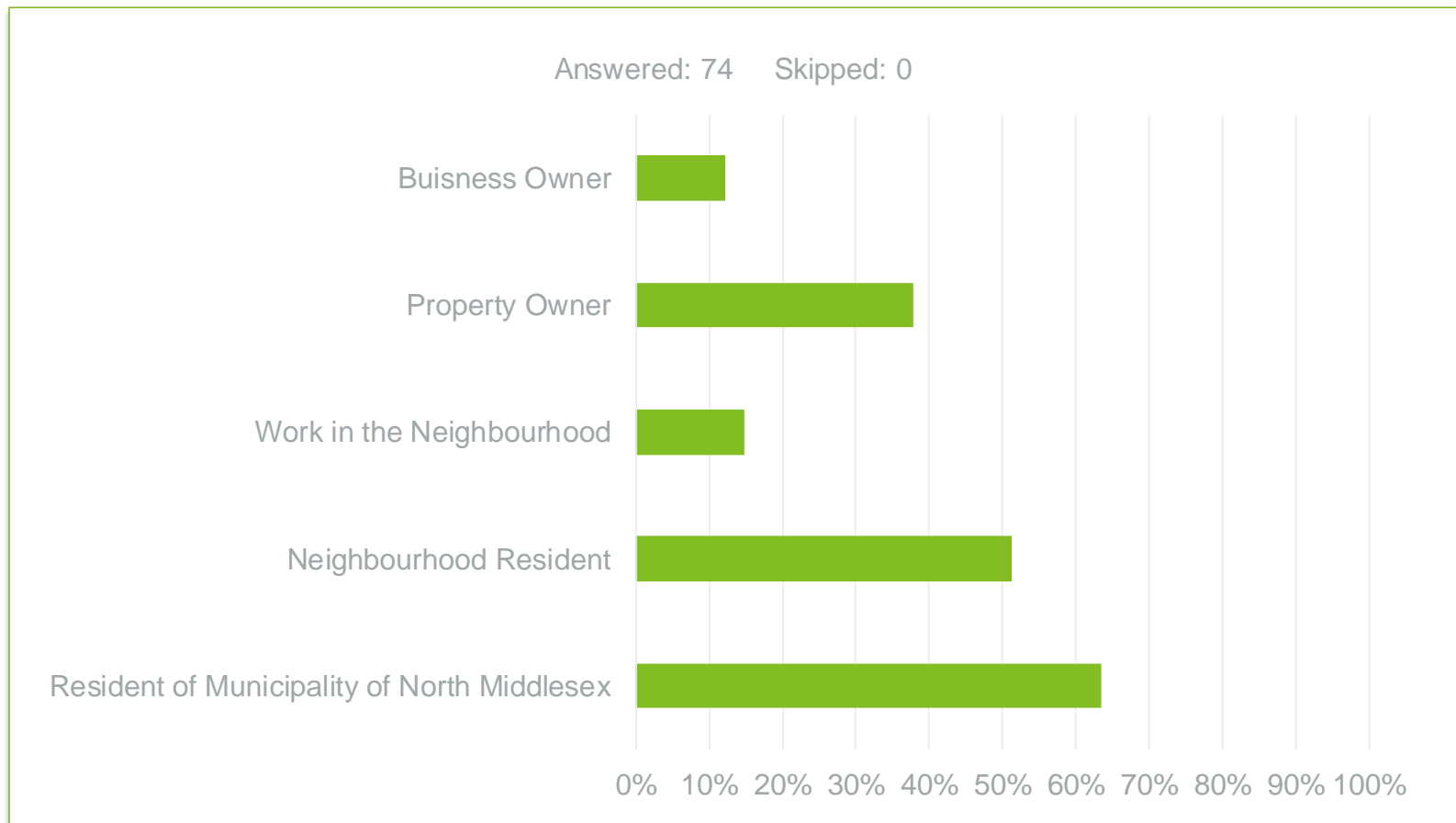
Streetscape Elements

- Currently, the Project anticipates restoring the road allowance back to its current condition.
- There is an opportunity to provide streetscape enhancements, subject to budgetary limitations. Potential streetscape enhancements could include:
 - Enhanced illumination
 - Improved Sidewalks and Pedestrian Crossings
 - Street Furniture (Benches, Garbage Bins, Recycling Bins)
 - Ornamental Plantings
 - Bicycle Racks
 - Wayfinding Signage
- Please complete the questionnaire previously circulated to provide your comments and suggestions regarding any streetscaping enhancements to be incorporated into this Project.
 - Responses to the questionnaire received as of January 11th, 2022 are summarized on the following slides.



