



City of Richmond

Report to Committee

To: General Purposes Committee

Date: March 17, 2005

From: Dave Semple
Director of Parks Operations

File: 06-2345-01/2005-Vol 01

Re: 2005 Parks Minor Capital & Minoru Park Field house

Staff Recommendation

That the proposed 2005 Parks Minor Capital program as outlined in this report be approved for commencement.

Recommended per D Semple

Dave Semple
Director of Parks Operations
(3350)

FOR ORIGINATING DIVISION USE ONLY			
ROUTED TO:	CONCURRENCE	CONCURRENCE OF GENERAL MANAGER	
Facility Management.....	Y <input checked="" type="checkbox"/> N <input type="checkbox"/>	<i>Recommended</i>	
Budgets	Y <input checked="" type="checkbox"/> N <input type="checkbox"/>		
REVIEWED BY TAG	YES <input checked="" type="checkbox"/>	NO <input type="checkbox"/>	REVIEWED BY CAO
			YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>

Staff Report

Origin

At the November 22, 2004 Council meeting, the Report 2005 Capital Budget from the Director of Finance was approved by Council. The following recommendations were approved:

- "(1) That the 2005 Capital Budget be adopted for inclusion in the 2005 Five Year Financial Plan (2005 – 2009) Bylaw.*
- (2) That staff be authorized to commence construction of the 2005 capital projects effective January 1st, 2005.*
- (3) That the Minoru Park Fieldhouse/Caretaker Suite and park washrooms project, in the amount of \$565,000, be re-designated as "Parks Minor Capital", and that none of these funds be expended without the approval of Council."*

The purpose of this report is to respond to part three of the above referral, and to present a proposed Parks Minor Capital program for approval.

Analysis

Proposed 2005 Parks Minor Capital Program

Attachment 1 details the proposed Minor Capital projects, the table below provides a summary of the proposed initiatives:

<i>Proposed Project</i>	<i>Project Estimate</i>	<i>Proposed Completion Date</i>
Minoru Park Fieldhouse-Minoru Park	\$100,000.00	September 2005
General Field improvements Boyd Athletic Park	\$175,000.00	September 2005
Park Characterization- King George Park	\$100,000.00	November 2005
Morris Park Characterization	\$30,000.00	July 2005
South Arm Park Junior Rugby Field Lighting	\$40,000.00	July 2005
Minoru Artificial Turf Spectator Viewing Area	\$35,000.00	July 2005
Boyd 4 Clay field to Sand field drainage and irrigation upgrade	\$85,000.00	January 2006
<i>Totals</i>	<i>\$565,000.00</i>	

Financial Impact

Funding for the proposed projects has been designated in the 2005 Capital project #40718 totalling \$565,000.00. The proposed capital additions to the current parks inventory have operating budget impact estimates totalling \$15,000.00 which would come in to effect in the 2006 budget year.

Conclusion

The proposed projects made possible as a result of the re-distribution of the 2005 Minoru Field house allocation can provide the advancement of several park characterization and sports field improvements which are currently not funded in the five year capital program.

Mike Redpath
Manager, Parks - Programs, Planning & Design
(1275)

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ATTACHMENT 1**2005 Proposed Parks Minor Capital Program****Project 1- Minoru Park Fieldhouse Restoration Project in 2005:**

The existing fieldhouse is well utilized by the public and organized sport groups. The existing facility has in the past few years seen increased usage due to the loss by arson of a park washroom facility which was located near Family Place and the Gateway Theatre there are no plans to replace the lost facility at this time.

At present the fieldhouse is the only public washroom facility located in the heart of Minoru park. It houses a small kitchen, shower and change facilities, as well as public washrooms. The existing facility is also used as storage space for the organized sport groups, and the centralised location for the park irrigation system controllers.

In addition to general park visitor usage, the facility is used as a washroom/shower facility for major special events in the park including: track and field, walkers, cricket, soccer, baseball, both league and tournament play. The site is also heavily used during special events in the park including the Halloween fireworks, City Centre Celebration and other special events.

Limitations of Existing Fieldhouse

Current operating challenges with the existing fieldhouse include an odour emanating from the washrooms that staff have been unable to control, and a general state of deterioration of the facility over the 30 years of annual facility usage.

