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PUBLIC OPEN HOUSE
Queen Street Reconstruction

PROJECT 21289

Road Reconstruction, Sanitary Sewer and Storm Sewer, Watermain Replacement and Servicing

Location: Kincardine Centre for the Arts, A-707 Queen Street, Kincardine
Date: Wednesday, September 21, 2022
Time: 3:00 to 5:00 p.m. and 6:00 to 8:00 p.m.

Welcome Residents/Property Owners,

The Municipality of Kincardine is proceeding with municipal infrastructure improvements along Queen Street in Kincardine, from Durham Market South to Durham Street. Some of the existing sanitary, water and storm infrastructure is nearing the end of its service life and requires replacement. The Municipality will also take this opportunity to replace services to buildings and make improvements to accessibility for pedestrians at intersections and to business entrances.

Engineering drawings have been prepared for each of the affected road sections and are available for review.

Engineering staff from B. M. Ross and Associates Limited, Project Engineers retained by the Municipality of Kincardine to design the proposed infrastructure upgrades, will also be available to answer questions and provide additional information as required. Representatives from the landscape architects (plural) will also be available to provide information on the streetscape aspects of the project.

Details of the Infrastructure Upgrades:

QUEEN STREET PROJECT DETAILS

- Replacement of the sanitary sewer and services.
- Replacement of the storm sewer and installation of storm services.
- Replacement of watermain and services.
- Full road reconstruction, including a new road cross section including 3.75m (12.3ft) driving lanes separated from the parking lanes by a mountable concrete curb and gutter. There will be a 1.1m (3.6ft) decorative coloured concrete utility strip between the sidewalk and the parking lanes, with a 1.5m (5ft) standard concrete sidewalk behind the decorative coloured strip.
- Sidewalk grades are to be raised in some locations to reduce the number of steps into businesses.

ACCESS TO DOWNTOWN BUILDINGS BY THE CONTRACTOR AND OTHERS

For buildings in close proximity to the sidewalk:

- Prior to and during construction, access will be required to buildings to review, plan and modify servicing and entrance features as may be required by the Municipality, Contractor, and the Engineer. It is requested that downtown building owners allow building and basement access to the Contractor and municipal representatives in order to complete the required investigations and construction works. **Please provide the Municipality with a phone number you can be reached at so that access to your basement can be scheduled during construction.**
- For buildings in the downtown core, it is proposed to install the services through the foundation walls (where possible) and either terminate or reconnect to existing plumbing inside the buildings.
- **It is also requested that building owners/tenants remove or relocate any items which are stored against the front foundation walls in basements in order to allow the Contractor to complete the required servicing work.**

COMMUNICATIONS

- The Municipality will be sending out regular project updates during construction. Please visit <http://www.kincardine.ca/queenstreet> to subscribe to the newsletter. This will be the primary method of communication with the public during construction.

FAÇADE WORK

- Some building entrance steps and ramps in the downtown core may have to be modified during construction in order to better match the new sidewalk elevations. Access to entrances may be restricted or interrupted during concrete removal, pouring and curing operations. Costs related to building façade work required for the installation of the sidewalks will be paid by the Municipality as part of this project.
- The new sidewalk elevations along the face of buildings may require some façade work be completed as part of the reconstruction project. This may include brick and mortar repairs, closing off old window wells and coal chutes, modifying or replacing existing siding.

PARKING DURING CONSTRUCTION

- On-street parking along Queen Street during construction will be restricted in order to complete the construction works.
- Signage directing motorists to nearby public parking lots and on street parking along side streets is to be included as part of the project.

DRIVEWAYS/ALLEYWAYS

- Driveway/alleyway may need to be adjusted to match to proposed sidewalk elevations.
- Driveway/alleyway restoration on private property will be restored with similar materials to existing.

BOULEVARDS

- Through the core area, the boulevards will be restored with concrete.
- All disturbed grass areas will be restored with 100mm depth of topsoil and sod.
- Prior to construction, property owners are advised to remove any planting beds or planters (i.e., flowers, shrubs, hedges, etc.), benches, patio furniture, signage, fencing, etc, from the boulevard and sidewalk areas of the road allowance and relocate them outside of the construction zone until construction is complete.

