



MEMORANDUM

TO: Mayor Lawlor and Members of Council

FROM: Jeff Markowiak, Director of Development Review

DATE: June 19, 2025

MEMO NO.: PD-2025-003

SUBJECT: Georgetown Well and Stream Based Servicing (Groundwater)
Update

PURPOSE OF THE MEMORANDUM:

The purpose of this memo is to provide Council with an update regarding the transfer of properties in Georgetown South from the ground water system to the lake-based system and the resulting additional capacity made available for the Georgetown ground-based system.

BACKGROUND:

On November 5, 2024, the transfer from the ground water system to the lake-based system for properties in Georgetown South was completed successfully. The Region had always maintained that the transfer would result in additional system capacity available for the Georgetown ground-based system to support intensification opportunities elsewhere in Georgetown.

On April 29, 2025, the Region provided confirmation that additional groundwater capacity the equivalent of 2,440 SDE is now available for the Town as a result of the transfer. As a reminder, an SDE represents the water and wastewater capacity required by a traditional single detached dwelling. As a result, the 2,440 SDE could accommodate between 2,440 to 4,207 infill units within Georgetown depending on the types of development proposed (ie. a townhouse unit represents 0.85 SDE and an apartment unit represents 0.58 SDE).

COMMENTS:

In May 2022 Council passed amendments to the Town’s Delegation By-law to delegate certain legislative and administrative functions to senior staff, including the authority to approve well and stream-based servicing allocation and assign additional servicing capacity to the appropriate pools. Following the release by the Region on April 29th, staff placed the additional 2,440 SDE in the following Georgetown pools:

Georgetown Pool Name	SDE as of April 28, 2025	Additional SDE Allocation (April 29, 2025)	Total Remaining SDE
Residential	206	2,240	2,446
Non-Residential	86	200	286
Total	292	2,440	2,732

It should be noted that in the event either the residential or non-residential pools experience a shortfall in SDE, staff have the delegated authority to transfer SDE between pools when required.

CONCLUSION:

This memo is intended to be received for information purposes.

Reviewed and approved by,

John Linhardt, Commissioner of Planning & Development

Chris Mills, Chief Administrative Officer