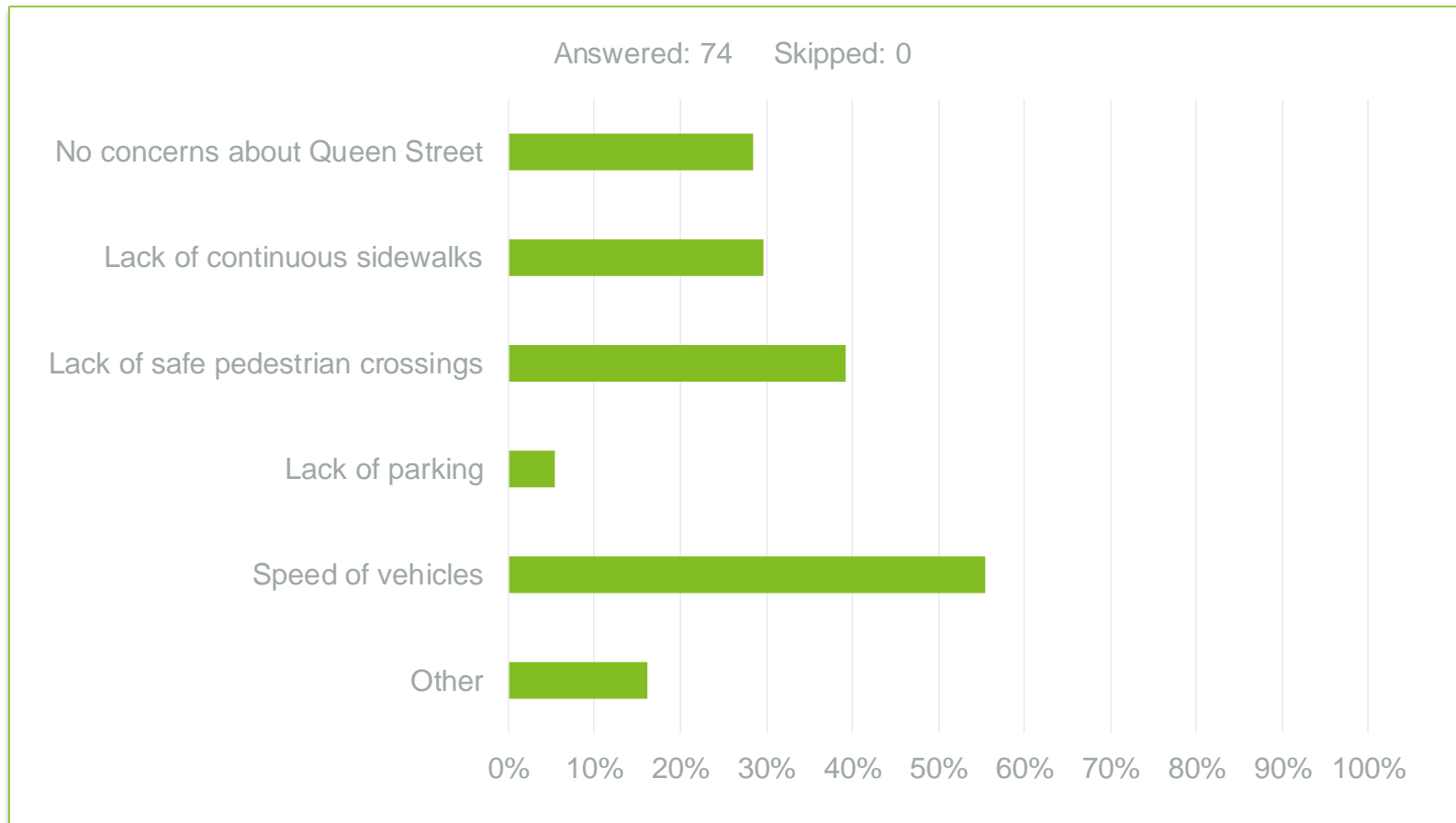
Question 1

- The following best describes my relationship to the project:



