



**Committee of the Whole Meeting
Agenda**

**Monday, September 11, 2023, 6:30 p.m.
S.H. Blake Memorial Auditorium**

Pages

1. Open Special Session

2. Closed Session

Closed Session Agendas will be distributed separately to Members of Council and EMT only.

2.1 Disclosures of Interest

2.2 Reports of Municipal Officers

3. Open Session (Operations)

Chair: Councillor Trevor Giertuga

4. Disclosures of Interest

5. Confirmation of Agenda

WITH RESPECT to the September 11, 2023 Committee of the Whole meeting, we recommend that the agenda as printed, including any additional information and new business, be confirmed.

6. Presentations

6.1 Fall & Winter Events

6

Memorandum from Director, Recreation & Culture Leah Prentice dated August 29, 2023 requesting an opportunity to provide a presentation relative to the above noted.

7. Deputations

8. Items Arising from Closed Session

9. Reports of Municipal Officers

9.1 Architectural Services Award - Archives, Transit - Preferred Vendor

7 - 10

Report 271-2023 Infrastructure, Development & Operations - Engineering & Operations providing a recommendation relative to the award of Request for Proposal No. 2023-42 to Critchley Hill Architecture Ltd. for Architectural Services for the Archives Addition and Renovation, and Water Street Transit Terminal Addition and Rehabilitation.

WITH RESPECT to Report 271-2023 Infrastructure, Development & Operations - Engineering & Operations , we recommend that Request for Proposal No. 2023-42, for Architectural Services for the Archives Addition and Renovation, and Water Street Transit Terminal Addition and Rehabilitation be awarded to Critchley Hill Architecture Ltd. up to the amount of \$758,170 inclusive of all taxes and a contingency allowance;

AND THAT Critchley Hill Architecture Inc. be awarded Preferred Vendor Status for a duration of 2 years, with options to renew for 3 additional years;

AND THAT the Manager – Supply Management be authorized to issue any purchase orders related to these projects;

AND THAT the General Manager of Infrastructure, Development and Operations report the circumstances to City Council should a negative variance in the contract value occur;

AND THAT the Mayor and Clerk be authorized to sign all documentation related to these matters;

AND THAT any necessary by-laws be presented to City Council for ratification.

10. First Reports

11. Petitions and Communications

11.1 Waterfront Trail Funding Commitment - Renew Thunder Bay

11 - 12

Memorandum from Councillor Trevor Giertuga dated June 15, 2023 providing a motion relative to the above noted.

WITH RESPECT to the Memorandum from Councillor Trevor Giertuga

dated June 15, 2023, we recommend that \$3 million be committed in Renew Thunder Bay for a waterfront trail development project associated with the Bridge at Richardson Terminal;

AND THAT the funding commitment be subject to re-allocation at the end of the 2022-2026 term of Council should the City or private partners not be successful in securing matching funding;

AND THAT the commitment can only be spent subject to the receipt of matching funding through Federal or Provincial grants or private sector funding;

AND THAT the commitment be used as and where necessary to directly assist and secure external funding opportunities;

AND THAT any necessary by-laws be presented to Council for ratification.

11.2 Stakeholder Engagement Feedback Results - Outdoor Rinks

13 - 14

At the June 26, 2023 Committee of the Whole meeting a resolution was passed directing Administration to report back on or before August 28, 2023 relative to the above noted.

At the August 28, 2023 Committee of the Whole meeting a resolution was passed directing Administration to create a new outstanding item number for the consultation on outdoor rinks, and that it be brought forward on September 11, 2023.

Memorandum from Manager, Parks and Open Spaces Cory Halvorsen dated August 30, 2023 providing a recommendation relative to outstanding item 2023-103-INO.

WITH RESPECT to the Memorandum from Cory Halvorsen, Manager – Parks and Open Spaces dated August 30, 2023, we recommend that Outstanding List Item 2023-103-INO be removed from the outstanding list;

AND THAT any necessary by-laws be presented to Council for ratification.

12. Outstanding Items for Operations as at August 29, 2023

15 - 16

Memorandum from City Clerk Krista Power, dated August 29, 2023 providing

the Operations Session Outstanding Items List, for information.

13. Open Session (Community Services)

Chair: Councillor Shelby Ch'ng

14. Reports of Committees, Boards and Outside Agencies

14.1 2024 Ontario Winter Games Organizing Committee 17 - 23

Minutes of meeting 06-2023 of the 2024 Ontario Games Organizing Committee meeting dated July 13, 2023, for information.

15. Reports of Municipal Officers

15.1 Soccer Northwest Ontario (SNO) Turf Facility Concept - Review Update 24 - 40

Report 254-2023 Community Services providing a recommendation relative to the preferred site for a proposed multi-use indoor turf facility.

Memorandum from Manager - Community Services Kelly Robertson dated August 25, 2023 requesting an opportunity to provide a presentation relative to the above noted.

WITH RESPECT to Report 254-2023 Community Services, we recommend that Council re-affirm Chapples Park as the preferred site for a proposed multi-use indoor turf facility to respond to the community's need for indoor turf;

AND THAT Council direct Administration to proceed to develop a proposed financing strategy to support a Request for Proposal to solicit interest from potential interested proponents to offer services to advance the realization of the project, as outlined in Scenario 1 of this report;

AND THAT Administration report back on the proposed financing strategy on or before November 6, 2023;

AND THAT any necessary by-laws be presented to City Council for ratification.

15.2 Fleet Services -Purchase of Tandem Trucks Tender Award 41 - 44

Report 274-2023 Community Services - Fleet Services recommending that Tender No. 2023-47 for the Supply and Delivery of eight new Tandem Trucks with Side Load Waste Packers be awarded to FST

Canada Inc.

Pending the passage of the resolution at the Committee of the Whole meeting, the resolution will be presented for ratification at the City Council meeting to be held later in the evening and will require a two-thirds vote.

WITH RESPECT to Report 274-2023-Community Services-Fleet Services, we recommend that Tender No. 2023-47 for the Supply and Delivery of eight (8) new Tandem Trucks with Side Load Waste Packers in the amount of \$5,121,503.05 (inclusive of HST and Contingency) be awarded to FST Canada Inc. of Winnipeg, Manitoba;

AND THAT the Manager – Supply Management be authorized to issue any purchase orders related to this tender;

AND THAT the Mayor and Clerk be authorized to sign all documentation related to these matters;

AND THAT any necessary By-laws be presented to City Council for ratification.

15.3 2023 Accessibility Progress Report

45 - 54

At August 28, 2023 Committee of the Whole meeting the City Clerk advised that this item was withdrawn from the agenda to be re-presented at a later date.

Report 210-2023 (City Manager's Office - Office of the City Clerk) providing an update of the City's progress on achieving the compliance required through the Accessibility for Ontarians with Disabilities Act, 2005, re-presented for information.

16. First Reports

17. Petitions and Communications

18. Outstanding Items for Community Services Session as of August 29, 2023

55 - 56

Memorandum from City Clerk Krista Power, dated August 29, 2023 providing the Community Services Session Outstanding Items List, for information.

19. New Business

20. Adjournment



Memorandum

TO: Krista Power, City Clerk **FILE:**

FROM: Leah Prentice, Director
Community Services – Recreation & Culture Division

DATE: 08/29/2023 (mm/dd/yyyy)

SUBJECT: Presentation – Fall-Winter Events

**MEETING &
DATE:** Committee of the Whole - 09/11/2023 (mm/dd/yyyy)

I am requesting the opportunity for Louisa Costanzo, Supervisor - Cultural Development, Community Programming & Events, to provide a presentation on plans for fall-winter events to Committee of the Whole on September 11, 2023.

Sincerely,

Leah Prentice

Director – Recreation & Culture Division

cc: Norm Gale – City Manager

Kelly Robertson – General Manager, Community Services

Corporate Report

REPORT NUMBER 271-2023-Infrastructure, Development & Operations-Engineering & Operations

DATE PREPARED August 21, 2023	FILE
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MEETING DATE September 11, 2023

SUBJECT Architectural Services Award - Archives, Transit, Preferred Vendor

RECOMMENDATION

WITH RESPECT to Report 271-2023-Infrastructure, Development & Operations-Engineering & Operations, we recommend that Request for Proposal No. 2023-42, for Architectural Services for the Archives Addition and Renovation, and Water Street Transit Terminal Addition and Rehabilitation be awarded to Critchley Hill Architecture Ltd. up to the amount of \$758,170 inclusive of all taxes and a contingency allowance;

AND THAT Critchley Hill Architecture Inc. be awarded Preferred Vendor Status for a duration of 2 years, with options to renew for 3 additional years;

AND THAT the Manager – Supply Management be authorized to issue any purchase orders related to these projects;

AND THAT the General Manager of Infrastructure, Development and Operations report the circumstances to City Council should a negative variance in the contract value occur;

AND THAT the Mayor and Clerk be authorized to sign all documentation related to these matters;

AND THAT any necessary by-laws be presented to City Council for ratification.

