



## **Staff Report**

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**To:** Dan Best, Chief Administrative Officer

**From:** Jo-Anne Fields, Community Services Manager

**Date:** June 19, 2017

**Report:** CSD.17.02

**Subject:** Port Blake Beach Day Park Project Update

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### **Recommendation:**

**That** South Huron Council receives the report from Jo-Anne Fields, Community Services Manager re: Port Blake Beach and Day Park Project Update, AND;

**That** Staff proceed with Phase 1 of the project in accordance with the Municipality of South Huron Procurement policy' AND;

**That** after coordinating with key partners a final design be brought back to Council for consideration, AND

**That** Council authorize Councillor Vaughan to be available to Administration to act as a resource for the project;

### **Background and Analysis:**

The Municipality of South Huron Recreation Master Plan, completed in November 2009 recommended that the "Municipality prepare a Management, Business Plan, and Master for Port Blake Park."

## Port Blake Beach and Day Park Accessibility Projects

In March 2013, the Port Blake Beach and Day Park Master Plan Report was completed by the Richard Ivey School of Business students through the University of Western Ontario.

A number of recommendations were contained within the document to build upon Port Blake's natural differentiators in order to make it the destination of choice by:

- Improving the facilities and layout of the park in a manner that provides the most value to park users
- Creating a brand image and marketing campaign that will reach and resonate with park users
- Manage operations of the park in a way that provides positive net income for South Huron

Specific capital investment recommendations from the 2013 Master Plan included:

- Accessible stairway for beach access
- Playground equipment to engage youth
- Washroom/change room improvements
- Refurbished roadway and parking lot layout

On February 16, 2016, Strik Baldinelli Moniz Civil Structural Services (SBM) was awarded a contract to provide design and construction costs for the two Port Blake Beach and Day Park Accessibility Projects, including the following:

- Port Blake Beach Park Access
- Port Blake Beach Washroom and Change Room Renovations

Subsequently, in fall, 2016 a tender was issued to conduct the scope of work for the beach park access, washrooms and change rooms. The tender closed October 11, 2016. Three (3) proposals were received and were as follows:

| Contractor                      | Bid Price (HST not included) |
|---------------------------------|------------------------------|
| SDI Builders 2010 Ltd.          | \$376,726.20                 |
| K&L Construction (Ontario) Ltd. | \$376,968.00                 |
| Mclean Taylor Construction Ltd. | \$456,000                    |

## **Port Blake Beach and Day Park Accessibility Projects**

The tender was significantly over the budgeted amount of \$211,000. Moving forward, it was anticipated that the scope of the project would need to be adjusted to meet budget parameters.

As part of the 217 budget process, Council approved a total capital budget of \$414,578 (construction, engineering and non-recoverable HST). The financial breakdown is highlighted in Capital Project Form 2017-RS-2 in greater detail and incorporated as part of the 2017 budget package.

From feedback received during budget deliberations, Administration has had the opportunity to take a more fulsome review of the project. In addition, there is great opportunity to collaborate and partner with other agencies to revitalize the park that would provide amenities, education/awareness and the opportunity to repatriate natural vegetation, flora and trees (Carolinian Forest).

Moving forward, the project is recommended to continue to be phased with the key infrastructure to be constructed in fall 2017 including the following as part of Phase 1:

- Large (approximately 20'x30" minimum) sunset deck accessible by ramp including benches that would have composite decking for durability and ease of maintenance
- Removal of the tires as part of a walkway to the beach and incorporate a "boardwalk" style design
- Proper parking lot(s) design
- Lighting for security and safety at night
- Fully accessible washroom
- Improved admission area

Phase 2 would be to coordinate and collaborate with key partners to focus on reforestation, natural vegetation and education/awareness and conservation strategies/awareness. Key partners that could should be consulted include the following:

- Ausable Bayfield Conservation Authority
- Communities in Bloom
- Lake Huron Centre For Coastal Conservation
- Carolinian Canada Coalition
- County of Huron Forestry Services
- Rotary Club in Grand Bend
- Healthy Kids Community Challenge
- Community Sponsorships

## **Port Blake Beach and Day Park Accessibility Projects**

After consultation, a subsequent report to Council will be brought forward that will provide a more fulsome detail and design for Port Blake focusing on establishing an enhanced amenity and destination that tells our eco story for our community and visitors for future generations.

### **Operational Considerations:**

- Do nothing. This is not recommended by Administration.
- Proceed with the implementation plan as presented including phasing and collaboration with key stakeholders. This is the recommended option and most closely aligns with priorities identified in the Strategic Plan.

### **South Huron's Strategic Plan:**

Section 6.2.2 of the Municipality of South Huron 2015- 2019 Strategic Plan identifies key priorities and strategic directions. The following elements are supported by the actions outlined in this report:

- ✓ Improve and Enhance the Quality of Recreation Facilities
- ✓ Administrative Efficiency and Fiscal Responsibility
- ✓ Increased Communications and Municipal Leadership
- ✓ Transparent, Accountable, and Collaborative Governance

### **Financial Impact:**

For 2017 a budget of \$414,578 was approved in the capital budget for construction and engineering services for the Port Blake Beach and Day Park project.

### **Legal Impact:**

There are no legal implications for the Corporation resulting from the proposed recommendation.

### **Staffing Impact:**

There are no staffing implications for the Corporation resulting from the proposed recommendation.

### **Policies/Legislation:**

No policies, by-laws and or legislation associated with this report.

**Port Blake Beach and Day Park Accessibility Projects****Consultation:**

Chief Administrative Officer

**Attachments:**

None

Respectfully submitted,

  
Jo-Anne Fields  
Community Services Manager

I concur with this report.

Dan Best MPA, BA  
Chief Administrative Officer