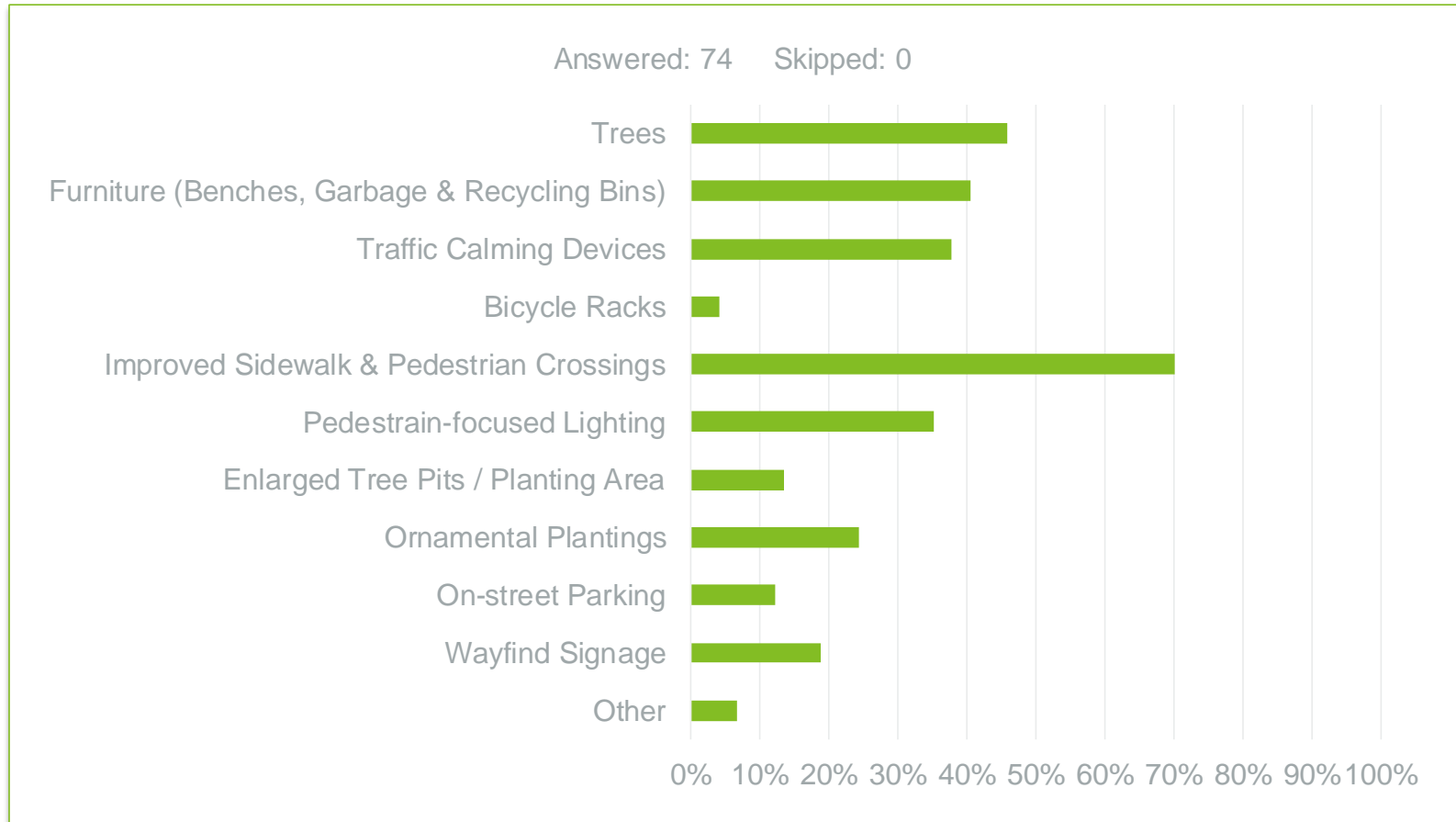
Question 2

- My concerns regarding the current state of Queen Street include:



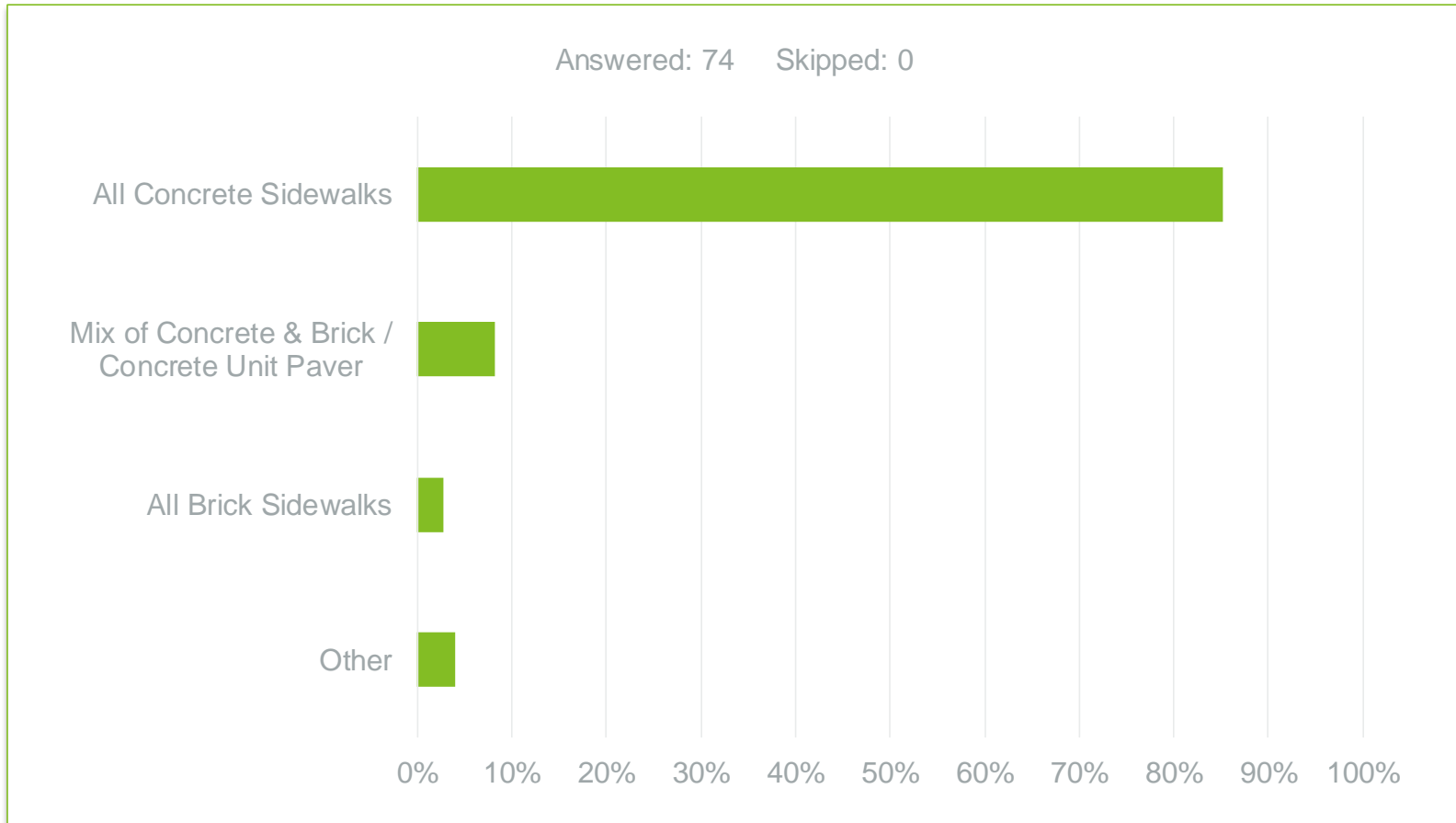
Question 3

- Amenities I would like to see prioritized in the Queen Street Rehabilitation Project include:



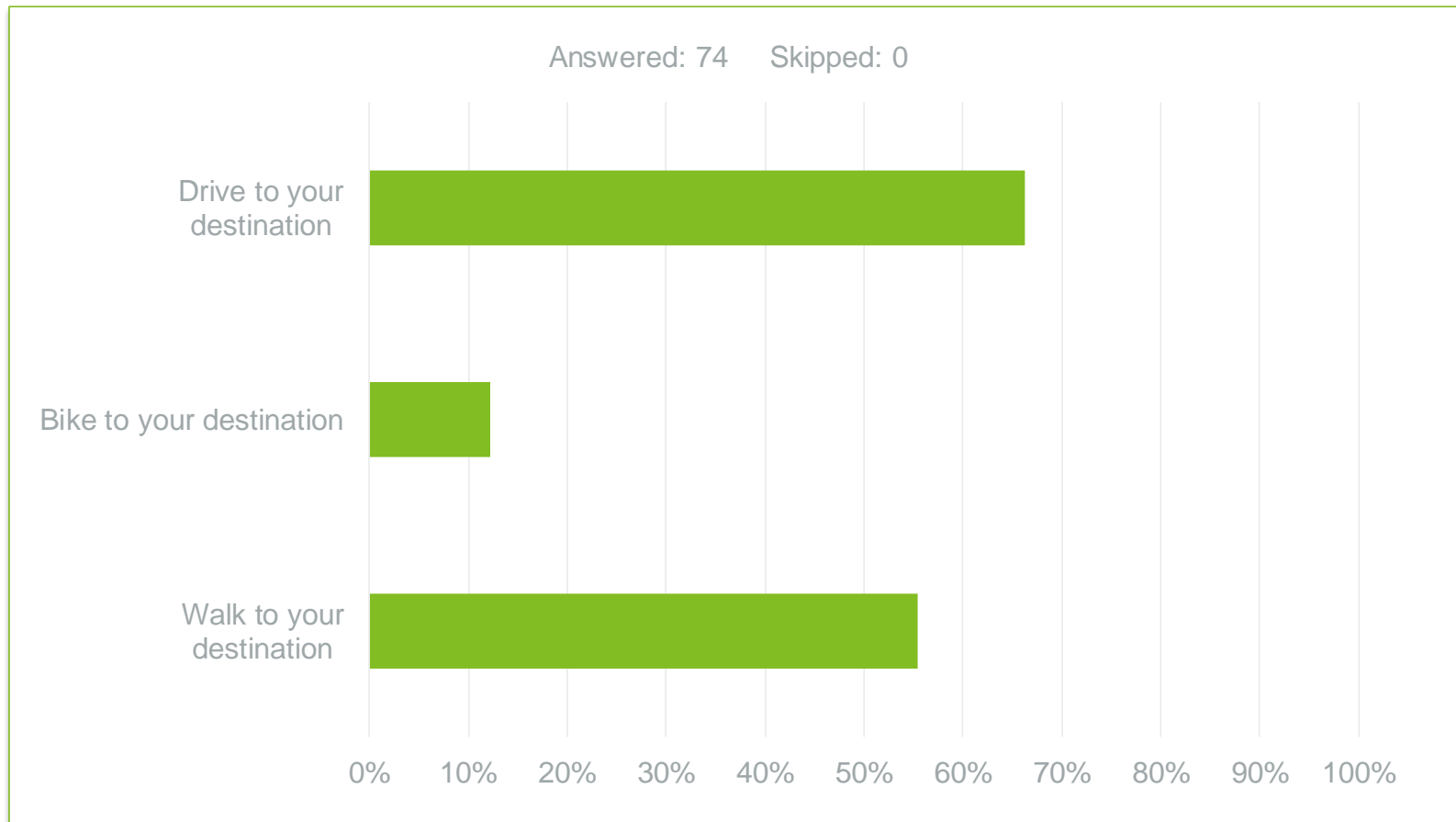
Question 4

- In terms of future sidewalk walking surface improvements on Queen Street, please identify your material preference.



