



# Capital Business Case

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**New Scott Road Waste Transfer Site**

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**2023 Budget**

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## **Operations**

### **New Scott Road Transfer Site**

#### **Executive Summary**

The Operations Department is including the development of the New Scott Road Transfer Station in the 2023 Capital Budget in order to separate weekly operations from the closed Scott Rd. waste disposal site, provide additional space for safer, more efficient operations and provide the necessary area for potential future expansion.

#### **Business Need**

In July of 2015, the Township received approval from the Ministry of the Environment, (now Ministry of Environment, Conservation and Parks – MECP), to cease landfill operations and begin the temporary operation of a waste transfer station at the Scott Road landfill site. A condition of the approval requested that an update be provided to the Ministry on the construction of the proposed transfer station and/or a plan to make the temporary operations at the landfill site permanent. After a site selection process was undertaken, the Township's consultant, Jp2g filed a response report outlining the preferred location north and adjacent to the existing landfill site at the corner of Scott and Blair Roads.

In 2016, as required by Condition 54 of Notice 3, Jp2g filed a response to the Ministry indicating that, at that time, the Township would continue transfer station operations at the former waste disposal site and defer any movement to the proposed site to a later date.

In February of 2021, Jp2g had a pre-consultation meeting with officials of the MECP. Both the ground and surface water specialists and the Senior Officer from the MECP for the area did not have any objections over the proposed move of operations to the north end of the property off Scott Road. The Township sent letters requesting feedback to abutting landowners as part of the ECA initiation and no concerns were received. On August 31, 2021, Jp2g provided a submission and application to amend the current Environmental Compliance Approval, (ECA), for the Scott Road Waste Transfer Station as a preliminary step to move the site.

In early January of 2022, the MECP provided a draft amendment for review by staff and Jp2g. Comments on the review were forwarded to the MECP for consideration. The MECP issued the final ECA on January 31<sup>st</sup> of 2022.

## **Options or Solutions Analysis**

1. Remain status quo - Determine what aspects of the project work that could be completed in-house and allocate time and resources permitting.
2. Budget \$125,000.00 to prepare and move forward with the detailed design and complete some preliminary work in-house. Enlist Jp2g to provide detailed drawings, establishing up-to-date cost estimates for the work and determine any phasing requirements (the original cost estimate in 2014 was \$200,000 for the project).

## **Financial and/or Non-Financial Benefits**

The financial impacts for the options are as follows:

1. Remain status quo - This option has minimal impact on budget but doesn't offer the ability to improve safety and efficiency of the transfer site activities nor does it provide room for any future expansion of services.
2. The implementation of Option 2 would continue the process of separating the transfer station operation from the closed Scott Road landfill site. The new site would provide additional room and separate burning operations from its current close proximity to tire piles. The new design positions residents unloading at a gradually elevated position which aids in ease and more efficient unloading of materials. The design provides better access for container installation and removal, provides for greater separation of brush and combustibles and provides room for future expansion if required.

## **Risk Analysis**

A risk that could occur under Option 1 is that the Ministry may require the Township to move ahead with the project at any time. This requirement may put the Township in a position of having to determine funding to complete the project on short notice and without enough budget to complete the project. There is a reserve balance of \$91,000.00 that would help offset the risk.

There is an issue in the existing site with respect to tire storage and its proximity to brush piles and associated burning. In 2020, a tire fire had occurred on site that had to be extinguished by EC Fire department and reported to the MECP Spills Action Centre. Additionally, burning on top of buried garbage carries risk of ignition. Should this occur, an underground fire would be extremely difficult to extinguish.

Option 2 helps to mitigate the risks associated with Option 1. The new design provides greater separation between the brush pile and combustibles. In addition, the design incorporates a round-about road approach that allows waste to be unloaded from a

gradually elevated position and includes a guard rail. This increases the ease of unloading by residents utilizing the service and pick-up and drop-off by the transport container contractor, (see attached drawings).

### **Recommendation**

Staff recommends Option 2. Retain \$ 125,000.00 budget in 2023 contract Jp2g to complete design/costing and begin some of the preliminary work in-house.

### **Implementation Plan**

The plan could be implemented immediately with staff brushing and grubbing out the new Transfer Site area. The roadway could be built-up and fill applied to the new site.

### **Documentation**

The original site concept design drawing is included.

### **Acceptance Sign-off**

#### **Lead Department**

**Prepared By:** Gord Shaw, Director of Operations **Date:** January 26, 2023

**Signature:** 

**Approved By:** Sean Nicholson, Treasurer **Date:** January 30, 2023

**Signature:** 

**Approved By:** Dave Grant, CAO **Date:** January 30, 2023

**Signature:** 