EXECUTIVE SUMMARY

This Report recommends that Request for Proposal (RFP) No. 2023-42 be awarded to Critchley Hill Architecture Ltd. This firm has completed similar assignments and meets all the requirements of the RFP.

DISCUSSION

In preparation for the 2024 and 2025 construction seasons, fixed cost Consulting Services were sought for interior renovations and an addition to the City of Thunder Bay Archives, as well as building refurbishment and an addition to the Water Street Bus Terminal. Consulting services include design development, preparation of contract documents, cost estimating, tendering, review and contract administration.

The cost of the Archives project encompasses all architectural and engineering design fees. The scope also includes a Net-zero carbon ready assessment for the existing building. The study would seek to provide high standards of efficiencies, while prioritizing low carbon development to align with Climate Forward City: Thunder Bay Net Zero Strategy and seek to optimize life cycle costs for the facility in 2026-28. This study would include an electrical service review, building envelope enhancement, and costing for the proposed upgrade. The study would include order of magnitude estimates for the installation of ground source heat and on-site electricity generation. The study would also include life cycle cost analysis and greenhouse gas (GHG) emission reduction estimates.

The cost of the Transit project encompasses all architectural and engineering design fees, as well as fees for a transit hub specialist. It also includes validating the existing net-zero analysis and the use of passive design principles.

Design and construction of both renovations will be consistent with the Climate Forward City: Thunder Bay Net Zero Strategy for the applicable areas of construction.

In addition, a Preferred Vendor was sought for Architectural Services for the next 2-5 years. The negotiated method for fees up to \$60,000 would be used during the term of the agreement. Fees over \$60,000 (or any revised threshold as determined by the supply management bylaw) are subject to council approval. For projects exceeding \$60,000 in fees, or in any case where terms cannot be agreed to by both parties, the city would reserve the right to issue a separate RFP for public procurement. Alternately, some tasks will be assigned on an hourly basis at the rates provided in the proposal.

A public RFP call for Architectural Consulting Services was advertised on Thursday, June 1st, 2023 and closed July 13th, 2023.

Upon an evaluation by a team of representatives from Capital Facilities Construction, Archives, Transit, and Supply Management, Administration is recommending award of Contract to Critchley Hill Architecture Ltd.

LINK TO EARTHCARE SUSTAINABILITY PLAN

A net-zero carbon ready assessment will be completed for the existing Archives building and the existing net-zero analysis will be validated for the Transit Hub. Design and

construction of both renovations will be consistent with the Climate Forward City: Thunder Bay Net Zero Strategy for the applicable areas of construction.

FINANCIAL IMPLICATION

Archives Addition & Renovation (Inclusive of HST)	\$ 473,470.00
Water Street Transit Terminal (Inclusive of HST)	\$ 214,700.00
Design Contingency (Inclusive of HST)	\$70,000.00
Total Combined Project Cost: (Inclusive of HST)	\$758,170.00
Less: HST Rebate	(\$75,414.40)
Total Net Estimated Project Cost:	\$682,755.60

The Archives expansion project (design) is funded in the 2023 budget. Grant opportunities from NOHFC are currently being investigated by members of administration. Administration will report to Council relative to application of eligible grants and potential funding opportunities.

The Transit Project is funded through the ICIP program (Investing in Canada Infrastructure Program: Public Transit Stream).

CONCLUSION

It is concluded that Architectural Services for the Archives Addition and Renovation, and Water Street Transit Terminal Addition and Rehabilitation should be awarded to Critchley Hill Architecture Ltd. up to the amount of \$758,170 inclusive of all taxes and a contingency allowance;

AND THAT Critchley Hill Architecture Inc. be awarded Preferred Vendor Status for a duration of 2 years, with additional options to renew for 3 additional years.

BACKGROUND

NONE

Corporate Report 271-2023-Infrastructure, Development & Operations-Engineering & Operations

REFERENCE MATERIAL ATTACHED

NONE

REPORT PREPARED BY

Kelvin Jankowski, Supervisor - Capital Facilities Construction

REPORT SIGNED AND VERIFIED BY

Kerri Marshall, General Manager – Infrastructure, Development & Operations

Date 08/30/2023 (MM/DD/YYYY)



Memorandum

TO: Krista Power, City Clerk **FILE:**

FROM: Councillor Trevor Giertuga

DATE: 06/15/2023 (mm/dd/yyyy)

SUBJECT: Waterfront Trail Funding Commitment – Renew Thunder Bay

MEETING & DATE: Committee of the Whole - 09/11/2023 (mm/dd/yyyy)

Administration presented their Waterfront Trail implementation plan in June 2021 which outlined short- (1-5 years), intermediate- (6-10 years), and long-term (10+ years) development plans for the trail. At the time, the total costing for the short- and intermediate-term was approximately \$6.5 million. The Waterfront Trail continues to be included on the City’s infrastructure priority list, provided to Committee of the Whole on May 15, 2023.

The Waterfront Trail Rotary Community Action Team (WTRCAT), has made deputations to Council, impressing the importance of the trail and requesting that Council fund the project appropriately. At the May 1, 2023 Committee of the Whole meeting WTRCAT presented their Waterfront Trail – Tourism and Economic Impact Study. Highlights of the study included increasing tourism visitation and spending; providing a venue for community, sporting, and tourism events; and expanding the city's active transportation network and supporting resident attraction and retention.

I am asking Council to consider committing funds from Renew Thunder Bay to ensure that there is budget allocated to leverage external funding for a key segment of the trail – the bridge at Richardson Terminal. The updated cost estimate for the design and construction of this bridge is \$9 million.

When Renew Thunder Bay was introduced in 2009, the Waterfront Development Master Plan was included as a recommended project. The criteria to use Renew include: economic growth/benefits to the City; be highly visible; alignment with Federal and Provincial funding; and to provide community synergies and promote community partnership opportunities.

I believe that the Waterfront Trail continues to meet the required criteria for Renew and that with committed funding from the City, external and private/partnership funding will become available. I am asking that Council consider committing \$3 million of the required \$9 million associated with the bridge. I am also recommending that the commitment be held for this term of Council to find matching funding.

I present the following motion for Council's consideration:

WITH RESPECT to the Memorandum from Councillor Trevor Giertuga dated June 15, 2023, we recommend that \$3 million be committed in Renew Thunder Bay for a waterfront trail development project associated with the Bridge at Richardson Terminal;

AND THAT the funding commitment be subject to re-allocation at the end of the 2022-2026 term of Council should the City or private partners not be successful in securing matching funding;

AND THAT the commitment can only be spent subject to the receipt of matching funding through Federal or Provincial grants or private sector funding;

AND THAT the commitment be used as and where necessary to directly assist and secure external funding opportunities;

AND THAT any necessary by-laws be presented to Council for ratification.

Memorandum

TO: Krista Power, City Clerk **FILE:**

FROM: Cory Halvorsen, Manager – Parks & Open Spaces
Infrastructure, Development & Operations
Engineering & Operations

DATE: 08/30/2023 (mm/dd/yyyy)

SUBJECT: Report Back – 2024 Budget Amendment– Outdoor Rinks

MEETING & DATE: Committee of the Whole - 09/11/2022 (mm/dd/yyyy)

Administration was directed to conduct stakeholder engagement related to Outdoor Rinks to assist Council with decisions related to 2024 Budget Amendments. This memo provides a summary of the results from the public survey completed regarding the proposed reductions to the Outdoor Rinks program.

The survey was open to the public and was conducted through the Get Involved Thunder Bay portal. It was available from August 18th through to August 27th and included a full description of the current rink program, a description of the proposed rink reductions being considered in the budget process, as well as background information regarding the outdoor rink policy.

The survey received 4763 responses and the findings are summarized as follows:

- 81% of total respondents indicated that they use the outdoor rinks
- 93% of total respondents were not in favour of the proposed rink program reductions. The top 2 reasons they did not support the reductions were:
 1. They provide important winter recreational space for Thunder Bay.
 2. Locations need to be spread across the city so they can be accessed.
- 7% of total respondents indicated that they were in favour of the proposed reductions. The top 2 reasons they supported the reductions were:

1. They don't get used enough.
 2. We need to save money.
- Of the respondents that were not in support of the reductions, more than half provided written comments and approximately 30% of those comments suggested some type of compromise that would eliminate fewer rinks and result in less budget savings.

Budgets associated with the outdoor rink program span over multiple budget years. Setup of rink sites commences in the fall and operation of the rinks begins in December into January of the next year. Should Administration be directed to reduce service levels associated with the program, partial savings would be achieved in December 2024 and reported through 2024 variance reports with full savings achieved in 2025.

WITH RESPECT to the Memorandum from Cory Halvorsen, Manager – Parks and Open Spaces dated August 30, 2023, we recommend that Outstanding List Item 2023-103-INO be removed from the outstanding list;

AND THAT any necessary by-laws be presented to Council for ratification.