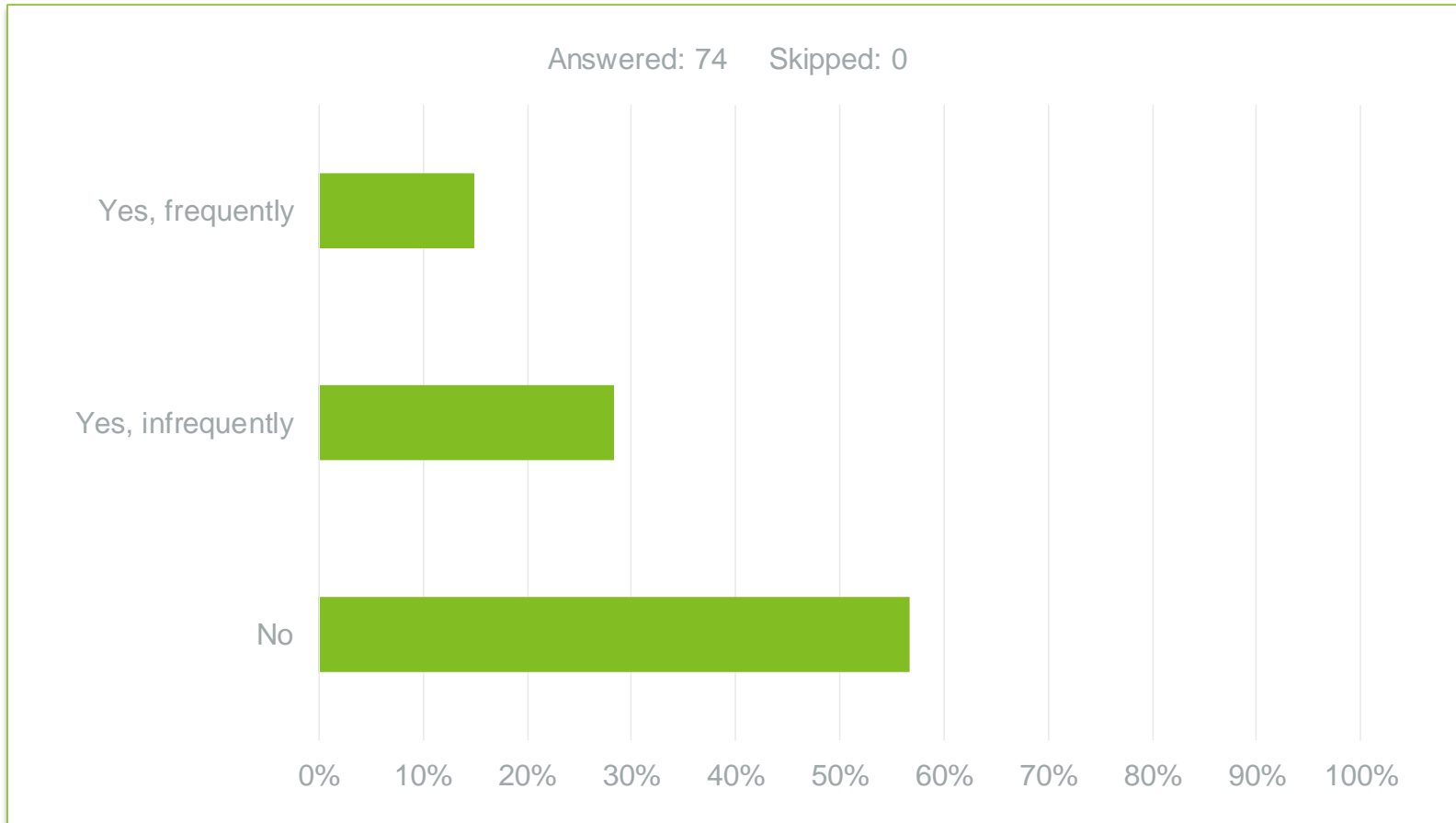
Question 5

- How do you typically access businesses along Queen Street?



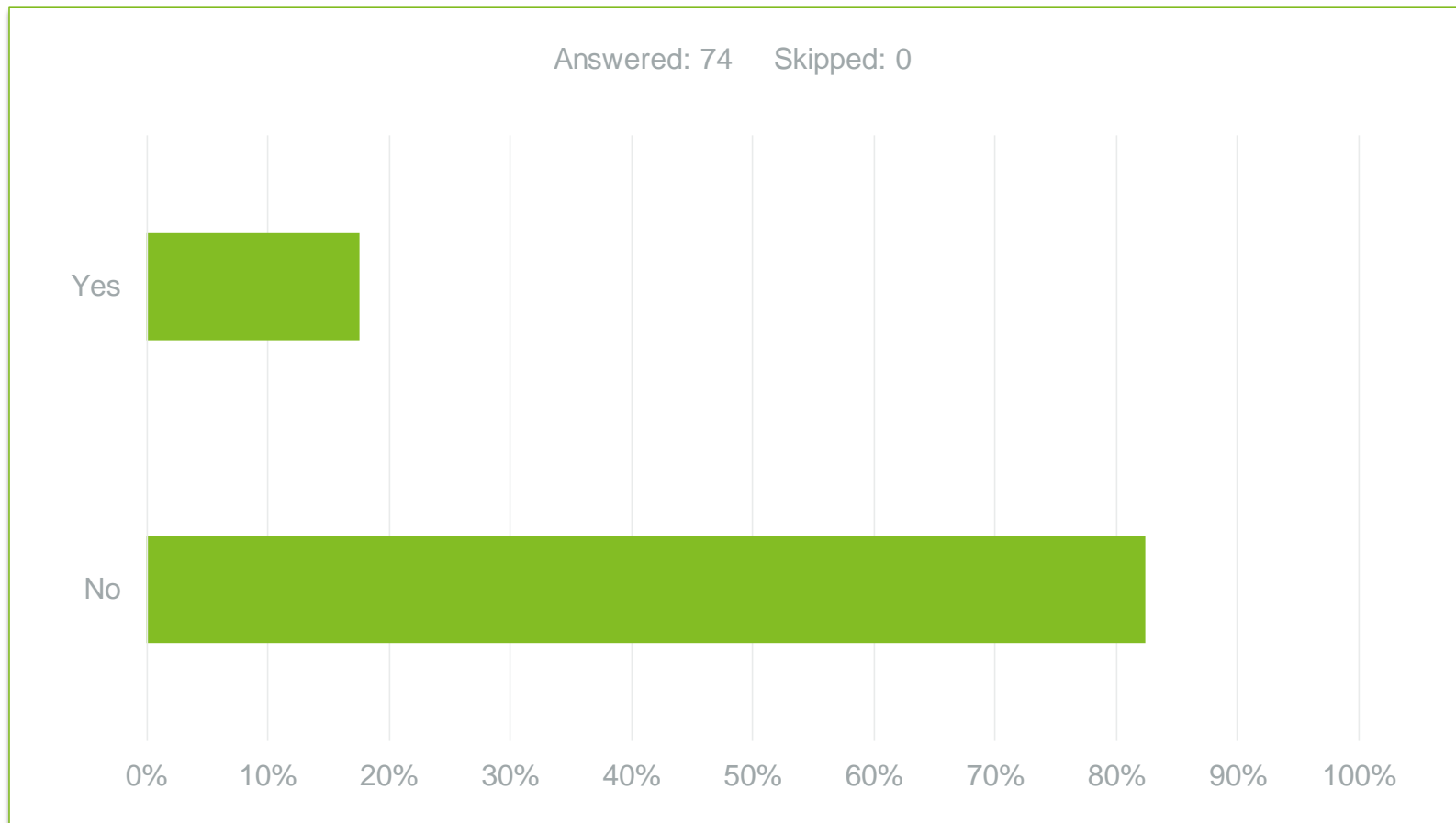
Question 6

- Have you observed either on street or on property flooding during rainfall events along Queen Street?



