

Feasibility Study for a

MAJOR SPORT AND EVENT CENTRE

in the City of Peterborough

Phase 1: Introductory Presentation | February 5th, 2018





DIALOG

STUDY TEAM

Feasibility Experts

Architectural Advisory

Implementation

KEY MILESTONES – PHASE 1

PROJECT PURPOSE + TIMELINES

Phase 1: Market Assessment, Benefits and Consultation

- a) Stakeholder Consultation
- b) Situational Assessment
- c) Identifying Future Opportunities
- d) Interim Presentation
- e) Facility Concept & Capital Cost Estimate
- f) Site Location Overview and Choices
- g) Future Use of PMC and Public Input
- h) Economic and Social Impact Benefit Analysis
- i) Reporting

December 2017

Start-Up and data collection/analysis

January/February 2018

Jan 22 – Steering Committee Meeting
Feb 5 – Project Overview Council Presentation
Feb 28 – 2nd Steering Committee Meeting

March 2018

March 6 – Update to Steering Committee
March 21 – Public Consultation
March 26 – Report Comments Back to Consultant

March / April 2018

March 26 – General Committee
Recommendation to Move to Phase 2
April 9 – Council Approval

KEY MILESTONES – PHASE 2

PROJECT PURPOSE + TIMELINES

Phase 2: Business Case, Design and Implementation

- a) Refine Concept and Design
- b) Location Criteria
- c) Programming
- d) Capital Budget and Programming
- e) Interim Report and Review
- f) Operations Business Plan and Proforma
- g) Facility Delivery Options Assessment
- h) Reporting, Review and Presentation





PHASE 1: KEY QUESTIONS

QUESTIONS FRAMING PHASE 1 STUDY

What is the future of the PMC as a Multi-Use Sport and Event Centre?

Is the City invested in the spectator sports and events market?

What is the future market potential?

What kind of new building is required? How does it function?

What viable locational options exist in Downtown Peterborough? Elsewhere?

What are the alternative futures for the PMC?



PHASE 2: CONTINGENT ON PHASE 1

PHASE 2: CONTINGENT ON APPROVAL TO PROCEED



Building Concept and Capital Cost Range

Detailed analysis of Site Selection and Cost Implications

Building an Operational Model and Projected Financial Performance

Overall Operating Impact from Building New and Repurposing PMC

Detailed Reporting, Recommendations and Next Steps

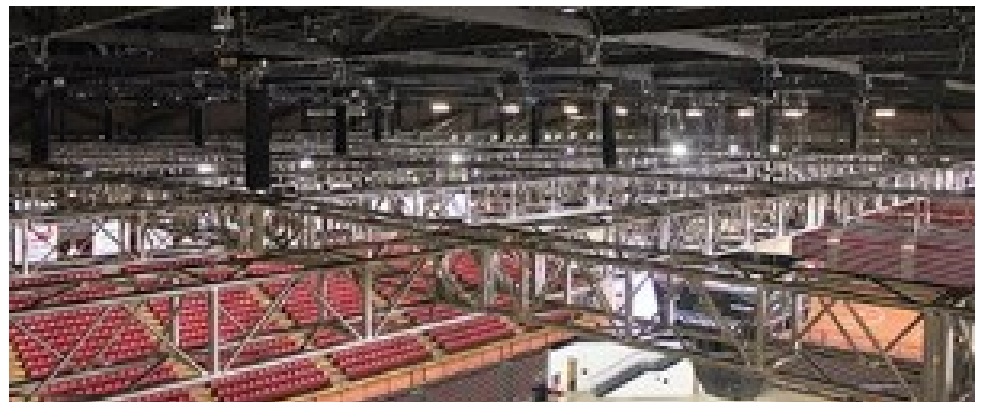
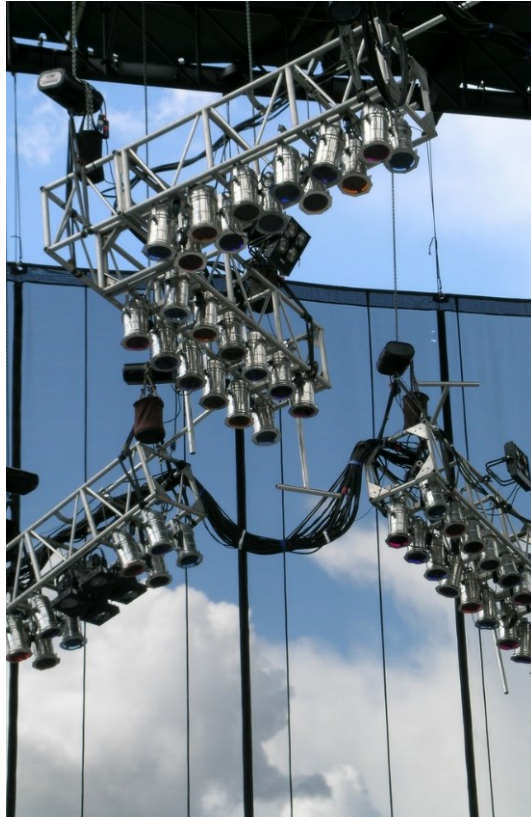


