



Staff Memo

Report To: South Huron Council
From: **Dan Best, Chief Administrative Officer/Deputy Clerk**
Date: January 7 2019
Report: CAO 2-2019
Subject: Stephen Arena Update

Recommendations:

That the memo of D. Best, Chief Administrative Officer dated January 7, 2019 regarding the Stephen Arena Update be received.

Purpose:

Information

Background and Analysis:

On October 12, 2018 Staff requested an engineer to review the west wall of the shed at the west end of the Huron Park Arena due to concerns related to the alignment of the wall.

Subsequently on November 1, 2018 BM Ross submitted a report to Staff highlighting their finding and recommendations.

The engineer identified that the overall misalignment of the west shed wall is cause for concern, particularly if staff feel that the movement has happened after the shed framing was constructed. The wall is a load bearing wall and there is a large elevation difference between the shed roof and the arena roof, making the roof susceptible to increased loads from snow drifting.

Engineer Short-Term Recommendations:

Monitoring the movement of the west foundation wall and the stud wall at the end of each ice season to compare the amount of movement to the numbers that were recorded on the inside of the wall on the date of our review. Movement of the wall by an additional 20 mm over a length of 1220 mm would suggest that reinforcement or replacement is required prior to the next ice season.

A positive connection between the top of the foundation wall and the bottom of the stud wall, and between the top of the stud wall and the rafters (as described in the report) It was noted that staff or a builder, may have some more practical means for improvements.

Downspouts should be installed to direct rain water away from the building.

Removal of the shed, without removal of the Olympia Room, will require some consideration to the stability of the remaining Olympia Room. Some plywood wall sheathing may need to be removed to help accomplish this. In addition, there may not be a lot of benefit to tying the west foundation wall back to the wall of the Olympia Room as it is not apparent that this wall was designed for any horizontal loads.

Engineer Long-Term Recommendations:

Over the five-year period, the Municipality work towards replacement or renovations for the shed and Olympia Room. Work should take both rooms into account.

Staff have taken preliminary steps to mitigate risk by shoring the wall. Drain spouts are in place and the neighbouring business has been notified.

At this time, it is recommended to monitor the situation. A Request For Proposal (RFP) for a master recreation plan and facilities review will be issued in 2019 as presented to Council previously, which will assist Council in its decision-making. Preliminary estimates to enact a long-term solution are minimally anticipated to fall in the \$300K range. A more detailed review would be required to ascertain a more finite budget estimate.

Financial Impact:

There are no financial implications as a result of the actions outline din this report

Legal Impact:

There are no legal implications as a result of the actions outlined in this report

Related Documents:

BM Ross Engineering Report

Respectfully submitted,

Dan Best, Chief Administrative Officer/Deputy Clerk