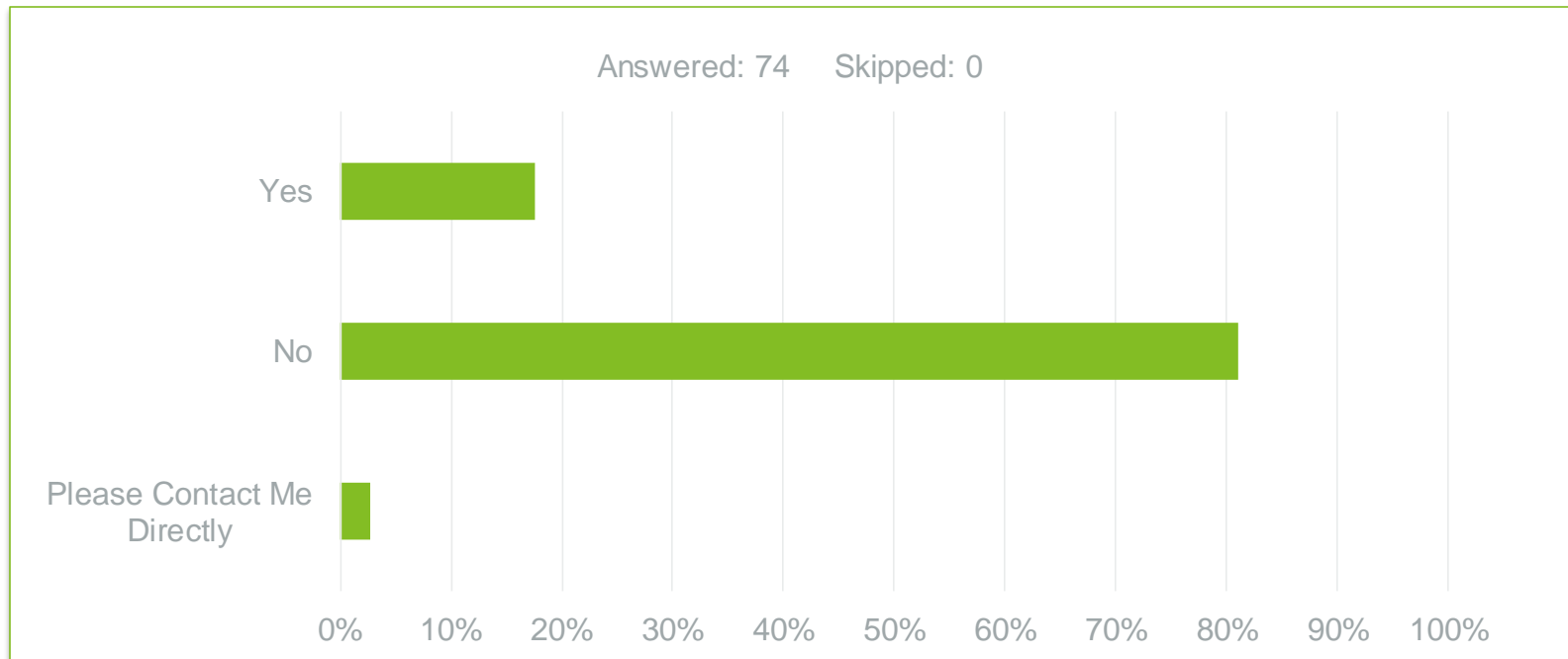
Question 7

- Have you observed any areas along Queen Street that have any accessibility concerns?