WHAT IS A MULTI-USE SPORT & EVENT CENTRE (MUSEC)?

MULTI-USE REQUIRES EVENT INFRASTRUCTURE

Typologies

Design Functionalities for a MUSEC



MULTI-USE REQUIRES EVENT INFRASTRUCTURE

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MULTI-USE REQUIRES EVENT INFRASTRUCTURE

Typologies

Design Functionalities for a MUSEC

Event Infrastructure

- Enhanced roof structure. Concerts can have loads as heavy as 100,000 lbs. (end stage configuration only) distributed over the 40' x 60' stage;
- Highway vehicle drive on (one lane) and back-up offloading (two lanes) to event floor;



MULTI-USE REQUIRES EVENT INFRASTRUCTURE

Typologies

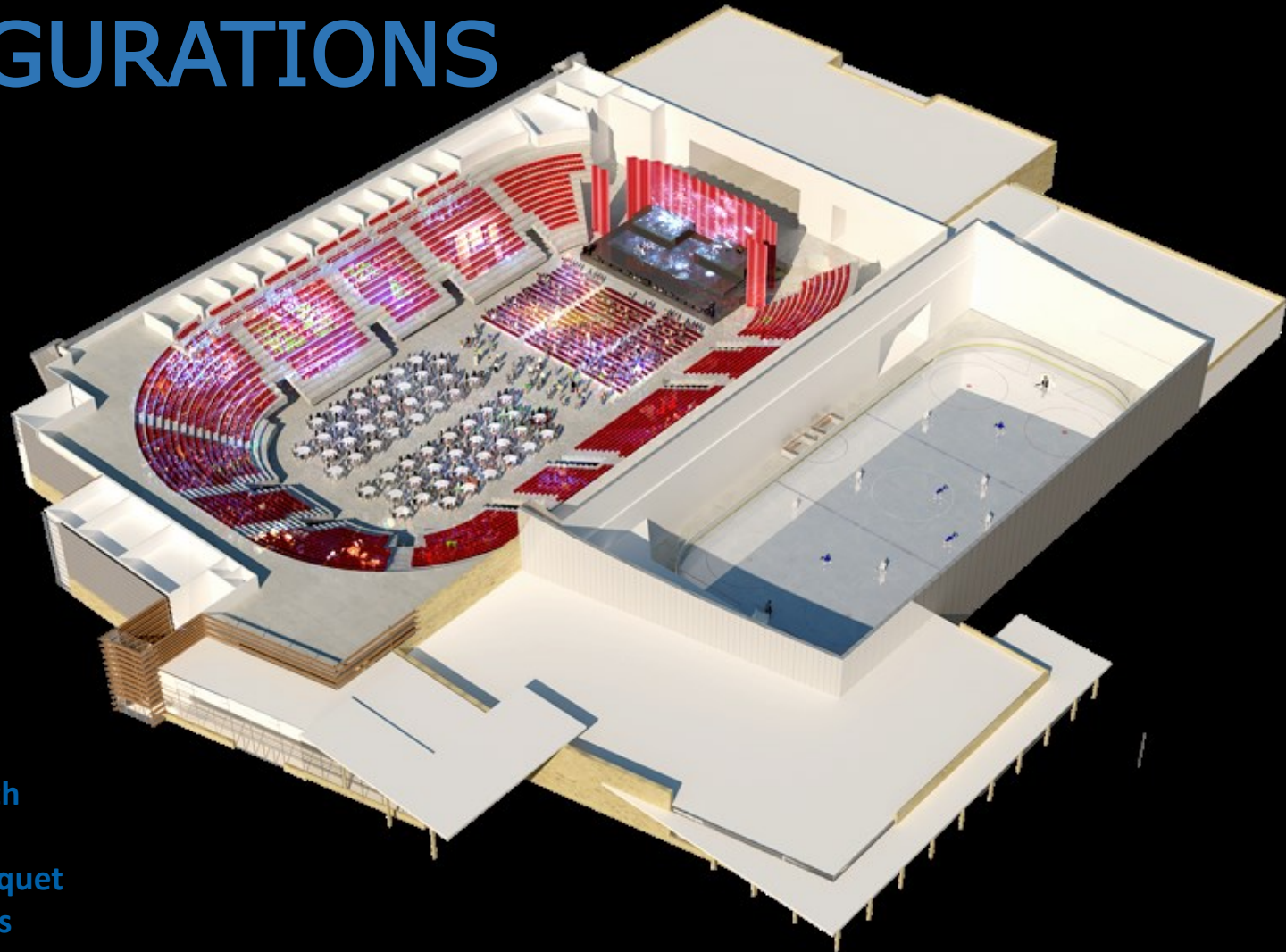
Design Functionalities for a MUSEC



Event Infrastructure

- Catwalk system for lighting maintenance and access by “riggers”;
- Show power at back-of-house end, trade show power at four corners of the event floor, and shore power for broadcasting;
- Significant open storage for ice covering, portable stage, 1,700 stackable chairs, folding banquet tables, dasherboards and dasherboard glazing, and potentially for basketball courts/equipment’
- Higher level of security/control for performers.

