



City of
Peterborough

To: Members of the General Committee

From: W. H. Jackson
Commissioner of Infrastructure and Planning Services

Meeting Date: June 25, 2018

Subject: Report IPSPD18-018
Downtown Business Improvement Area Vibrancy Project

Purpose

A report to recommend Council approve the concept of two Downtown Business Improvement Area (DBIA) Vibrancy Projects on City land. One project will be at the Chambers Street Parking Lot and the second will abut the east side of the No Frills grocery store adjacent to Millennium Park at 230 George Street North.

Recommendations

That Council approve the recommendations outlined in Report IPSPD18-018 dated June 25, 2018, of the Commissioner of Infrastructure and Planning Services, as follows:

- a) That the Downtown Business Improvement Area Vibrancy Project to make landscape improvements at the Chambers Street Parking Lot be approved in principle with implementation to proceed upon acceptance of the detailed landscape design by the Commissioner of Infrastructure and Planning Services;
- b) That the concept of the Downtown Business Improvement Area Vibrancy Project located along the east side of 230 George Street North, to remove unnecessary road pavement, install a low impact development storm water management feature and create additional open space area for a potential Public Art installation be approved in principle;
- c) That the Administrative Staff Committee be authorized to approve implementation of the Vibrancy Project along the side of 230 George Street North when all necessary approvals from the various approval agencies have been received and

the detailed design for the area has been approved by the Commissioner of Infrastructure and Planning Services; and

- d) That the Downtown Business Improvement Area and the City enter into any agreements necessary to mitigate financial or other risk to the City related to the subject Vibrancy Projects.

Budget and Financial Implications

The proposed landscape improvements at the Chambers Street Parking Lot should not appreciably increase maintenance requirements other than the periodic removal of weeds and the re-application of mulch.

Removal of the section of road south of the No Frills grocery store driveway decreases the amount of road maintenance required, but increases the amount of park maintenance required in conjunction with Millennium Park. The Low Impact Development storm water management feature has a maintenance cost that can only be measured once the details of it are understood. All capital costs will be the responsibility of the DBIA.

Background

Late last year, the DBIA invited people to attend “Downtown Vibrancy Visioning Sessions” to identify public spaces where funding and in-kind contributions could be combined to make meaningful improvements. The following two projects were identified for potential implementation this year:

- Landscape improvements in the Chambers Street parking lot; and
- Removal of the remnant section of Water Street, south of the driveway into the No Frills grocery store.

The DBIA has asked for Council’s support for these two initiatives, understanding that City staff, and other appropriate agencies, would have to approve the detailed design.

The DBIA is also requesting City staff participation in the public consultation forums for each project and in the evolution of each project’s design.

Finally, the DBIA is requesting the City assume the maintenance of the proposed improvements post construction.

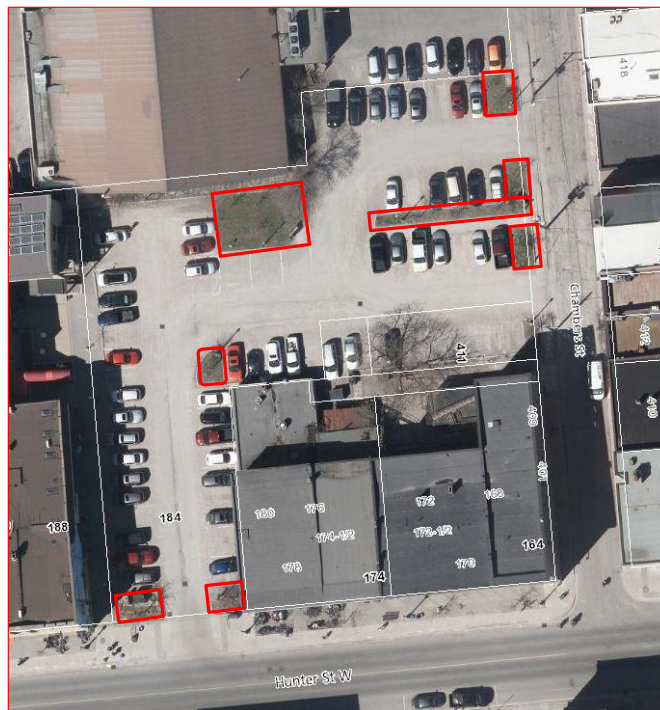
The following sections provide more details on the two proposals.

Chambers Street Parking Lot

This proposal involves landscape improvements within existing landscaped areas in the Chambers Street Parking Lot as shown in the figure below.

DBIA Vibrancy Project – Chambers Street Lot

Areas of
Proposed
Landscape
Improvements



There is an area with a stand of Ash trees, which have declined and other areas where there is little to no landscape features.

