

# Municipality of Lakeshore – Report to Council

## Growth & Sustainability

### Community Services



**To:** Mayor & Members of Council  
**From:** Frank Jeney, Division Leader Community Services  
**Date:** March 7, 2022  
**Subject:** St. Clair Shores Neighbourhood Park Plan

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### Recommendation

Approve Concept B as the St. Clair Shores Neighbourhood Park Concept Plan and direct Administration to proceed with detailed design and construction, as described in the report of the Division Leader – Community Services at the March 7, 2022 Council meeting.

### Background

On November 3<sup>rd</sup>, 2020, the Five-Year Capital Budget – Parks document was completed by Bezaire Partners. This document outlines two objectives for the St. Clair Shores Neighbourhood Park:

- 1) 2021 – Neighbourhood Park Visioning/Design St. Clair Shores Park (\$30,000)
  - a. Council Direction 506-11-2019 “That Administration be directed to include St. Clair Shores Park Plan in the 2020 Budget.”
- 2) 2022 – Neighbourhood Park Development – St. Clair Shores Park (\$250,000)

At the Regular Council Meeting of November 10<sup>th</sup>, 2020, Council approved the following resolution based on the Report to Council attachment “Parks and Recreation Master Plan – Five Year Capital Budget – Parks”:

386-11-2020

Approve in principle the 5 year Capital Implementation Plan for Parks Development as presented at the November 10, 2020 Council meeting.

On December 7<sup>th</sup>, 2021, park visitors and residents of the Municipality of Lakeshore were invited to participate in a public engagement designed to gather feedback on the future design and potential amenities of St. Clair Shores Park. As part of the process, visitors and residents were given the opportunity to:

- Learn about St. Clair Shores Park, its current amenities, as well as potential new amenities guided by the Parks Master Plan.
- Provide their feedback on the future of the park using an online survey as well as during a virtual public engagement session hosted on Tuesday, December 7, 2021.

Survey responses were accepted from November 30 to December 13, 2021. Alex Denonville, Team Leader Civic Engagement put together the results of the survey. (Attachment “Lakeshore - Engagement Report on SCS Park”)

## Comments

The intent of the Lakeshore Parks and Recreation Master Plan (Attached) is to provide the Municipality with a strategy for moving forward with the current assets and provide a vision for incremental growth to ensure the community does not become deficient for future generations. The plan has clear definitions of park classifications:

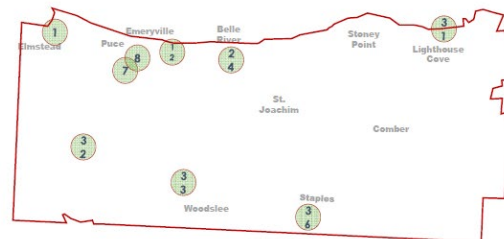
- Regional Parks
- Community Parks
- Neighbourhood Parks
- Parkettes
- Trails/Greenway

## Definition of a Neighbourhood Park

Neighbourhood parks are larger than parkettes with additional program components. There is also a secondary Neighbourhood Parks with Sports classification. Aside from the organized sports opportunities, the parks provide the same access to recreation and leisure for their surrounding neighbourhoods. Neighbourhood parks are seasonal parks that are closed during the winter months. All neighbourhood parks will include the following:

### Neighbourhood Park Program Components

- Incorporate universal accessibility guidelines
- Tree canopy
- Seating (choices – benches/boulders)
- Trash/Recycling
- **Tables** (picnic or café)
- **Play equipment** (alternative opportunities)
- **Internal Trail** (if warranted)
- Level of Service
  - **CLOSED** During Winter Season



- 1 St. Clair Shores Park (Trail)
- 7 River Downs Park
- 8 Oakwood Park
- 12 Girard Park
- 24 Duck Creek Park (Trail)
- 31 Lions Park
- 32 Shanahan Park (Trail)
- 33 Memorial Park
- 36 Staples Community Park



### Level of Service

Spring Summer Fall

## Recommended Upgrades to St. Clair Shores Park

On October 1st, 2021, Bezaire Partners was hired to complete the St. Clair Shores Park – Park Concept Plan. The concept plan included the upgrades to the park as outlined in the definition of a Neighbourhood Park and was used for the Public Consultation for the Park.