EVENT CONFIGURATIONS



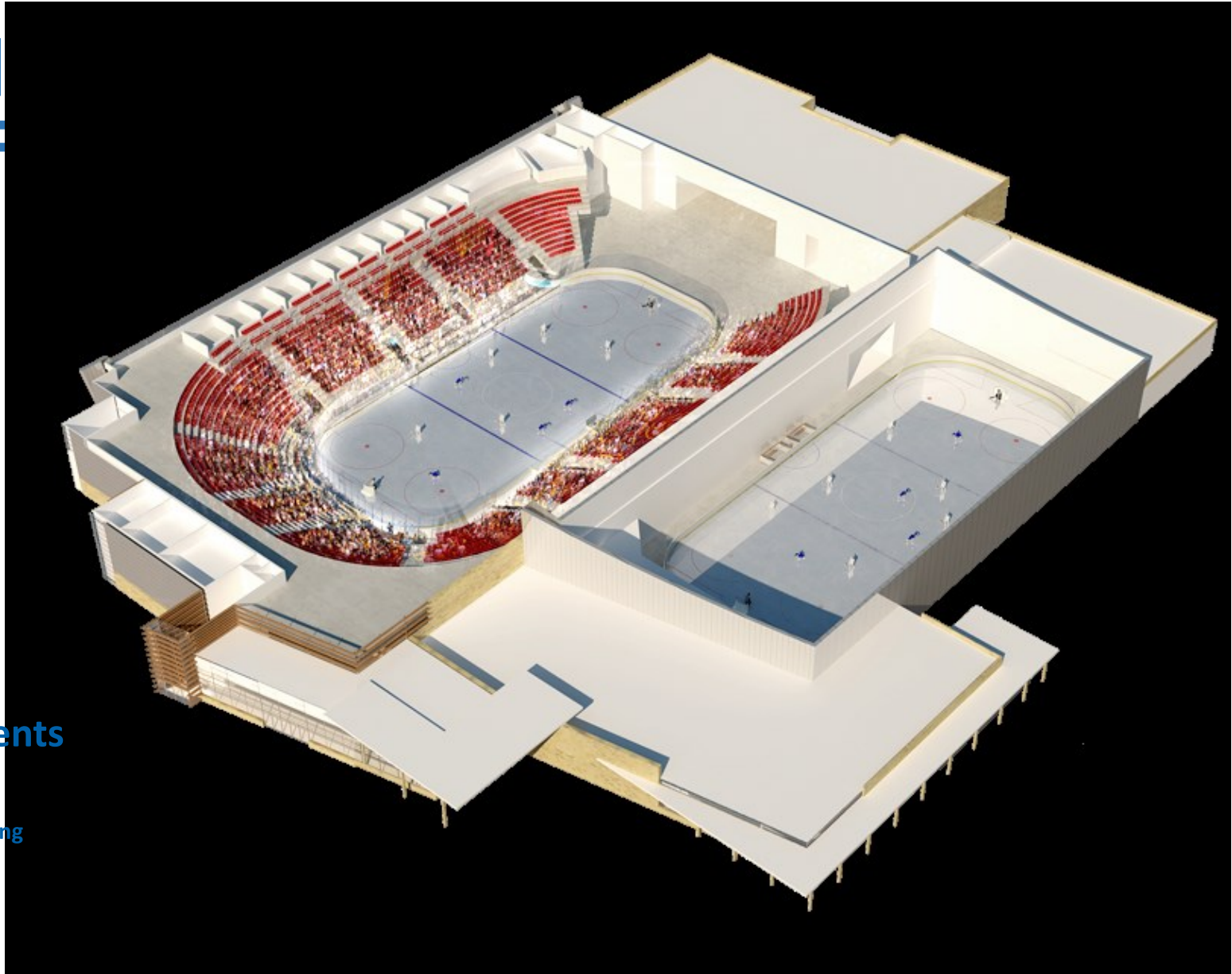
Conferences

- Can be done in conjunction with trade shows
- Full or half-banquet
- Plenary sessions

EVEN CONF

Tournaments

- Hockey
- Ringette
- Figure skating
- Curling
- Lacrosse
- Basketball
- Volleyball