Memorandum

Office of the City Clerk

Fax: 623-5468

Telephone: 625-2230

TO: Mayor & Council

FROM: Krista Power, City Clerk

DATE: May 23, 2023

SUBJECT: Outstanding List for Operations as of August 29, 2023
Committee of the Whole – September 11, 2023

The following items are on the outstanding list as at August 29, 2023:

Meeting Session	Reference Number (yyyy-nnn-MTG)	Department/Division	Outstanding Item Subject	Resolution Report Back Date - (on or before date)	Revised Report Back Date - (on or before date) (Memos presented at COW updating or delaying Item)
Operations	2014-002-INO	Infrastructure & Operations / Engineering & Operations	Residential Wattage Reduction Report	No date included in original resolution	May-05-2025
Operations	2020-047-INO	Infrastructure & Operations / Engineering & Operations	Electric Scooter Pilot Participation	Dec-01-2026	Feb-01-2027
Operations	2021-107-INO	Infrastructure & Operations / Engineering - Parks & Open Spaces	Tree Production at Conservatory	Dec-20-2021	04-Dec-23

Operations	2021-108-INO	Infrastructure & Operations/Engineering & Operations	Tactile Walking Indicators	Jan-15-2024	Mar-4-2024
Operations	2023-101-INO	Infrastructure & Operations	Strong Towns Principle 1 - Financial Solvency	Dec-04-2023	
Operations	2023-103-INO	Infrastructure & Operations/Engineering & Operations	Report Back - 2024 Budget Amendments - Outdoor Rinks	Sep-11-2023	
Operations	2023-104-INO	Infrastructure & Operations/Engineering & Operations	Leland Avenue Median Naturalization	Dec-07-2026	



2024 Ontario Winter Games Organizing Committee Meeting Minutes

Thursday, July 13, 2023, 11:37 a.m.

McNaughton Room - 3rd Floor, City Hall

1. 2024 Ontario Winter Games Organizing Committee Meeting 06-2023

Co-Chairs: Tracie Smith and Barry Streib

2. Executive Members

Councillor Greg Johnsen, City Council

Tracie Smith, Director - Strategic Initiatives & Engagement – Co-Chair

Barry Streib, Community Volunteer – Co-Chair

Vacant - Fort William First Nation (FWFN)

Bob Edwards, Municipality of Shuniah

John Cameron - Community Economic Development Commission (CEDC)

Matthew Lawrence, Games Coordinator

Paul Burke, Supervisor – Sport & Community Development – Executive Member

Ryan Albright, Games Ontario - Government of Ontario – ex-officio

3. Sub-Committee Chairs and Co-Chairs

Kathy Ball, Community Volunteer – Accommodations Co-Chair

Leigh Abthorpe, Community Volunteer – Accommodations Co-Chair

Matthew Villella, Community Volunteer – Administration Chair

Bonnie Tittaferante, Community Volunteer – Food Services Chair

Shannon Young, Community Volunteer – Logistics Co-Chair

Jim Glana, Community Volunteer – Security Co-Chair

Greg Stephenson, Community Volunteer – Security Co-Chair

Karen Bonazzo, Special Events Developer – Special Events Chair

Ally Drombolis, Customer Service and Marketing Coordinator – Sponsorship
Chair

Todd Kennedy, Community Volunteer – Transportation Chair

Tessa Hettrick, Volunteer Program Coordinator – Volunteer Services Co-Chair
Scott Garner, Municipal Accessibility Specialist – Accessibility Chair

4. Organization Representatives

Erin Moir, EcoSuperior Representative – Sustainability Co-Chair

5. Officials

Lori Wiitala, Committee Clerk and Legislative Specialist

6. Guests

Madison Padma, Games Ontario - Government of Ontario
Stephanie Reid, Communications Officer

7. Welcome and Disclosures of Interest

Co-Chair Barry Streib called the meeting to order. There were no disclosures of interest declared.

8. Agenda Approval

MOVED BY: Kathy Ball
SECONDED BY: Bonnie Tittaferrante

WITH RESPECT to the July 13, 2023 meeting of the 2024 Ontario Winter Games Organizing Committee, we recommend that the agenda as printed, including any additional information and new business, be confirmed.

CARRIED

9. Minutes of Previous Meeting

The Minutes of Meeting 05-2023 of the 2024 Ontario Winter Games Organizing Committee, held on June 8, 2023, to be confirmed.

MOVED BY: Councillor Greg Johnsen
SECONDED BY: Jim Glена

THAT the Minutes of Meeting 05-2023 of the 2024 Ontario Winter Games

Organizing Committee, held on June 8, 2023, be confirmed.

CARRIED

10. Airport Authority Meeting

Paul Burke provided the following update relative to the above noted.

The Airport Authority sponsorship has been finalized, and an in-kind marketing/media kit with digital advertising has been provided with a value of \$5000.

11. Games Coordinator Update

Matthew Lawrence provided the following update relative to the above noted.

Provincial Sport Ontario (PSO) two-week span of meetings are complete, and the tech packages have been updated to reflect the current information including the number of sports categories (30), the number of participants including athletes, coaches and officials (2843 apx.). The biathlon has been moved to week 2 of the Games and speed skating has been removed.

Discussion was held relative to when the athletes would arrive for practice; athletes in some sports will arrive Thursday afternoon, the majority will arrive Friday morning. Most venue set-up will occur Friday morning.

On-site visit has been scheduled for June 20th, 2023; committee to meet at Pool 6 at 8:30 a.m. to depart at 8:45 a.m., the tour will include schools and Lappe Nordic, a second site visit will be scheduled at a later date.

12. Games Ontario Update

Madison Padma, Games Ontario - Government of Ontario, provided the following update relative to the above noted.

Provincial Sport Organization (PSO) meetings are complete, documents will be uploaded to MS Teams soon for committee members to access.

Discussion was held relative to Pachi being promoted in Thunder Bay and it was

advised that Pachi will not be available until after October.

13. Committee Reports

The following Committee Report updates will be provided:

13.1 Medical

Tracie Smith provided the following update relative to the above noted.

Dr. Wark has added people to the team. A meet and greet has been held, and the committee is reaching out to secure medical volunteers.

13.2 Sponsorship

Ally Drombolis provided the following update relative to the above noted.

Funding in the amount of \$100,000 is secured, and another \$120,000 in funding is presently in discussion. Platinum Sponsor is \$75,000 and is lined up for the biathlon and cross-country skiing events.

Negotiations with restaurants for in-kind sponsorship for volunteer refreshments are being considered; the committee is presently seeking a hydration sponsor.

13.3 Marketing and Communications

Stephanie Reid provided the following update relative to the above noted.

A content creator from the CEDC will be attending site visits and taking photos that will be posted online and updated regularly. Diane Emery, Sports Hall of Fame, will be providing information relative to the history of the Games.

There have been challenges with producing the bilingual newsletter.

The 2024 Ontario Winter Games logo to be represented at select City facilities and arenas.

13.4 Volunteer Services

Tessa Hettrick and Samantha Stovel provided the following update relative to the above noted.

The link for volunteer requirements has been previously emailed to the committee and there is a request for the forms to be completed and returned asap. Committee Clerk and Legislative Specialist Lori Wiitala to distribute via email again.

The committee is asking volunteers to commit to 2 or 3, 4-hour shifts. The recruitment website will be closed when volunteer requirements are met, the goal is September 15, 2023.

13.5 Special Events

No update available, defer to August meeting.

13.6 Accommodations

Leigh Abthorpe and Kathy Ball provided the following update relative to the above noted.

The committee is working on finalizing hotel contracts; have had discussions with Food Services and Transportation.

13.7 Sport Technical

No update available, defer to August meeting.

13.8 Food Services

Bonie Tittaferante provided the following update relative to the above noted.

EOI has not gone out yet, should be priority. No further update available.

13.9 Administration

No update available, defer to August meeting.

13.10 Information Technology

No update available, defer to August meeting.

13.11 Finance

An update was provided relative to the above noted.

Working on 2024 Ontario Winter Games budget to be included the City of Thunder Bay budget for 2024. The August committee meeting will include

a draft budget for Games component, the final report will be submitted to City Council early September 2023

13.12 Logistics

Shannon Young provided the following update relative to the above noted.

Looking to fill the warehouse manager position, and for food service delivery coordination. Have received a contact for a potential restaurant interest.

13.13 Registration

No update available, defer to August meeting.

13.14 Transportation

Todd Kennedy provided the following update relative to the above noted.

In discussion with Air Canada and Porter Airlines. EOI finalized. Look at working with bus services for travel. Waiting on PSO to confirm final numbers, tentatively December 8, 2023.

13.15 Accessibility

No update available, defer to August meeting.

13.16 Sustainability

Erin Moir provided the following update relative to the above noted.

Working on a potential water sponsor. Awaiting site tours to organize water stations.

13.17 Security

Greg Stephenson and Jim Glena provided the following update relative to the above noted.

Site visits are crucial for this component of the Games. Looking to include Thunder Bay Chief of Police, NAPS, First Nations Police, OPP, and Shuniah in discussions.

14. New Business

The following information was provided relative to the above noted.

