



Design Criteria

Version 4.0

April 2015

www.haldimandcounty.on.ca

Prepared by:
Services and Planning Division

DESIGN CRITERIA

Table of Contents

<u>Section</u>	<u>Description</u>
	List of Contacts Definitions
A	General Information
B	Engineering Review for Planning Approvals
C	Functional Servicing Report
D	Engineering Review of Development including New Lot Creation – Post Planning Approval and Supporting Information
E	Engineering Review for Development on Existing Lots
F	Agreements
G	Roadways
H	Storm Drainage
I	Storm Drain Connections
J	Water Mains
K	Sanitary Sewers
L	Subdivision Lot Grading
M	Lot Grading --Severances, Individual Site Plans, Miscellaneous
N	Signs
O	Street Tree Planting
P	Parklands
Q	Street Lighting
R	Multiple Unit Development, Commercial or Institutional Lands
S	Minimum Testing Requirements
T	Traffic Impact Studies
U	Haldimand Hydro Standard Requirements
V	Photometrics

Appendices

Appendix A Fact Sheets - Drainage

Appendix B Upgrade of Mud Roads

Appendix C Easements

LIST OF CONTACTS

Haldimand County Contacts

PUBLIC WORKS DEPARTMENT - ENGINEERING SERVICES DIVISION: Responsible for the engineering approval of all detailed design plans for plans of subdivision. . This Division is also responsible for inspection of all infrastructure through the construction period.

Contact: Engineering Supervisor - Development, Caledonia Satellite Office, 282 Argyle Street South, Caledonia, N3W 1K7, Telephone: (905) 318-5932

PUBLIC WORKS DEPARTMENT – ENVIRONMENTAL SERVICES DIVISION: Responsible for the operation and maintenance of the water and waste water systems. Connection permits are issued through the Environmental Services Divisions. Connection permits are required in new subdivisions (no fee). Inspections of connections at the property line and the meter installation are performed by this division.

Contact: Environmental Services Supervisor, Kohler Satellite Office, 1162 Regional Road #8, (Kohler Road), Cayuga, N0A 1E0, Telephone: (905) 318-5932

COMMUNITY SERVICES DEPARTMENT – FACILITIES & PARKS OPERATIONS DIVISION: Responsible for all park and parkland development.

Contact: Manager, Facilities & Parks Operations, Haldimand County Caledonia Centre, 100 Haddington Street, Caledonia, N3W 2N4, Telephone: (905) 318-5932

PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT – PLANNING DIVISION: Responsible for processing development applications and preparing, coordinating and administering development agreements including site plan, pre-servicing and subdivision agreements.

Development & Design Technologists (within Planning Division): Responsible for the engineering review of all development applications. All Public Works responses (roads, water, storm and sanitary sewer) are coordinated through the Development & Design Technologists of the Planning Division.

Contact: Supervisor Development Services, Planning & Development, Hagersville Satellite Office (905) 318-5932, 1 Main Street South, Hagersville ON N0A 1H0

PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT – BUILDING DIVISION:
Responsible for enforcing the Building Code Act, its related regulations and regulatory By-laws enacted by Haldimand County Council. On January 1, 2003 the Building Division assumed the responsibility for sewage system inspections.

**Contact: Supervisor Building and By-Law Enforcement, Deputy Chief Building Official,
Caledonia Satellite Office, (905) 318-5932, 282 Argyle Street South, Caledonia ON N3W
1K7**

HALDIMAND COUNTY
DESIGN CRITERIA

DEFINITIONS

Revised 2015

“**ACCEPTANCE**” as it relates to Municipal Services within a plan of subdivision;

“**Preliminary Acceptance**” shall be the terminology used to describe the date when the services are complete and acceptable to Haldimand County, subject to the maintenance requirements of the Subdivision Agreement (generally at least a two-year warranty period). Building permits will not be issued until the underground services have received Preliminary acceptance and the base course of asphalt has been placed.

“**Final Acceptance**” shall be the terminology used to describe the date when the Developer's maintenance requirements have been fulfilled and the services are acceptable to Haldimand County. Dates for underground and above ground maintenance may not necessarily coincide.

“**CONSULTING ENGINEER**” or “**DEVELOPER'S ENGINEER**” means a professional possessing a current certificate of authorization to practice professional engineering as required by the Professional Engineers Act. The consulting firm should also be a member in good standing of the Consulting Engineers of Ontario (CEO).

“**DRAFT PLAN APPROVAL**” means approval of the proposed plan of subdivision by Haldimand County Council subject to certain conditions. The conditions of approval are to be fulfilled in part by the Owner entering into a subdivision agreement with Haldimand County and Haldimand County Hydro Inc.

“**FORMAL ASSUMPTION**” as it relates to municipal services within a plan of subdivision shall be the date on which the Council of Haldimand County agrees by By-law that all conditions of the Subdivision Agreement have been fulfilled and all maintenance requirements have been completed.

“**MULTIPLE UNIT DEVELOPMENT**” refers to development such as townhouses and apartments as opposed to single detached, semi-detached or duplex dwellings.

“PLANNING APPROVALS”

For a “**Minor variance**” or “**Consent (severance)**”, means approval by the Committee of Adjustment, where the appeal period has expired;

For “**Zoning amendment**”, “**Official plan amendment**”, “**Plan of subdivision**” or “**Plan of condominium**”, means approval by Haldimand County Council, where the appeal period has expired.

“**PLANNING STAFF**” means the various members of the Planning and Economic Development Department that can assist with preparation of agreements and address planning issues.

“SOILS CONSULTING ENGINEER” means a geotechnical engineering professional whose services have been engaged by the Developer or the Developer's Engineer, usually to provide predevelopment soils investigations as well as a quality control function through the servicing/ construction phase.

HALDIMAND COUNTY
DESIGN CRITERIA

SECTION A
GENERAL INFORMATION

Revised 2015

A 1.01 HALDIMAND COUNTY

Haldimand County is a single tier municipality and, as such, is responsible for all roadways, storm sewers, sanitary sewers and watermains that are to be installed within all road allowances and registered easements within Haldimand County. The County is also responsible for all parks, trails and open space on municipally owned lands.

A 1.02 PURPOSE OF DESIGN CRITERIA

The purpose of this document is to provide a clear and concise description of the County's Engineering review processes and Engineering design standards. All development-related Engineering design proposals are to be prepared in a manner that conforms to the design criteria contained in this document. This document will be periodically updated to include revisions where required. All submissions will be required to conform to the latest revision. The latest revision can be viewed by accessing the Haldimand County website at www.haldimandcounty.on.ca.

A 1.03 ALTERNATIVES TO THE DESIGN CRITERIA

As part of each detailed plan submission, the professional Engineer (P. Eng) responsible for the design shall provide a written declaration that identifies all components of the design, that do not conform to the design criteria. As part of the submission, the P. Eng will provide rationale for the deviation. The declaration is to be signed by the P. Eng. Where circumstances justify, the County may consider reasonable alternatives to the design criteria where such are supported by technical justification and accompanied by a stamped and signed recommendation from a Professional Engineer (P. Eng.) in good standing in the Province of Ontario. Alternatives will be approved at the joint discretion of the Manager of Engineering Services and the Manager of Planning and Development or their designates.

A 1.04 SUBMISSIONS

Submission and circulation of Engineering drawings related to Planning Approvals is co-ordinated through the County's Planning and Economic Development Department. The developer is required to make the initial contact with the Planner prior to submission of the Engineering drawings.

Approval of Engineering drawings must be obtained from the County's Public Works Department for plans of subdivision and Planning & Economic Development Department for all other projects prior to commencement of any and all development works.