



## Staff Report

**Report Title: Ripley Industrial Park**

**Prepared By: Mary Rose Walden, Chief Administrative Officer**

**Department: CAO**

**Date: Jul. 4, 2022**

**Report Number: CAO-2022-07-20**  
Industrial Park

**File Number: D21 RIP 20 - Ripley**

### **Attachments:**

---

### **Recommendation:**

THAT the Township of Huron-Kinloss Committee of the Whole hereby approves Report No. CAO-2022-07-20 prepared by Mary Rose Walden, Chief Administrative Officer AND approves the Draft Plan of the Ripley Industrial Park in principle AND authorizes the creation of a 1-foot reserve along William Street and Block 1 AND FURTHER authorizes a 17 foot road widening to the County of Bruce AND FURTHER authorizes the appropriate By-laws coming forward.

### **Background:**

The Township has been working with BM Ross & Doug Culbert in the preparation of a draft plan to be registered for the Industrial Park in Ripley. (attached)

### **Discussion:**

The following items are presented for Council consideration:

1. Creation of a 1ft reserve along the west side of development Block 1, along William Street to prevent unauthorized access off William Street.
2. Providing Bruce County with a 17 ft widening off the north side of Development Block 1. This was proposed in the past but never officially registered.

Staff is recommending creating the 1ft reserve and proceeding with the 17ft widening on condition that all costs will be assumed by the County.

Update on Construction

The installation of watermains, sanitary sewer systems and storm drainage piping is now complete. The contractor is working on completing site grading and finishing, construction of the stormwater management ponds and the installation of fencing along the portion of the property that borders on the Apple Rail Trail.

Hydro One has indicated to Township staff that they will have an electrical servicing design completed during the week of July 4<sup>th</sup>.

**Financial Impacts:**

Included in the current budget.

**Strategic Alignment / Link:**

P4.1 Ripley Industrial Park

**Respectfully Submitted By:**

Mary Rose Walden, Chief Administrative Officer

**Approved By:**

Mary Rose Walden, Chief Administrative Officer