Northern Ontario Heritage Funding Corporation (NOHFC) funding was received.

Canada Games Complex has the 3-metre platform, scoreboard and sound system to utilize; Gardens has access and sound to utilize.

Funding was received for Fort William Gardens and Delaney for fibre installation and indoor bleachers.

Federal Economic Development Agency for Northern Ontario (FedNor) declined the application.

An application went out to CEDC for facility upgrades in the amount of \$200,000. Bob Edwards recommends sending letters of support to NOHFC from Lappe Nordic and Thunder Bay Nordic relative to event funding; will also be meeting with private and not-for-profit organizations with funding requests.

15. Next Meeting

The 2024 Ontario Winter Games Organizing Committee Meetings will be held the 2nd Thursday of each month in the Baggage Building Arts Centre unless noted otherwise, at 11:30 a.m., as follows:

- Thursday, August 17, 2023 (McNaughton Room - City Hall, 3rd Floor)
- Thursday, September 14, 2023
- Thursday, October 12, 2023
- Thursday, November 9, 2023
- Thursday, December 14, 2023

16. Adjournment

The meeting adjourned at 12:39 p.m.

Corporate Report

REPORT NUMBER 254-2023-Community Services-	
DATE PREPARED	August 24, 2023
FILE	
MEETING DATE	September 11, 2023
SUBJECT	Soccer Northwest Ontario (SNO) – Turf Facility Concept – Review Update

RECOMMENDATION

WITH RESPECT to Report 254-2023 Community Services, we recommend that Council re-affirm Chapples Park as the preferred site for a proposed multi-use indoor turf facility to respond to the community’s need for indoor turf;

AND THAT Council direct Administration to proceed to develop a proposed financing strategy to support a Request for Proposal to solicit interest from potential interested proponents to offer services to advance the realization of the project, as outlined in Scenario 1 of this report;

AND THAT Administration report back on the proposed financing strategy on or before November 6, 2023;

AND THAT any necessary by-laws be presented to City Council for ratification.

LINK TO STRATEGIC PLAN

The realization of a proposed multi-use indoor turf facility is aligned with the strategic direction to keep our community healthy, safe and strong through creating equitable access to recreation and sport. The investment in the proposed facility will also support Council’s strategic priority of growing our city.

EXECUTIVE SUMMARY

This report concludes a review of a proposed new site and indoor turf facility concept developed by Soccer Northwest Ontario (SNO) in consultation with other key end users to address the community’s need for indoor turf (‘the SNO Option’). The report compares the proposed facility concept according to compliance with two (2) different building standards: i) the Ontario Building Code (OBC); and, ii) the City of Thunder Bay’s Facility Design Standards Policy (CTB Facility Design Standard). In addition, the

report provides a high level summary of the 'SNO Option' to the original multi-use indoor turf facility planned for Chapples Park ('the Chapples Option'). Finally, options available to advance a facility solution and recommended next steps are included.

DISCUSSION

The SNO Option

The Site

The proposed SNO Option site is located on City owned lands/parkland west of the Thunder Bay Community Auditorium and south of the Canada Games Complex. The current Zoning By-law would permit the proposed use. The site is in a central area of the city, readily accessible to public transit routes and other sport, recreation and cultural amenities located in the 'Port Arthur' hub.

Accommodation of the proposed facility at this site will displace an existing full sized, 100m softball diamond that is heavily used by 3 softball leagues (50+ teams, 750 players) on a regular basis May to September and 9 out of 12 tournament weekends June to August. This existing softball diamond is considered a first choice in diamonds across the city as it is a suitable size for adult recreational softball. The City's Parks and Open Space Section recommends the reconstruction of a new diamond to the northwest of the existing diamond on the site of two existing underutilized small softball diamonds.

Accommodating parking requirements for the proposed facility (an additional 150 spaces) and existing parking displaced from the Community Auditorium will not be possible on the site. However, there is an opportunity to provide additional parking on nearby Winnipeg Avenue. There could be challenges in meeting parking needs and limiting traffic congestion in instances where there are multiple concurrent events being hosted at the major facilities in the area.

Other than the potential replacement of the existing softball diamond to accommodate the SNO facility, there are no planned sports field developments limiting the opportunity to integrate indoor/outdoor turf play and tournament hosting. Also, contrary to the Chapples Option, the SNO Option does not include electric ready parking stalls, motor coach parking and turnaround, planting and soft surfacing, transit shelter with stop onsite, connectivity to active transportation and pedestrian paths, landscaped bio-retention swales, site seating, lighting, and security.

The Building Program

The proposed SNO Option building program is similar to that of the Chapples Option; however, many of the building components have been downsized or minimalized to stay within the SNO Option footprint and some building components have been eliminated.

The total floor area of the Chapples Option compared to the SNO Option is 11,805 m² compared to 9,233 m² (22% less). The total playing surface in the SNO Option is the same as the Chapples Option (5,510 m²); however, the SNO field configuration is now linear and narrower in width reducing the option for full field layout for multiple turf sports. In developing the Chapples Option, key end users requested a wider playing surface to be compliant with FIFA indoor turf standards. There is reduced perimeter space surrounding the playing surface. Seating capacity is 960 (31% less than Chapples Option 1,400) and all seating capacity is at the level of the playing surface. The second level mezzanine is at one side of the proposed playing surface as opposed to wrapping around the entire playing surface. Eight player changerooms are proposed with bench seating to accommodate up to 14 adults. Storage lockers will be available outside each player changeroom. However, as opposed to including shower/washroom facilities in each player changeroom as contemplated in the Chapples Option, shower and washroom facilities will be reduced and centralized and accessed from the field of play as well as the foyer corridor on the main floor. Male/female washrooms and one gender neutral washroom are also proposed on the second floor. Multi-purpose room space on the second floor will also serve as a meeting/board room. Concession space is on the second floor – removed from the main spectator area on the ground floor. Field storage capacity is reduced and there is no capacity for club equipment storage. Referee changerooms, administrative areas, mechanical, and potential for leased space elements are included but reduced in size compared to the Chapples Option.

Excluded from the SNO Option building program are the walking track and dedicated change room, showers and washrooms for each change room, toilet rooms included within the Referee changerooms, club storage area, benches for player seating at field level, recycling and garbage room, maintenance equipment and area for storage, and first aid room.

Building Design/Construction

The main building structure of the SNO Option is proposed to be a frameless rigid steel building. The frameless rigid steel building's exterior wall provides structure and serves as the building envelope. Stantec Architecture Ltd. notes that this type of building design is not considered best practice. Risks with the use of rigid panels include the need for a robust building maintenance program to monitor for rust, corrosion on exterior panels as a result of exposure to weather. The large, long building with convex roof will have a more industrial look. There are currently only 2 providers of these structures in Canada. Replacement of panels would likely be through these limited providers and there are limitations in renovating/expanding this type of structure in the future. In addition, increased roof inspections and periodic replacement of fasteners should be built into the capital renewal program in a short period of time (after 10 years).

SNO Option – Compliance with Ontario Building Code (OBC) v. City of Thunder Bay Facility Design Guidelines

The purpose of the City of Thunder Bay's Facility Design Standards is to demonstrate commitment to environmental, social, and economic improvements and to provide leadership in sustainable building practices. The Chapples Option design was according to Leadership in Energy and Environmental Design (LEED) Silver Principles. Therefore, this is the proposed standard to be applied for the SNO Option (CTB Facility Design Standard).

A minimum additional investment of \$2.44 million will be required to upgrade the SNO Option (OBC Compliant) to the CTB Facility Design Standard. Approximately \$1.45 million additional investment pertains to complying with LEED Silver Principles; the \$990,000 balance applies to achievement of improved accessibility and compliance with the City's Clean, Green and Beautiful Policy (No. 02-05-01).

As of January 1, 2018, all new buildings must meet energy and building envelope requirements of OBC standard SB-10. The SNO concept would be required to meet or exceed these requirements and the costs to meet this standard have been included in the review. The SNO Option (OBC Compliant) has energy cost savings of 19% over the Ontario Building Code's SB10 base building. The SNO Option's (OBC Compliant) estimated annual natural gas consumption is 131,670 m³ compared to the Chapples Option of 62,017 m³; the estimated annual electricity consumption for the SNO Option (OBC Compliant) is 776.9 KWh versus 1,715 KWh for the Chapples Option. Combined, the SNO Option will produce 133% more green house gas emissions annually than the SNO Option and annual energy costs will be 10% higher than the Chapples Option.

LEED Silver scores require a 40 – 45% energy performance reduction. Enhanced insulation and higher efficiency HVAC equipment are examples of upgrades required to achieve compliance of the SNO Option with LEED Silver Principles. Sustainability considerations such as the durability of materials, how they are sourced, the extent to which materials can be recycled, and stormwater management are other examples that differentiate the SNO Option (OBC Compliant) from CTB Facility Design Standard/LEED Silver Principles.

