

January 1st, 2026

Bulletin: Letter of Intent Requirement for Post-Season Irrigation FAC

As discussed during the December 11th, 2025, Cochrane Developers Liaison Group meeting, the Town of Cochrane will be implementing the following changes effective January 1st, 2026:

The Town requires the submission of a Letter of Intent from the Developer or their authorized representative when in-ground irrigation systems are winterized as part of the FAC process.

The Developer is solely responsible for the proper winterization of all in-ground irrigation infrastructure prior to FAC issuance. As the Parks & Open Spaces department does not perform winterization prior to FAC, the Developer acknowledges and accepts full responsibility for any damage to the irrigation infrastructure resulting from improper winterization.

In the event that damage is identified during system start-up in the spring or summer following FAC issuance, the Developer agrees to undertake all necessary repairs at no cost to the Town, or, alternatively, reimburse the Town for any costs incurred in repairing the deficiency.

Failure to submit this letter may result in deferral of FAC approval until the irrigation system can be inspected and confirmed as operational in the spring.

For any questions, please contact CivilLandDevelopment@cochrane.ca.

Sincerely,

Adam Sullo
Director, Engineering Services