CONSTRUCTION COMMENCEMENT

- A Construction Advisory Notice information letter will be delivered to area residents and businesses noting the project's General Contractor, scheduled start of construction, anticipated completion dates and other pertinent information prior to the commencement of construction in 2023.
- A pre-construction survey company will be retained to record the existing condition (inside and outside) of buildings prior to construction beginning. The pre-construction company will send out letters requesting that owners/tenants contact them to arrange for a time that the inspections can be completed. Owners and tenants are not required to allow access to record the interior condition of buildings, however it is strongly recommended that owners take advantage of this service to record the pre-construction conditions in the unlikely event that the building is damaged during construction.
- Existing asphalt and sidewalks are to be removed a block at a time, in order to remain intact as long as possible.
- The Contractor will be using an open trench excavation method of installing sewers, watermains and services throughout construction.
- Water and sanitary service disruptions are expected to be limited, and a notice to residents will be provided in advance, whenever possible, for scheduled disruptions to service. As well, a notice will be delivered to each resident regarding the temporary watermain.
- A temporary potable water servicing is proposed to be installed on Queen Street for this project to further reduce water disruptions, as the existing watermains will be removed on these streets. Individual water services will be installed to each curb stop (building shut off normally located in the sidewalk) and a temporary connection will be made to provide potable water service to each property.
- Once construction has begun, no on-street or boulevard parking will be permitted within the construction zone for the duration of the project. Parking will be permitted on adjacent streets and designated parking lots.
- Deliveries for businesses should be pre-arranged with the Contractor to ensure access for the delivery vehicle.

- Access to driveways and alleyways may at times be restricted and not always available depending on the construction activity.

TREES

- The existing boulevard trees on Queen Street will need be removed as part of this project. Some of the trees will be relocated to municipally owned lands. However, the location and condition of some existing trees will not be conducive to transplanting, as such these trees will be cut down and removed.
- The Municipality will be installing new boulevard planters for the planting of flowers, plantings and trees after the roadwork is complete.

WASTE COLLECTION DURING CONSTRUCTION

- Garbage and recycling bins should be put out as usual. The Contractor will ensure that the garbage and recycling are collected. It is requested that property owners write their address on the outside of the bins to ensure they are returned to the correct address. If buildings have rear yard garbage or recycling bins, please inform the Contractor of the waste disposal truck schedule.

TRAFFIC CONTROL

- It is anticipated that construction will start at the Harbour Street intersection and continue north and south of this location.
- Due to the extent of work proposed, detours will be established for traffic around Queen Street.
- Emergency Services will be made aware of the project; the Contractor shall provide updates for when specific locations will be under construction.
- Lambton and Durham Street intersections may be closed at times when construction activities are happening in and around the intersections.
- The school bus company will be advised of the project and updated on the areas under construction.

PEDESTRIAN CONTROL

- Wayfinding signs and maps will be provided to help guide pedestrians.
- Construction fence is to be used between the work areas and the buildings.

Utilities

- Water supply – Temporary water services are planned for Queen Street. There will be disruptions to the water system while the temporary connections and permanent connections are being made.
- Sanitary services – to be disrupted while connections are being made to the new sewer.
- Storm sewers – no planned disruptions.
- Hydro – no planned disruptions.
- Cable – no planned disruptions.
- Communication – no planned disruptions.
- If you are a building / landowner within the project limits, please contact municipal staff if you wish to have additional water and sewer servicing installed to your building or property for possible future development. This information needs to be confirmed prior to construction.

Please take a moment to complete the Comment Sheet provided and leave it with BMROSS staff tonight or return it to the municipal office by October 3, 2022.