In respect of accessibility, the SNO Option (OBC Compliant) accounts for all barrier free requirements but not the London Facility Accessibility Design Standard that the City of Thunder Bay has adopted. An example of an improved accessibility feature is the wider turning diameter for a wheelchair in a Universal washroom.

The Chapples Option was designed to the City's Clean, Green and Beautiful Policy – Diamond Standard. The SNO Option (OBC Compliant) as currently designed does not meet the principles of Clean, Green & Beautiful nor the COTB Facility Design Standard and the local zoning regulations. Additional investments to the SNO Option (OBC Compliant) would include enhanced landscaping, image routes, and public art to deliver desirable spaces to live and work.

Capital Estimates

SNO had forecasted a capital cost of construction for the SNO Option of \$20 million. Stantec Architecture Ltd. engaged an independent consultant, Hanscomb Ltd. to obtain a Class C estimate of the capital construction cost of the SNO Option which is expected to have +/- 15-20% accuracy. In addition, Stantec requested an updated Class A estimate of the capital cost of construction for the original Chapples Option which is expected to have a +/- 5–10% accuracy.

The table below compares the estimated capital costs for the SNO Option based on the two different building standards requested of Council and the updated Chapples Option. Below is a high level comparison of the total capital costs of construction per option taking into account differences in the quality of cost estimates and the cost per square metre based on gross floor area. All cost estimates are pre-HST.

<u>Facility</u>	<u>Total Capital Cost</u>	<u>Cost per Gross Floor Area (m²)</u>
SNO Concept (OBC Compliant)	\$32.8M - \$49.2M	\$3,552 - \$5,328
SNO Concept (CTB Facility Design Standard)	\$35.0M - \$52.6M	\$3,791 - \$5,697
Chapples Option	\$45.9M - \$56.0M	\$3,888 - \$4,744

Values for each option have been inflated to reflect a May 2025 start.

While the total upfront capital requirements for the SNO Option are lower than the same for the Chapples Option, the difference in cost per square meter of gross floor area is marginal or lower. Please refer to Attachment A for more details on capital cost estimates.

Lifecycle Costs

Based on the estimated total capital cost of construction listed in Appendix A, the 40 year lifecycle cost per square metre of floor area is \$1,064 for the Chapples Option compared to \$1,177 for the SNO Option. In respect of energy lifecycle analysis over 40 years, the SNO Option will produce 133% more greenhouse gas emissions per square metre of floor area and energy costs are 10% higher than the Chapples Option.

Options to realize a Facility Solution

Scenario 1: Multi-use Indoor Turf Facility – Chapples Park

Administration believes that the Chapples Option offers the best value for money compared to the SNO Option. However, Administration appreciates that the upfront capital requirements exceed Council's tolerance for capital expenditures on the project. Opportunities to mitigate the financial implications to the City of advancing this project include: i) leveraging external funding opportunities; ii) rescoping the facility design; and iii) exploring project partnership opportunities.

A revised funding application was submitted to Infrastructure Canada for their second intake for the Green and Inclusive Community Buildings Program in March 2023. This funding application assumed a net-zero version of the Chapples Option with an updated capital cost of construction of \$51.9 million and a proposed \$25.9 million City cost share. It is unknown when Infrastructure Canada will render a decision. A decision from Infrastructure Canada in respect of our first unsuccessful application was received 13 months after submission which would correspond with a potential April 2024 timeline for decision.

The SNO Option illustrated the willingness of key end users to reconsider priority needs in a proposed facility solution. A revised scope of the building program for the Chapples Option could assist in reducing the total project cost. Administration would recommend the building standard comply with the CTB Facility Design Standard at a minimum.

The results of an Expression of Interest (EOI-02-2021) confirmed interest by qualified prospective private sector partners to advance an indoor turf solution. To advance a solution through a partnership approach, Council needs to approve the procurement for a Request for Proposal (RFP) and budget the additional capital funds to fully realize the project. Proponents that responded to the EOI would also be invited to respond to the RFP. The RFP would solicit more detailed proposals and would be aimed at finding the most qualified proponent with the best evaluated proposal. Pending the results of the RFP, the City could enter into negotiations for a contract with the preferred proponent.

The advancement of the project through a partnership approach would take longer to realize a solution and there is no guarantee that negotiations will be successful or how much financial implications to City could be mitigated. A prospective partner would likely want to undertake their own due diligence review of the business plan for the proposed facility and assess various site options.

Administration recommends that Council direct the issuance of a RFP to solicit interest by qualified prospective proponents to provide services to realize an indoor turf solution with Chapples Park identified as the preferred site. Examples of the services that could be provided would include, but not be limited to design, build, operate and maintain. The RFP would relay info on community needs, the various building standards explored to date, and the City's desire to achieve key objectives, including the mitigation of financial implications to the City.

Council had previously approved a project financing plan to an upset limit of approximately \$35 million. In order to support the issuance of RFP based on the

updated cost estimates in this report, Council would need to approve an updated project financing plan. (The actual City contribution to the project would depend on the outcome of the RFP process and subsequent partner negotiations.)

Administration is in the process of developing the draft 2024 – 2027 capital budget and needs more time to develop an updated project financing plan that takes into consideration the multiple infrastructure priorities, the status of various reserve accounts and to ensure compliance of the proposed financing plan with the City's debt management strategy. Administration will report back by November 6, 2023 and a proposed project financing plan to support the issuance of an RFP.

Scenario 2: SNO Option – Chapples Park

This scenario contemplates the construction of a revised scope facility, potentially incorporating some elements of the 'SNO Option' facility, at the recommended preferred site of Chapples Park. This option would negate the need to displace the existing softball diamond, limit the congestion that may be associated with concurrent event hosting at facilities in the Port Arthur hub, and offer increased opportunities for indoor/outdoor integration.

As mentioned above, the proposed RFP could share info on the SNO and Chapples designs and invite proponents to comment on options to rescope the proposed facility solution.

As an alternative to exploring this option through a partnership approach or RFP, Administration could continue to re-engage with key end users and Stantec Architecture Ltd., if they were willing and had the capacity, to work on rescoping the original Chapples design and report back to Council in early 2024 on a rescoped design and revised capital estimate. The risks with this approach relate to the additional expenses of rescoping design, the missed opportunity to receive input from prospective project partners, and the limited capacity of Stantec and other architectural service firms. For these reasons, Administration's recommended approach is to issue an RFP.

Scenario 3: SNO Option – Lands adjacent to Thunder Bay Community Auditorium

Administration does not recommend that Council advance the SNO Option at the proposed site adjacent to the Thunder Bay Community Auditorium due to site impacts/risks and the limited financial gain to the City available through this option.

Should Council direct the advancement of the SNO Option at this site, Administration recommends that public engagement be conducted as per the Council approved Public Engagement Framework – Major Projects. As part of the planned public engagement, feedback from the public could be sought on the SNO Option as compared to the Chapples Option. Should Council approve this option, Administration could report back on the results of public engagement by Q1 2024 and recommend next steps at that time.

CONSULTATION

Consultation has been conducted with SNO to confirm the facility concept at key intervals during the review of the SNO Option.

LINK TO EARTHCARE SUSTAINABILITY PLAN

While Council did not direct Administration to research a net zero standard for the SNO Option, should Council decide to advance the SNO Option at the current proposed site, Administration would recommend the facility be designed to be net-zero ready given the potential future opportunity to tie-in to a district heating/cooling system to serve multiple City-owned facilities in the Port Arthur hub. Preliminary estimates for Net-Zero ready or net-zero energy buildings indicate a premium of 7-11% over the CTB Facility Design Standard cost or up to an additional \$4.7 million.

FINANCIAL IMPLICATION

The financial implications associated with this report are outlined in Attachment A.

CONCLUSION

It is concluded that the upfront capital requirements for the two SNO Option building standards reviewed (\$32.8 million - \$52.6 million) are estimated to be lower than the same for the Chapples Option (\$45.9 million - \$56.0 million). However, the cost per square meter of gross floor area, the lower energy costs, and the lower lifecycle costs per square meter over the expected 40 year life of the facility suggest that the Chapples Option provides better value for money.

Administration recommends the Chapples site as the preferred site for a proposed multi-use indoor turf facility.

Administration recommends that Council direct the issuance of a RFP to solicit interest by qualified prospective proponents to provide services to realize an indoor turf solution with Chapples Park identified as the preferred site. This approach is recommended to confirm interest of potential partners, including qualified proponents who previously responded to EOI-02-2021, to partner with the City, invite their proposals on the proposed building program and their capacity to contribute to the project to achieve shared objectives, including the mitigation of financial implications to the City.

In order to support the RFP, Council would need to approve an updated project financing plan. Administration will report back to Council on an updated project financing plan by November 6, 2023.

BACKGROUND

At their March 6, 2021 Committee of the Whole meeting, Council decided not to proceed with the award of contract for construction of a proposed multi-use indoor turf facility to be located at Chapples Park (R 9 2021).

A Non-business meeting of Council was held April 29/21 to provide background information to Council of their decisions to date in respect of the proposed multi-use indoor turf project, community needs and Council's approved objectives for the project, project timelines and funding models.