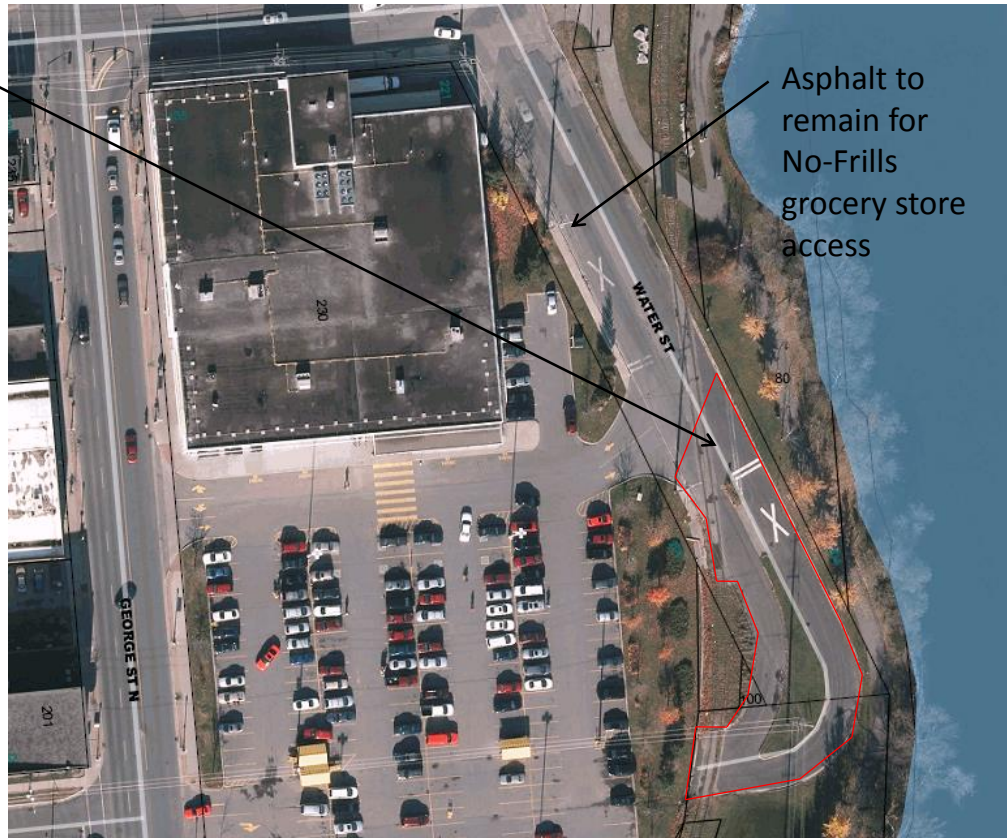
No permits are required for this initiative and the landscape improvements will be entirely funded by the DBIA. In-kind contributions from Peterborough GreenUp and Basterfield and Associates have been confirmed for this project.

It is believed this project can proceed this year with the simple approval of the detailed landscape design by the Commissioner of Infrastructure and Planning Services.

Along the East Side of the No Frills Grocery Store

Scope of Site Work for 2018 DBIA Vibrancy Project

Approximate area of asphalt with concrete curb to be removed. Road base to be removed and replaced with soil and seeded



This Vibrancy Project involves the removal of asphalt paving and concrete curb and gutter south of the No Frills driveway off of Water Street. An in-kind contribution by Basterfield and Associates will result in a design drawing and specifications detailing the construction of an attractive landscape and low impact development (LID) storm water management feature in the area. The affected area is shown in the figure below.

The area in question is the flood plain, and, accordingly, a permit will be required from the Otonabee Region Conservation Authority (ORCA). It is expected that ORCA will be involved in the design of the LID feature. In preliminary discussion with the DBIA, the Ministry of the Environment and Climate Control (MOECC) has indicated a Record of Site Condition will not be required. However, this needs to be confirmed by the Ministry.

By removing the remnant section of the road, more green space will be created, providing a potentially attractive location for a major public art installation. Currently, the Arts, Culture and Heritage Division of the Community Services Department has issued a Request for Proposals for a First Nations “Nogojwonong” – “Place at the End of the

Rapids” public art installation somewhere in the area of Millennium Park. The space created by this Vibrancy Project is available for this First Nations art installation if desired.

The Vibrancy Project behind the No Frills grocery store would be entirely funded by the DBIA and Peterborough GreenUp through its “De-Pave” program. The DBIA is also seeking in-kind contributions. Landscape Architects, Basterfield and Associates, ORCA and Peterborough GreenUp have already made commitments.

Unlike the first project, there is more work involved in finalizing this particular proposal. Discussions with MOECC and ORCA will be needed to confirm permits and actions that will be required and the location of the public art installation within Millennium Park will need to be determined.

Until staff have had an opportunity to discuss this proposal with the Provincial approval authorities and have reviewed and accepted the detailed design, it is too early to recommend implementation of this particular Vibrancy Project.

Summary

Two “Vibrancy Projects” have been identified by the DBIA to improve the downtown area by creating attractive areas through the use of landscaping and overall area softening.

The Chambers Street Parking Lot landscape improvements will enhance this frequently visited area of the Downtown and is a project that should be able to be completed in 2018.

Landscaping the section of roadway south of the No-Frills grocery store driveway entrance is a more ambitious project that involves a number of outside approval agencies as well as the City. Accordingly, this specific project may take longer to come to fruition.

Submitted by,

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Commissioner of Infrastructure and Planning Services

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