The attached “Bezaire – St. Clair Shores Park concept B” is the result of information gathered during all options of the public consultation, and includes:

- a) Accessible park entrance points.
- b) Updates to the locations of the internal trail system for better flow.
- c) Maintaining the Open Grass Area as an option in the South end of the park for future Dry Pond consideration.

The attachment “Bezaire - Opinion of Probable Cost” outlines the recommended upgrades and probable costs as follows:

Description	Amount
Mobilization	\$10,000
Removals	\$2,000
Play Structure	\$50,300
Pavilion	\$56,500
Asphalt Pathways	\$57,200
Basketball	\$1,000
Site Furnishings	\$11,100
Landscaping	\$27,000
Total	\$215,100
Design Contingency (10%)	\$21,510
Construction Contingency (5%)	\$10,755
Consulting (10%)	\$24,737
Total Project Cost	\$272,102

## Public Consultation

The community engagement process was promoted using the following methods:

- Web page and banner on Lakeshore.ca, along with a media release, as well as organic/unpaid Facebook and Twitter posts.
- Large sign installed at St. Clair Shores Park for the duration of the engagement period.
- Direct mail campaign which targeted 474 homes/businesses in the surrounding area.
- Geo-targeted Facebook advertising campaign which targeted users in a 2 kilometer radius of the park.

The attached “Lakeshore - Engagement Report on SCS Park” explains the process, responses, and additional comments.

The attached “Bezaire – Response to Report on Public Consultation” includes probable costing for the additional items that were mentioned in the public engagement responses.

Description	Amount
Bathrooms	\$500,000
Dog Park	\$30,000
Exercise Equipment (each piece)	\$7,500
Lighting (per pole)	\$5,000
Parking (per space)	\$4,000
Splash Pad	\$150,000 to \$250,000
Stormwater Dry Pond	TBD

These additional components are not included in the Neighbourhood Park Program. To add these amenities would be outside of the approved budget of \$250,000.

The attached “Bezaire – Five Years Capital Budget” dated November 3<sup>rd</sup> 2020, pages 3 – 6, includes information with respect to St. Clair Shores Park and its classification as a Neighbourhood Park.

The report recommends that St. Clair Shores Park remain classified as a Neighbourhood Park considering its small size, the lack of need for parking, the limited amount of existing facilities, and the limited potential for provision of community services such as a ball diamond.

### **Others Consulted**

Bezaire Partners

### **Financial Impacts**

The St. Clair Shores Neighbourhood Park Concept Plan cost was \$8,000, taken from the \$30,000 budgeted in 2021. There is \$22,000 remaining for the Park Detailed Design, Tendering, and Build process.

The recommended scope estimates exceed budget of 250,000 at this time if additional items are added during this process, or variations occur at issuance of tender additional reserve funds transfers may be required to make the project a reality. Administration will bring back funding models as the project size and scope become more clear.

### **Attachments**

Lakeshore - Engagement Report on SCS Park

Report to Council - Parks and Recreation Master Plan – Five Year Capital Budget – Parks

Bezaire – St. Clair Shores Park concept B

Bezaire – Five Year Capital Budget

Bezaire - Response to Report on Public Consultation

Lakeshore - Parks and Recreation Master Plan (Sept 2017)

**Report Approval Details**

Document Title:	St. Clair Shores Neighbourhood Park Plan.docx
Attachments:	- Lakeshore - Engagement Report on SCS Park.pdf - Report to Council - Parks and Recreation Master Plan - Five Year Capital Budget - Parks.pdf - Bezaire - St. Clair Shores Park concept B.pdf - Bezaire - Five Year Capital Budget - Parks.pdf - Bezaire - Response to Report on Public Consultation.pdf - Lakeshore - Parks and Recreation Master Plan (Sept 2017).pdf
Final Approval Date:	Mar 2, 2022 – amended March 7, 2022

This report and all of its attachments were approved and signed as outlined below:

Tammie Ryall

Justin Rousseau

Kristen Newman

Truper McBride