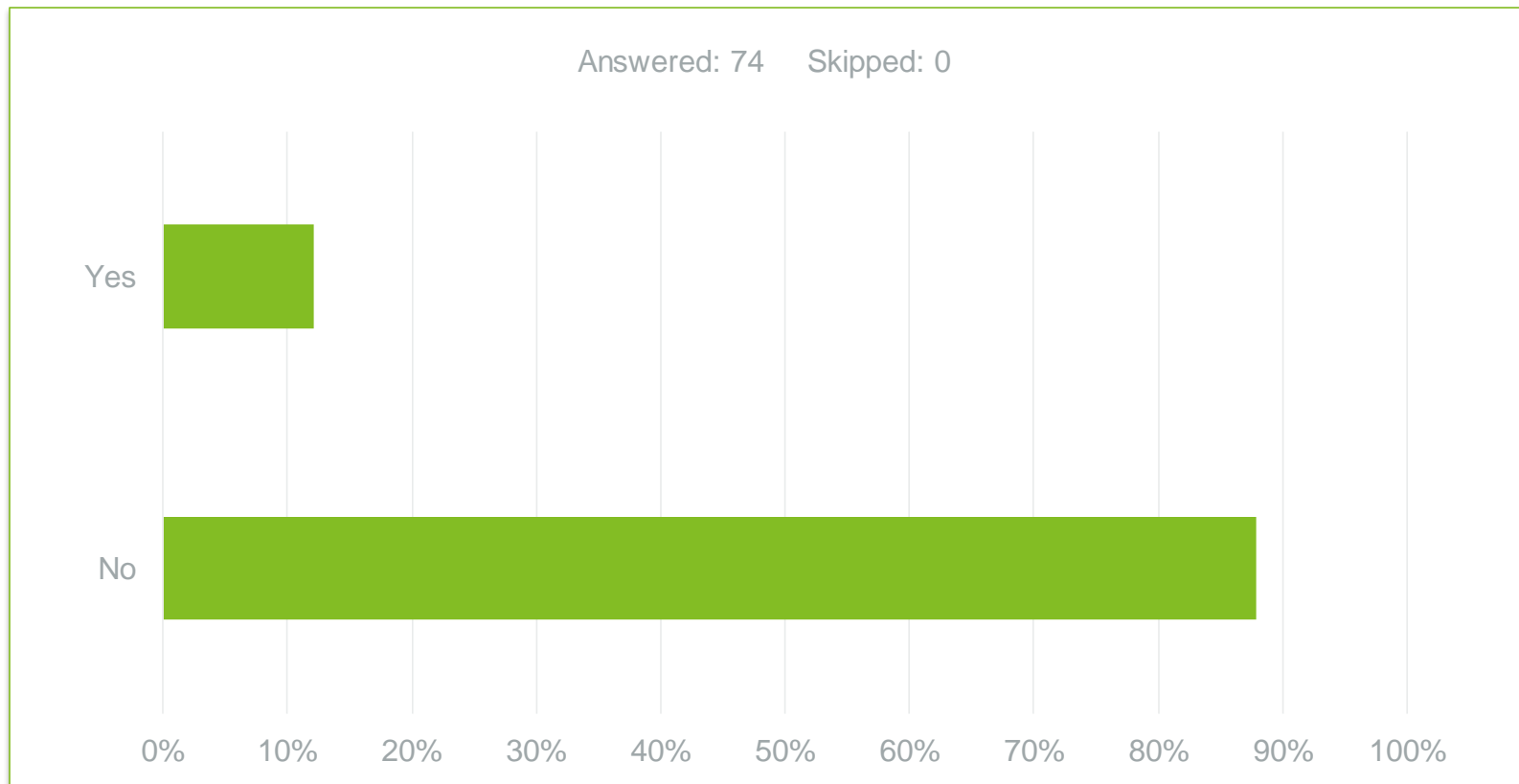
Question 8

- Do you have any specific needs that should be taken into special consideration of which may be impacted by construction activities?
- Construction activities will cause noise, dust, vibration, and may impact driveway access at times.