At the May 17, 2021 Committee the Whole, as a result of a motion from Councillor Bentz, Council directed Administration to report back by June 14/21 on an Expression of Interest to solicit interest from the marketplace on interest in a potential partnership with the City to advance short and long term solutions.

At their June 7, 2021 Committee of the Whole meeting, Council directed Administration to proceed with a funding application to Infrastructure Canada's Green and Inclusive Community Building Program by July 6/21 – Large Retrofit/New Build Category (R 82 2021).

At their June 14, 2021 Committee of the Whole meeting, Council directed Administration to proceed to administer the above mentioned EOI and report back on the status and outcome of the EOI by Nov. 30/21 (R 85 2021). EOI 02-21 was issued July 26/21 and closed Aug. 27/21.

At their November 22, 2021 Committee of the Whole meeting, Council received an update on the results of the EOI (8 submissions received – 4 long term solutions; 4 short term solutions) and resolved to await a determination by Infrastructure Canada on the Green and Inclusive Community Buildings (GICB) funding application (R 151 2021).

At their March 14, 2022 Committee of the Whole meeting, Council resolved to await a determination by Infrastructure Canada on the funding application, directed Administration to engage with the Tournament Centre operator to maintain the temporary conversion of one ice surface for the upcoming 2022-2023 indoor season, and report back by Q1 2023 on the implications of an extended conversion of one surface at the Tournament Centre (R 20 2022).

At the July 25, 2022 Committee of the Whole meeting, Council directed Administration to seek direction from the newly elected Council on a long term facility solution given a response received June 13, 2022 from Infrastructure Canada that the funding application to the GICB program was unsuccessful and given the need for a significant capital contribution from the City to advance the project and the potential that the current Council would be in a restricted acts 'lame duck' position as of August 19, 2022 (R 123 22). This report also provided feedback from key end users on their demand for indoor turf post pandemic and their priority needs. The report also provided additional public information on the short term and long term proposals received through the EOI.

Given concerns from indoor turf users and the negative implications on ice users with proposed short term solutions involving the Tournament Centre or the erection of an air supported structure over Fort William Stadium turf, Administration did not recommend pursuing a short term solution other than engaging with the Tournament Centre operator to maintain the temporary conversion of one surface for the 2022-2023 indoor season.

At their December 12, 2022 Committee of the Whole meeting, a newly elected Council received a deputation from Soccer Northwest Ontario (SNO) on a proposed alternate facility concept to be located on City lands adjacent to the Thunder Bay Community Auditorium.

At their December 19, 2022 Committee of the Whole meeting, in response to a memo from GM Robertson, Council resolved to defer a report to advance a long term solution expected January 2023 based on proposals received through the EOI process to allow Administration to proceed to explore the implications of the new, alternate SNO facility/location concept. The memo laid out the proposed scope of work to be funded through an appropriation from the Indoor Turf Reserve Fund (\$170K), and an expected report back date of March 13, 2023.

On March 6, 2023, G. Broere provided a memo to Council on the work completed to date on the SNO option and preliminary findings. The memo recommended Administration proceed with the remaining scope of work and report back in May 2023. Also, Administration advised Council that a funding application for the proposed original facility concept at Chapples had been updated and submitted to Infrastructure Canada's GICB 2nd Intake – March 6/23 – and that Council could withdraw this application at any time.

On April 3, 2023, Council resolved that Administration report back on the costing of 2 versions of the SNO facility concept: i) one that meets minimum legislated requirements (but not the City's Facility Design Guidelines or Net Zero requirements); and ii) one that meets the City's Facility Design Guidelines. Also, a report back date of September 11/23 was confirmed to allow for works to be completed sequentially to avoid unnecessary expenditures should key challenges to the potential redevelopment of the site be identified.

REFERENCE MATERIAL ATTACHED

Attachment A – High Level Summary of Building Program – SNO versus Chapples Options

Attachment B – SNO and Chapples Options – Capital Estimates

REPORT PREPARED BY

Corporate Report 254-2023-Community Services-

Kelly Robertson, General Manager – Community Services

REPORT SIGNED AND VERIFIED BY

Kerri Marshall, General Manager - Infrastructure, Development & Operations.

Date (31/08/2023)

Report 254.2023 - Attachment A

High Level Summary of Building and Site Program

SNO versus Chapples Options

Building Component	SNO Option (OBC Compliant)	SNO Option (CTB Facility Design Standard)	Chapples Option
Synthetic Turf Field Layouts			
Soccer Fields	<ul style="list-style-type: none"> • 2 – 58m x 45.5m (half-size pitches) • 4 – 45.5m x 27m (quarter-size pitches) 	<ul style="list-style-type: none"> • 2 – 58m x 45.5m (half-size pitches) • 4 – 45.5m x 27m (quarter-size pitches) 	<ul style="list-style-type: none"> • 1 – 95m x 58m (regulation size pitch) • 2 – 58m x 45.5m (half-size pitches) • 4 – 45.5m x 27m (quarter-size pitches)
Cricket Fields	<ul style="list-style-type: none"> • 2 – 58m x 45.5m 	<ul style="list-style-type: none"> • 2 – 58m x 45.5m 	<ul style="list-style-type: none"> • 1 – 95m x 58m • 2 – 58m x 45.5m
Flag Football Fields	<ul style="list-style-type: none"> • 2 – 64 yards x 32 yards 	<ul style="list-style-type: none"> • 2 – 64 yards x 32 yards 	<ul style="list-style-type: none"> • 1 – 90 yards x 64 yards • 2 – 64 yards x 32 yards
Lacrosse Fields	<ul style="list-style-type: none"> • 2 – 58m x 35m 	<ul style="list-style-type: none"> • 2 – 58m x 35m 	<ul style="list-style-type: none"> • 1 - 95m x 58m • 2 – 58m x 35m
Baseball/Softball Fields			<ul style="list-style-type: none"> • 2 – 58m radius fields
Ultimate Frisbee Fields	<ul style="list-style-type: none"> • 4 – 58m x 23.75m 	<ul style="list-style-type: none"> • 4 – 58m x 23.75m 	<ul style="list-style-type: none"> • 1 – 95m x 58m • 4 – 58m x 23.75m
Rugby Fields	<ul style="list-style-type: none"> • 2 – 58m x 45.5m 	<ul style="list-style-type: none"> • 2 – 58m x 45.5m 	<ul style="list-style-type: none"> • 1 – 95m x 58m • 2 – 58m x 45.5m
Tennis Courts (conversion potential)	<ul style="list-style-type: none"> • 3 per quarter = 12 Tennis Courts 	<ul style="list-style-type: none"> • 3 per quarter = 12 Tennis Courts 	<ul style="list-style-type: none"> • 3 per quarter = 12 Tennis Courts
Hard Surface Basketball Courts (conversion potential)	<ul style="list-style-type: none"> • 1 per quarter = 4 Basketball Courts 	<ul style="list-style-type: none"> • 1 per quarter = 4 Basketball Courts 	<ul style="list-style-type: none"> • 1 per quarter = 4 Basketball Courts
Player Benches at Field Level	<ul style="list-style-type: none"> • N/A 	<ul style="list-style-type: none"> • N/A 	<ul style="list-style-type: none"> • Yes

Building Component	SNO Option (OBC Compliant)	SNO Option (CTB Facility Design Standard)	Chapples Option
Perimeter space surrounding turf field	<ul style="list-style-type: none"> Meets accessibility requirements 	<ul style="list-style-type: none"> Meets accessibility requirements 	<ul style="list-style-type: none"> Wider
Automatic Curtains for Field Separation	<ul style="list-style-type: none"> Yes 	<ul style="list-style-type: none"> Yes 	<ul style="list-style-type: none"> Yes
Sport Equipment	<ul style="list-style-type: none"> No 	<ul style="list-style-type: none"> No 	<ul style="list-style-type: none"> Small, Medium, Full-sized Goals
Field Storage	<ul style="list-style-type: none"> Very limited 	<ul style="list-style-type: none"> Very limited 	<ul style="list-style-type: none"> Yes
Adjacent Outdoor Sportsfields	<ul style="list-style-type: none"> 2 small ball diamonds (to be displaced with 1 larger) PA Stadium 	<ul style="list-style-type: none"> 2 small ball diamonds (to be displaced with 1 larger) PA Stadium 	<ul style="list-style-type: none"> 4 full-size Soccer fields 4 minor Baseball fields 1 softball field 1 Cricket field
Indoor Walking Track	<ul style="list-style-type: none"> N/A 	<ul style="list-style-type: none"> N/A 	<ul style="list-style-type: none"> Approx. 320m main floor, surrounding turf field
Dedicated Changeroom for Walkers	<ul style="list-style-type: none"> N/A 	<ul style="list-style-type: none"> N/A 	<ul style="list-style-type: none"> Yes with 12 lockers, 1 accessible shower, 1 UTR, and 3 private change rooms
Changerooms	<ul style="list-style-type: none"> 8 – benches only (capacity 14 adults); washroom & showers centralized and accessed outside changeroom 	<ul style="list-style-type: none"> 8 – benches only (capacity 14 adults); washroom & showers centralized and accessed outside changeroom 	<ul style="list-style-type: none"> 8; includes 2 showers (1 accessible), 1 Universal Toilet Room, 1 lavatory room per changeroom (Total - 16 showers, 8 UTRs, and 8 lavatories)
Referee Changerooms	<ul style="list-style-type: none"> 2; no toilet access in referee room 	<ul style="list-style-type: none"> 2; no toilet access in referee room 	<ul style="list-style-type: none"> 2; includes access to toilet room