For the 2005 Minor Capital program, staff are recommending the following improvements to the Minoru Park Fieldhouse occur:

- Restoration of walls in washrooms and changerooms
- Installation of new toilets and fixtures to Parks trail washroom standards
- Repair of worn flooring
- Painting and other minor repairs

There is no operating budget impact for this project.

Estimate: \$100,000.00

Project 2 - Boyd Park - Field Improvements/Potential Boyd Oval Field Lighting:

As part of the approved Boyd Park master plan, conduit was installed at the Boyd Oval field for future field lighting. This project will be designated for general field improvements at the Boyd Park athletic park site. One opportunity for this project is to consider the installation of four field lighting poles at the Boyd oval field completing an additional portion of the Boyd Park master

plan. As a lit sand field with spectator seating available, this field could be considered in the future for a conversion to artificial turf.

Estimate: \$175,000.00

Project 3 - Park Characterization- King George Park:

As part of the annual Parks Capital program, park characterization has been designed to implement design solutions to add character to existing park sites- pathways, trees and activity areas with the intent of strengthening the overall function and character of existing sites within the City's park system.

A park community development project has been initiated by the East Richmond Community Association in 2004. It has been the result of a series of workshops with community members and stakeholders. While the formal design is not complete at this time, an opportunity exists to partner with the east Richmond community project for a portion of the King George Park Characterization project. A separate report detailing the East Richmond Project will be presented to Council in April for approval.

Estimate: \$100,000.00

There is no operating budget impact for this project.

Project 4 - Morris Park Characterization:

The purpose of this project is to provide improvements to this park site including three walkway lights. Morris Park is a small neighbourhood park located in the Thompson planning area. It currently is home to a small playground, a paved walkway trail, trees and grassed open areas.

The operating budget impact for this project is estimated to be \$1000.00 per annum.

Estimate: \$30,000.00

Project 5 - South Arm Park Junior Rugby Field Lighting:

This project proposes the installation of two to four light poles on a junior rugby/soccer playfield behind the South Arm Community Centre. The addition of field lighting at this site will provide a home field for the junior Richmond rugby program. Designating a field for rugby practice will ameliorate the current situation where rugby does not have a lit field to practice on, as well as prevent conflicts between rugby usage impacts to existing soccer fields.

Field light poles have been made available from the 2004 lighting upgrade from Minoru Park and Steveston Park 2005 projects. Recycled poles and fixtures are proposed to be installed at

this site. This project would involve the installation of the poles and fixtures already in the Parks inventory, as well as the connection of the electrical service and timer system.

The operating budget impact for this project is estimated to be \$1500.00 per annum

Estimate: \$40,000.00

Project 6 - Minoru Artificial Turf Spectator Viewing Area:

Since the installation of the Minoru Park artificial turf field in 2002 the Minoru field has become the most heavily programmed field for both practises and games in Richmond. At the time of installation, due to budget limitations, the perimeter spectator seating area and storage areas were not fully constructed.

Feedback from Richmond's field sport community has included repeated requests for improved spectator viewing areas around the perimeter of the field. In addition a portion of the field perimeter is surrounded by grass- organics which are carried on to the turf field. The introduction of organic material on to the turf surface, this soil and grass can ultimately cause premature wear of the artificial field surface.

There is no operating budget impact for this project.

Estimate: \$35,000.00

Project 7 – Boyd 4 Clay Field to Sand Field Drainage and Irrigation Upgrade

This project involves the excavation of the existing Boyd 4 field from a clay based field with no drainage to an upgraded irrigated sand field with a perimeter and cross field drainage system. The current field at Boyd is lacking a drainage system thus limiting ability for usage particularly in the fall/winter field sport season. A contribution from the Minoru Field house project will make this proposed project possible. The proposed funding sources for this project are as follows:

2004 Sports Field Drainage:	\$ 98,000.00
2004 Boyd Sports field lighting and field improvements:	\$ 47,000.00
2005 Minor Capital Budget:	\$ 85,000.00
Estimate total:	\$230,000.00

The operating budget impact for this project is estimated to be: \$12,000.00 per annum.