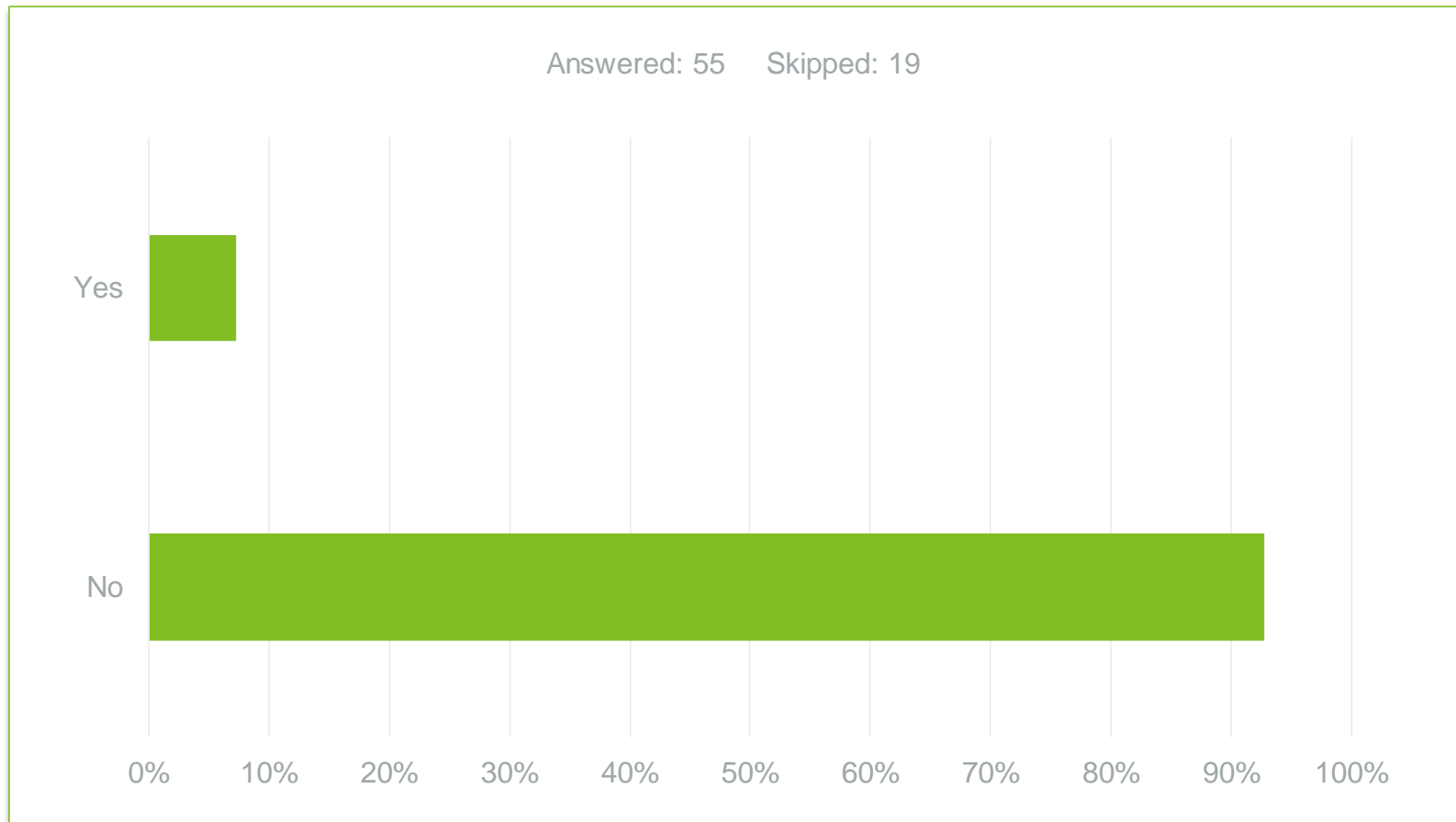
Question 9

- Are you aware of any trees in the vicinity of the work that are in poor health or quality or which should be removed for any other reason?



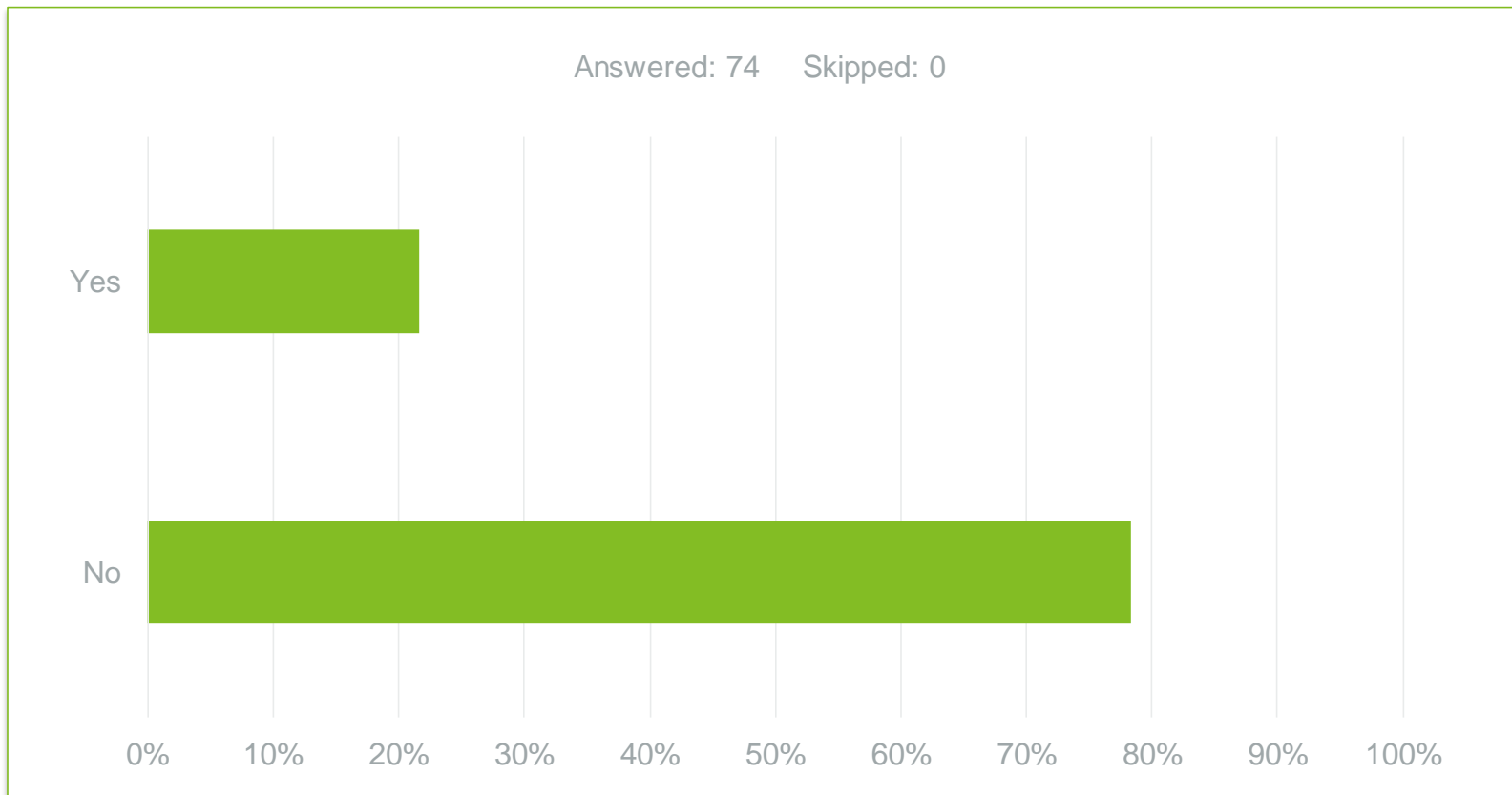
Question 10

- Do you have a driveway that abuts Queen Street? Is the access to your driveway unsatisfactory?



Question 11

- Vehicle access will be limited on Queen Street at times during construction. Do you have a need for vehicle access for business delivery and/or other purposed on a daily basis?



Closing

- The Municipality intends to finalize the design of this Project over the next couple of months and, subject to budget limitations, will proceed to construction in the summer of 2023.
- Staff from the Municipality and the Consultant Engineer are available to discuss any questions or concerns that you may have related to the construction of this Project.
- Thanks you for attending tonight's Information Center, and we look forward to receiving any input you provide.



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