Building Component	SNO Option (OBC Compliant)	SNO Option (CTB Facility Design Standard)	Chapples Option
Multi-purpose Room	<ul style="list-style-type: none"> • Combined Meeting/Multi-purpose Room 	<ul style="list-style-type: none"> • Combined Meeting/Multi-purpose Room 	<ul style="list-style-type: none"> • Dividable into 2 separate spaces
Public Washrooms	<ul style="list-style-type: none"> • 	<ul style="list-style-type: none"> • 	
Leasehold Space	<ul style="list-style-type: none"> • Yes 	<ul style="list-style-type: none"> • Yes 	<ul style="list-style-type: none"> • Yes
Club Storage (Rental Opportunity)	<ul style="list-style-type: none"> • N/A 	<ul style="list-style-type: none"> • N/A 	<ul style="list-style-type: none"> • 50 m²
Spectator Capacity	<ul style="list-style-type: none"> • 960 – bleachers field level 	<ul style="list-style-type: none"> • 960 – bleachers field level 	<ul style="list-style-type: none"> • 1,400 – mezzanine level surrounding turf field
Concession	<ul style="list-style-type: none"> • Yes; mezzanine – separate from spectator area 	<ul style="list-style-type: none"> • Yes; mezzanine – separate from spectator area 	<ul style="list-style-type: none"> • Yes – mezzanine; same level as spectator area
Administrative Office	<ul style="list-style-type: none"> • Yes 	<ul style="list-style-type: none"> • Yes 	<ul style="list-style-type: none"> • Yes
Control Desk	<ul style="list-style-type: none"> • Yes 	<ul style="list-style-type: none"> • Yes 	<ul style="list-style-type: none"> • Yes
First Aid Room	<ul style="list-style-type: none"> • No 	<ul style="list-style-type: none"> • No 	<ul style="list-style-type: none"> • Yes
Recycling and Garbage Room	<ul style="list-style-type: none"> • N/A 	<ul style="list-style-type: none"> • N/A 	<ul style="list-style-type: none"> • Yes
Mechanical/Electrical Room	<ul style="list-style-type: none"> • Limited; lower efficiency HVAC equipment located combination interior/exterior 	<ul style="list-style-type: none"> • High efficiency HVAC located combination interior/exterior 	<ul style="list-style-type: none"> • High efficiency HVAC located combination interior/exterior
Onsite Parking	<ul style="list-style-type: none"> • 50 spots • 80-100 additional spots to be accommodated elsewhere 	<ul style="list-style-type: none"> • 50 spots • 80-100 additional spots to be accommodated elsewhere 	<ul style="list-style-type: none"> • 150 spots • Electric ready parking stalls • Motor Coach parking and turnaround
Landscaping	<ul style="list-style-type: none"> • Hard surfacing • Some bike parking 	<ul style="list-style-type: none"> • Some planting and soft surfacing • Some bike parking 	<ul style="list-style-type: none"> • Abundant planting and soft surfacing • Landscaped bio-retention swales • Site seating and features

Building Component	SNO Option (OBC Compliant)	SNO Option (CTB Facility Design Standard)	Chapples Option
Pedestrian/Active Transportation Connectivity	<ul style="list-style-type: none"> No 	<ul style="list-style-type: none"> No 	<ul style="list-style-type: none"> Yes
Transit Access/Stop	<ul style="list-style-type: none"> Transit stop offsite on adjacent streets 	<ul style="list-style-type: none"> Transit stop offsite on adjacent streets 	<ul style="list-style-type: none"> Transit Stop with Shelter Onsite
Generator	<ul style="list-style-type: none"> Not in base cost 	<ul style="list-style-type: none"> Yes 	<ul style="list-style-type: none"> Yes
CCTV or Audio/Visual, Security Access Control and Public Address Systems	<ul style="list-style-type: none"> Not in base cost 	<ul style="list-style-type: none"> Yes 	<ul style="list-style-type: none"> Yes

Attachment B - SNO and Chapples Options – Capital Estimates

	SNO Option (Class C – OBC Compliant)	SNO Option (Class C – CTB Facility Design Standard)	Chapples Option (Class A)
Building Gross Floor Area (GFA) m ²	Main Floor: 8,306 Mezzanine: 927 Total: 9,233	Main Floor: 8,306 Mezzanine: 927 Total: 9,233	Main Floor: 9,463 2nd Floor: 2,342 Total: 11,805
Site Developed Area m ² (area of site less building footprint)	12,214	12,214	27,588
Base Building Cost	\$25,731,800	\$27,706,800	\$35,455,500
Site and Ancillary Work	\$3,038,600	\$3,190,530	\$5,119,500
Subtotal Base Building and Site Costs	\$28,770,400	\$30,897,330	\$40,575,000
Cash Allowances ¹	\$200,000	\$200,000	\$42,500
General Requirements and Fee ²	\$3,262,600	\$3,425,730	\$4,356,200
Design and Pricing Allowance ³	\$3,368,300	\$3,536,715	Excluded
Escalation Allowance ⁴	\$3,445,800	\$3,618,090	\$3,773,475
Construction Allowance ⁵	\$2,024,900	\$2,126,145	\$2,248,700
TOTAL Project Cost	\$41,072,000	\$43,804,010	\$50,995,875
Potential Addition of Discretionary Items Excluded from Above			
Replacement of Softball Diamond (Class D)	\$350,000 - \$400,000	\$350,000 - \$400,000	N/A
Additional Parking Requirements	\$265,000 - \$460,000	\$265,000 - \$460,000	N/A
Access Road from Winnipeg Avenue	\$171,000	\$171,000	N/A
Emergency Generator	N/A	\$455,080	N/A (Included above)
CCTV or Audio/Visual, Security Access Control and Public Address Systems	\$525,000	N/A (included above)	N/A (included above)
Net Zero Ready Design	N/A	\$3,000,000 - \$4,700,000	\$3,000,000 - \$4,700,000

Attachment B - **SNO and Chapples Options – Capital Estimates**

Notes:

1. Cash allowances are intended to allow the contractor to include in the bid price the cost for work that is difficult to fully scope at the time of tendering based on factors that are beyond the Owner and Prime Consultant's control.
2. General Requirements and Fee cover the General Contractor's indirect costs which may include but not be limited to supervision, site set up, temporary utilities, equipment, utilities, clean up, etc.
3. An allowance of 10% has been included to cover design and pricing unknowns. This allowance is not intended to cover any program space modifications but rather to provide some flexibility for the designers and cost planners during the remaining contract document stages.
4. All costs are based on August 2023 dollars. An allowance of 6.0% per annum for the first 12 months and 4.0% per annum beyond has been made for construction cost escalation. Thus, the escalation allowance for this estimate is 9.3% for escalation that may occur between August 2023 and the anticipated bid date of May 2025 for the project.
5. Construction allowance is based on the complexity of the project and the probability of unknowns and retained risks.

Corporate Report

REPORT NUMBER 274-2023-Community Services-Fleet Services	
DATE PREPARED	August 29, 2023
FILE	
MEETING DATE	September 11, 2023
SUBJECT	Purchase of Eight New Tandem Trucks with Sideload Waste Packers Tender Award

RECOMMENDATION

WITH RESPECT to Report 274-2023-Community Services-Fleet Services, we recommend that Tender No. 2023-47 for the Supply and Delivery of eight (8) new Tandem Trucks with Side Load Waste Packers in the amount of \$5,121,503.05 (inclusive of HST and Contingency) be awarded to FST Canada Inc. of Winnipeg, Manitoba;

AND THAT the Manager – Supply Management be authorized to issue any purchase orders related to this tender;

AND THAT the Mayor and Clerk be authorized to sign all documentation related to these matters;

AND THAT any necessary By-laws be presented to City Council for ratification.

EXECUTIVE SUMMARY

The report recommends that the award of tender for the replacement of eight existing Waste Packers be awarded to FST Canada Inc of Winnipeg, Manitoba. The trucks being replaced are more than ten (10) years old and are at the end of their useful life. These units have exceeded the expected average life cycle of seven (7) years for this class of asset.

DISCUSSION

The long-term Fleet Asset Management Plan includes the cyclical replacement of Fleet assets to optimize life cycle costs and ensure the corporate fleet remains safe and reliable and continues to meet specific operational requirements.

The approved Community Services Capital Budget for Fleet replacement included sufficient funding for the replacement of these eight (8) Side Load Waste Packers.