If you have any questions or concerns about this project, please do not hesitate to contact the Infrastructure Team. Contact information for those involved is summarized below:

Municipality of Kincardine 519-396-3468 office

Director of Infrastructure and Development: Adam Weishar aweishar@kincardine.ca

Manager of Environmental Services: Mark O'Leary moleary@kincardine.ca

Manager of Operations: Corey Voisin cvoisin@kincardine.ca

B. M. Ross and Associates Limited 519-524-2641 office

Project Manager: Darren Alexander dalexander@bmross.net

Project Designer: Ryan Riehl rriehl@bmross.net

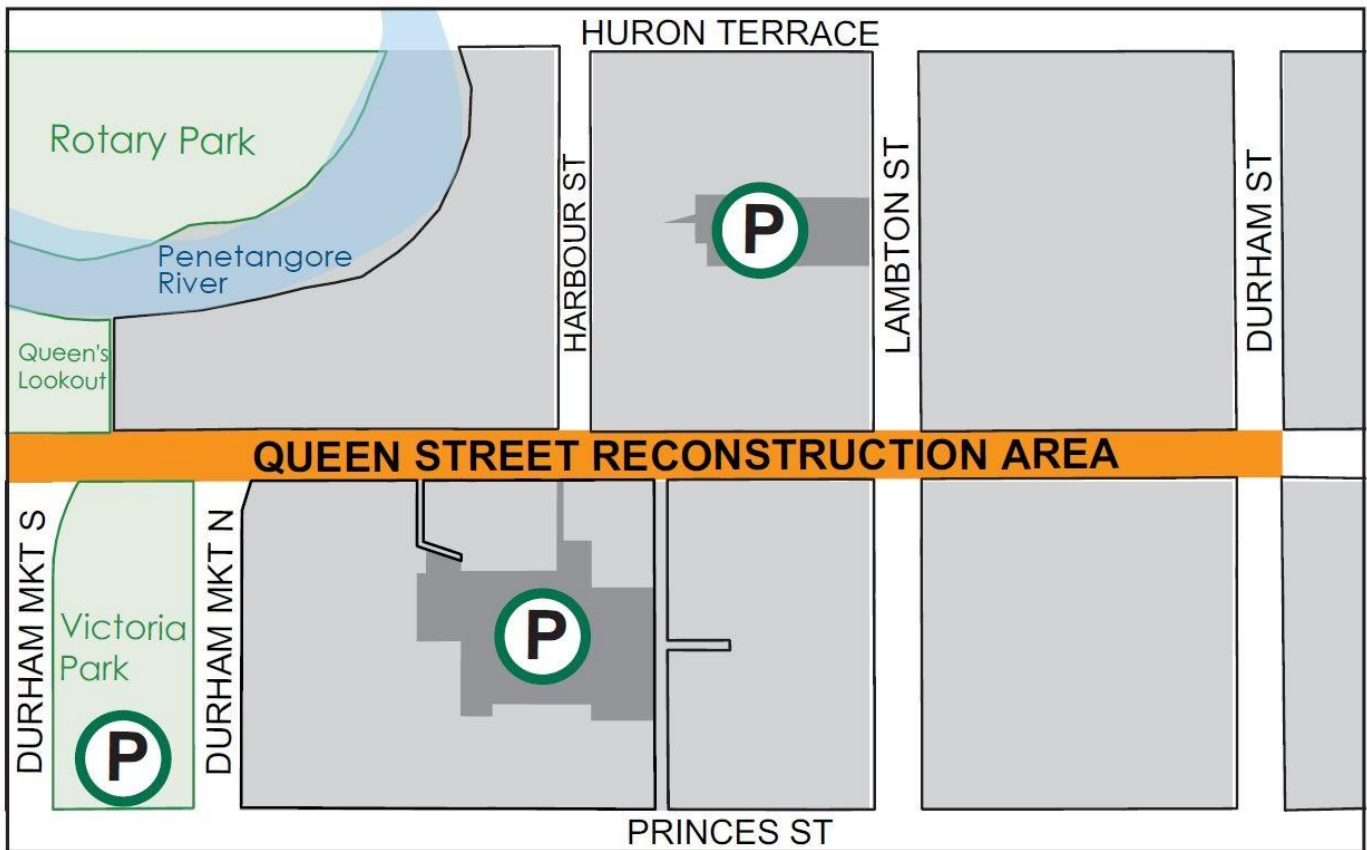
For general questions contact Corey, Darren, or Ryan and for specific questions related to water distribution, sanitary servicing, or stormwater drainage, please contact Mark.

Thank you for attending this public open house.

Yours truly,

Adam Weishar, C.E.T.

Director of Infrastructure and Development



Approximate Project Area