



ACTION REQUEST

Recreation & Culture

To: Mayor and Members of Council

Date of Meeting: July 12, 2022

Subject: Hallville Park Proposed Concept Plans and Budgets

RECOMMENDATION:

THAT Council accepts the concept plans as presented and directs staff to schedule an Open House. Staff are to subsequently provide a report to Council regarding community feedback about the preferred concept plan and optional amenities.

BACKGROUND:

The parameters of the grant that was awarded to the Township of North Dundas by the ICIP: Community, Culture and Recreation Stream – Rehabilitation and Renovate Intake, for the development of the Hallville parkland, included the construction of major park amenities including, but not limited to, an outdoor rink, playground, ball diamond, and soccer field. A splash pad was not included. A playground and outdoor rink are base components for both design concepts, but choices for the selection of a ball diamond, soccer field and splash pad are possible. Should Council opt to select a splash pad instead of one of the approved sports fields, then an application for a change in project scope will need to be submitted to ICIP and the processing time could take up to an estimated six month for a decision.

Ruhland & Associates Ltd., was asked to prepare two park concept designs with optional amenities, and correlating budgets based on preliminary estimates. The documents are provided for Council review and consideration.

Any requested adjustments to the concept designs & budgets will be submitted to the landscape architect immediately following this Council meeting. Once the concepts are finalized and ready for public consultation, an Open House will be scheduled, at which time the public will be presented with the two concept plans and asked to provide feedback about the options.

Our municipal website features a new “Project Updates” section on the main page, under the heading “Popular Resources”. Updates about the progress of the Hallville parkland development can be found there. Once the date, time and location of the Open House are determined, it will be posted in this section on our website. The Open House will also be promoted on Facebook, and shared with Ms. Cook – who was a delegation to Council during the June 21st, 2022 Council meeting – with a request that she please circulate the notification to her community contacts.

In accordance with the phasing breakdowns provided, the phases are planned to include the following:

Phase 1 (2022):

- Tendering for engineering services for the parkland development
- Engineered design work and planning
- Any additional required surveys and testing
- Installation of a culvert to connect Celeste St. with the parkland
- Tendering for the purchase and installation of a play structure (installation in 2023)

Phase 2 (2023-2024):

- Site preparation, drainage, park entrance, parking, pathways and fencing within the Phase 2 area outlined on the selected concept plan
- Pathway & 2 crosswalks with visual and audible alarms, along Reids Mills Road
- Well drilling
- Maintenance & washroom building including main water, electrical, and control room for the park amenities
- Playground surfacing and structure installation
- Outdoor rink/tennis/pickleball /basketball courts construction
- Park furnishings (picnic tables, park benches, garbage receptacles)

Phase 3 (2025-2026):

- Site preparation, drainage, park entrance, parking, pathways and fencing within the Phase 3 area outlined on the selected concept plan
- Construction of pavilion
- Development of entrance to park from Kelso Street, as well as Phase 3 parking area
- Construction of optional amenity/amenities selected

Currently, our municipal ball diamonds are used each day of ball season by our resident and visiting minor ball teams and adult leagues. The use of the diamonds in Winchester, Chesterville & South Mountain are being maximized with the current population. With additional housing developments being constructed, it is likely that North Dundas will soon require an additional diamond that can accommodate a range of ages.

Our two municipal pools are well utilized, but our residents have expressed a strong desire to have a splash pad within the community. In order to construct one in Hallville, a recirculating system will need to be installed, which will run off of the well that will be drilled on the property. The system will be required to be tested twice daily by municipal staff. A holding tank will also be required for waste water.

Soccer fields are another optional amenity; however, our local groups are currently sufficiently accommodated by the fields in Mountain and Chesterville. With the growing population, it is possible that additional fields may be required in the future.

The three optional amenities are listed in order of recommended priority:

- Phase 3 Option 1 - Splash Pad
- Phase 3 Option 2 - Ball Diamond
- Phase 3 Option 3 - Double Soccer Field

OPTIONS AND DISCUSSION:

1. **Accept the concept plans as presented and direct staff to proceed with scheduling an Open House. Staff are to subsequently provide a report to Council regarding community feedback about the preferred concept plan and optional amenities – recommended.**
2. **Request revisions to the design drawings – not recommended.**

FINANCIAL ANALYSIS:

\$1,091,476.50 was committed by the Federal Government for the project. \$909,472.79 was committed by the Provincial Government. \$727,741.96 was committed by the Township of North Dundas Council, for a total of \$2,728,691.25 in project funding. Any expenses that are incurred over and above \$2,728,691.25, must be financed by either the Township, community fundraising, or through a combination of both.

The ICIP Funding has an eligibility deadline of March 31, 2027. To be eligible for the grant, expenses must be incurred before the deadline.

OTHERS CONSULTED:

CAO
Facilities Manager
Recreation Coordinator
Director of Public Works
Director of Building, Planning and Enforcement

ATTACHMENTS:

Concept Plan Option A
Option A Phasing Summary
Option A Phasing Breakdown

Concept Plan Option B
Option B Phasing Summary
Option B Phasing Breakdown