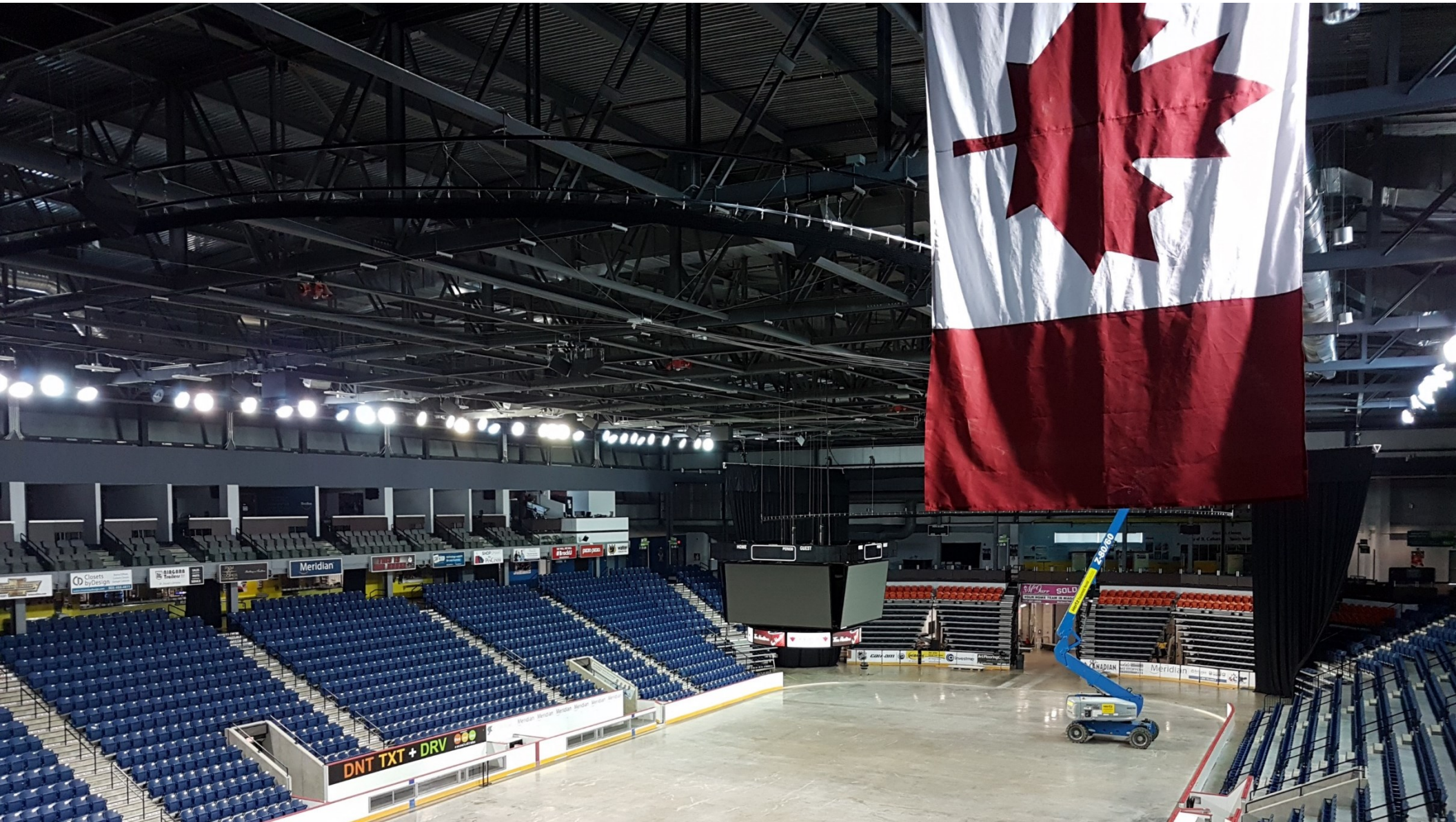


Meridian Centre

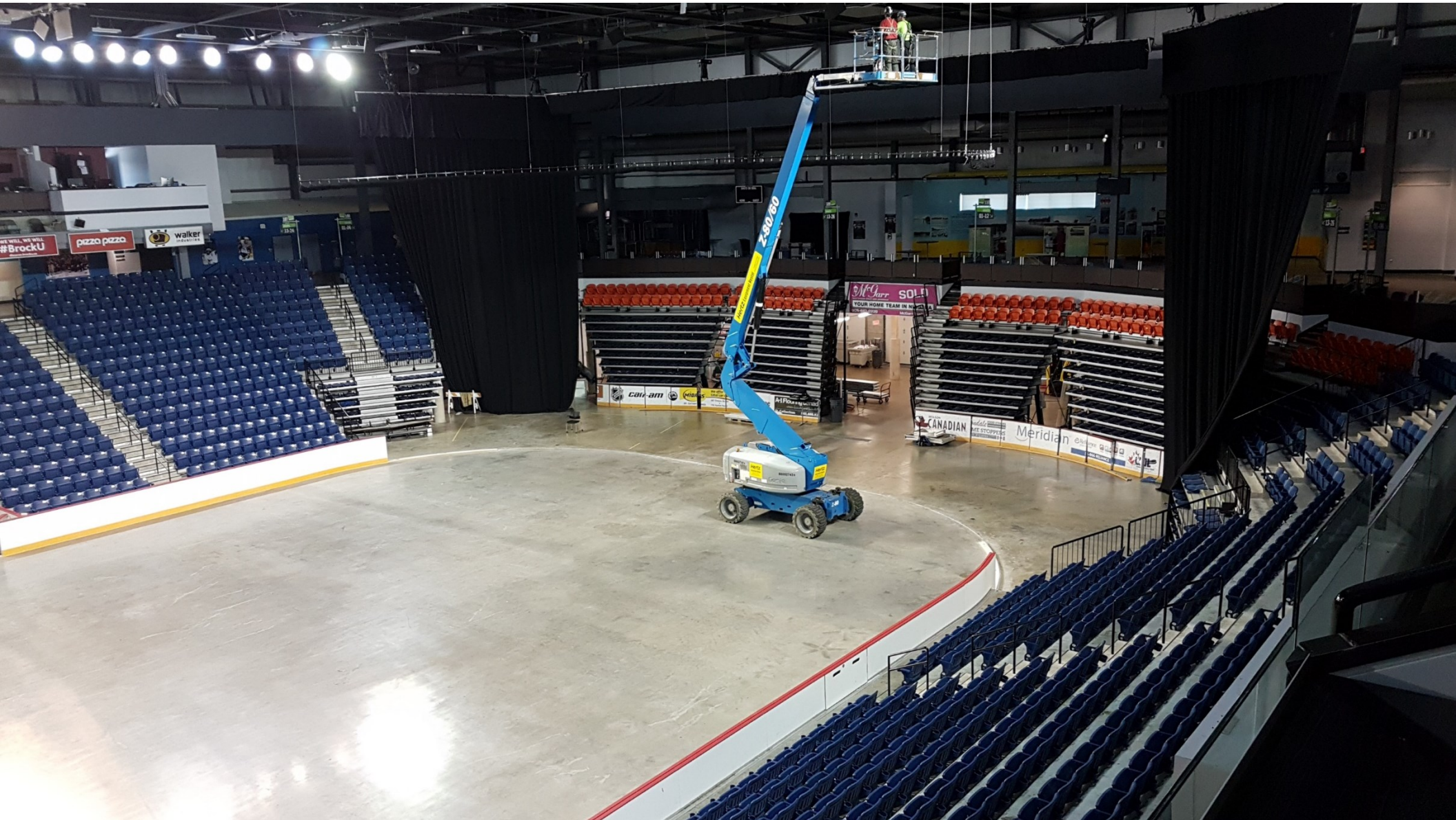
Meridian Centre, St. Catharines, 2014

- 5,300 seats,
- \$50 Million Capital Cost
- Downtown Location
- Limited on-site parking
 - Single Bowl

Meridian Centre



Meridian Centre



Meridian Centre



Meridian Centre

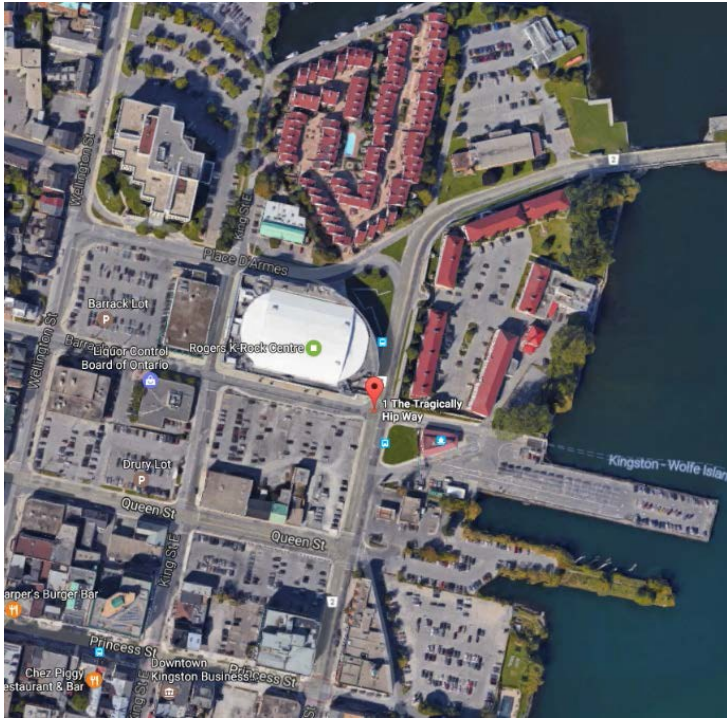


**Old Welland Canal -
Brownfield**

K-Rock Centre, Kingston

**K-ROCK Centre
Kingston (2008)
5,200 Arena Seating
Located Downtown
\$43 Million Capital
Cost**

K-Rock Centre, Kingston



K-Rock Centre, Kingston



Tribute Communities Centre, Oshawa



Tribute Communities Centre, Oshawa



Downtown Oshawa, 2005
5,400 Arena Seating
Cost: \$45 million

Tribute Communities Centre, Oshawa



Tribute Communities Centre, Oshawa



Moncton Event Centre, 2018



Moncton Event Centre, 2018



Moncton Event Centre, 2018



Canalta Centre, Medicine Hat

Arena Seating: 7,000
Cost: \$75 million
10 min Drive Time to City Core





ECONOMIC IMPACT

OF IMPACT



Construction Impacts



Operating Impacts



Off-site Spending



Urban Regeneration