The vehicles being replaced are more than ten (10) years old. All have exceeded the expected average seven (7) year life cycle for this class of asset.

The new waste collection vehicles will come equipped auto-cart ready and with split body compartments to accommodate co-collection of Garbage and Organic (Green Bin) waste.

A Request for Tender was advertised on Bids and Tenders with a closing time and date of 12:00 noon on August 22, 2023. Submissions were made public on the same day. The lone bid came from FST Canada Inc. of Winnipeg Manitoba. Administration is of the opinion that the bid received is competitive and accurately reflects anticipated market pricing.

The vehicle specifications and tender bids have been reviewed and approved by the Manager – Fleet Services, the Manager – Solid Waste and Recycling Services, and a representative from Supply Management. The vehicles will meet the requirements of the solid waste collection operation.

Electrification of waste packer fleet review

Administration is supportive of moving toward electrification of the corporation's fleet, however electric packers are not recommended at this time.

While an early version of an electric option is currently on the market, there is little data available to gauge its performance in the northern climates. Testing shows that in colder weather heating the cabs is an issue and the batteries tend to lose charge to the point where the truck cannot complete a full shift on the road without having to return to the garage to be recharged for several hours. This would result in an increase in trucks and operators being required to complete routes each day.

The second-generation option that is currently available is heavier than a diesel propelled packer, thus it cannot carry the same payload as the packers currently being used. Given that the current packers are usually loaded to capacity by end of day, moving to a heavier electric packer would impact operations to the point that trucks would have to make midday trips to the landfill. Additional trucks and operators would be required to complete routes. A third-generation electric chassis is becoming available. It is not known at this time if the tare weight will be less, thereby adding load capacity.

Some municipalities in Canada have seen demos of electric packers. However, those that Administration has talked to state they were clean demos that showcase the vehicle but do not actually put it to work. To date Administration has not found a municipality that has purchased an electric packer.

Consulted municipalities, such as Guelph and Hamilton, are continuing to review electric options for packers but are looking for more solid data before moving forward with a purchase and implementation.

Research suggests that the cost of a fully electric packer is near double the cost of a packer on a diesel power chassis. This does not include the cost to upgrade the power supply infrastructure that would be required for charging.

There will be a report coming to Council in November 2023 regarding an electrification feasibility study conducted for the corporate fleet. The report will detail all aspects of electrification, including infrastructure requirements.

FINANCIAL IMPLICATION

Contract Tender Price	\$ 4,877,621.95
Contingency	\$ 243,881.10
Total Costs (inclusive of HST)	\$ 5,121,503.05
Less HST Rebate	\$ 509,433.64
Net Cost	\$ 4,612,069.41

There are sufficient funds in the existing Capital budgets for the purchase to proceed as Tendered.

CONCLUSION

It is concluded that Tender No. 2023-47 for the replacement of eight (8) Tandem Side Load Waste Packers be awarded to FST Canada Inc. as the lowest qualified tender. It is recommended that the purchase should proceed.

BACKGROUND

At the June 6, 2022, Committee of the Whole meeting, Report No. R 24/2022 – Food and Organic Waste Diversion (Green Bin) Program was approved by City Council. The approved Plan called for all waste collection vehicles purchased between 2022-2025 be outfitted auto-cart ready and with split body compartments to accommodate co-collection of Garbage and Green Bin waste.

REFERENCE MATERIAL ATTACHED

None.

REPORT PREPARED BY

Doug Glena, Manager – Fleet Services

REPORT SIGNED AND VERIFIED BY

Leah Prentice, General Manager (Acting) – Community Services

Date 08/30/2023 (MM/DD/YEAR)

Corporate Report

REPORT NUMBER 210-2023-City Manager's Office-Office of the City Clerk	
DATE PREPARED	August 1, 2023
FILE	
MEETING DATE	August 28, 2023
SUBJECT	2023 Accessibility Progress Report

RECOMMENDATION

This Report is for information only.

LINK TO STRATEGIC PLAN

- **Safety and well-being.** Our community is healthy, safe, and strong.
- **Sustainability.** We advance a thriving economy and environment.

These pillars of the Strategic Plan are inherent to the 2019-2024 Multi-year Accessibility Plan.

EXECUTIVE SUMMARY

This Report provides an update of the City’s progress on achieving the compliance required through the *Accessibility for Ontarians with Disabilities Act, 2005*, (the “Act”).

Along with the Act, the City of Thunder Bay must also be in compliance with the Integrated Accessibility Standards Regulation (O.Reg. 191/11) (the “Regulation”) in order to establish and maintain barrier-free access to municipal facilities, services, information, communications, employment and transportation. To date, the City is well positioned in meeting the deadlines required by the legislation and we are seeing ongoing improvements in capital projects across the corporation that meet the needs of people living and working in our community with a disability. There are also challenges in meeting the needs of the accessible public that relate to funding challenges, infrastructure gaps and creating achievable priorities for improvement and upgrade.

Section 4(3)(b) of O. Reg. 191/11 requires all designated public sector organizations to prepare an annual status report on the progress of measures taken to implement the

multi-year accessibility plan. Following presentation to City Council, the report will be posted on the City's website.

DISCUSSION

The City of Thunder Bay is a leader in the area of accessible programs and services for those with accessible needs. Engagement with the disabled community through the Accessibility Advisory Committee includes direct communications through the website, social media, and engagement opportunities, in addition to receiving feedback via phone, electronic and regular mail and through various organizations in our community.

Communication with those with accessible needs is a priority and has been emphasized by corporate training and an overall commitment to making our city accessible to those living with a disability.

In March 2021, City Council adopted the 2019-2024 Multi-year Accessibility Plan and the Corporate Accessibility Policy (Policy No. 08-01-04).

The City of Thunder Bay responds to concerns relating to accessibility in municipal spaces and facilities as a result of the support from a variety of members of administration and committees on a regular basis. The City of Thunder Bay currently has one full-time staff member (Municipal Accessibility Specialist) dedicated to projects related to accessibility. The Specialist supports the Accessibility Advisory Committee (AAC) and acts as a resource to administrative staff across the corporation who require advice and assistance on responding to needs of those requiring accommodation or ensuring the programs and services we offer are as accessible as possible. The AAC is a requirement of the Act and the committee is made up of individuals with disabilities from our community. In addition to these staff and volunteers, the City Clerk and Deputy City Clerk provide oversight and direction to initiatives and projects that relate to accessibility.

Compliance Requirements

The *Integrated Accessibility Standards Regulation* (O.Reg. 191/11) (IASR) is a grouping of five standards that was developed under the *Accessibility for Ontarians with Disabilities Act, 2005* (AODA). The City of Thunder Bay must follow the IASR to prevent and remove barriers for people with disabilities. The City of Thunder Bay must also provide mandatory biennial compliance reports to the Ministry for Seniors and Accessibility Compliance Assurance Branch (formerly the Accessibility Directorate of Ontario).

The 2019-2024 Multi-year Accessibility Plan highlights twelve "Strategies and Actions for Barrier Identification and Removal" that each department uses as a benchmark to achieve compliance in their respective areas.

The Multi-year Accessibility Plan is currently being renewed for presentation to Council in the second quarter of 2024.

Information and Communications Standard

The standard outlines requirements for organizations to create, provide, and receive information and communications that are accessible for people with disabilities. For example, the City of Thunder Bay must provide information and communications in an accessible format to people with disabilities upon request and in a timely manner.

The City of Thunder Bay is committed to providing information in accessible formats for those who require it. Staff will work with residents to determine the accessible format required by the individual. The city's website is reviewed on a regular basis to ensure content and documents are in an accessible format and city staff regularly attend training provided by the CIT Division in order to ensure they are well versed on how to create and modify documents to make them accessible.

Website Non-Compliance

In 2021, the Ontario Network of Accessibility Professionals (ONAP) undertook a voluntary peer review of accessible website compliance in meeting the Web Content Accessibility Guidelines (WCAG) 2.0 Level AA requirements legislated in the Integrated Accessibility Standards Regulation (IASR) of the AODA. The peer review, which included the City of Thunder Bay, concluded that none of the peer municipalities could, in good faith, report to the Ministry for Seniors and Accessibility Compliance Assurance Branch that they were 100 percent compliant with this requirement.

The reason for reporting non-compliance is due to the ever-changing nature of technology and software provided by vendors, the unique knowledge required to create accessible electronic documents by staff, and the skill of the consumer to access the electronic documents or webpages using their preferred assistive technology.

In 2022, the Compliance Assurance Branch initiated an audit of all City of Thunder Bay websites and social media, indicating that compliance must be reached by January 1, 2024, or the City of Thunder Bay would face financial penalties prescribed under the AODA (up to \$100,000 per day as per the Act). Presently, Corporate Information Technology, the Office of the City Clerk, and Corporate Communications are the key partners in a working group to manage this response. City staff across the corporation in all departments have been assigned as team leads and are actively remediating accessibility issues on the City's website and creating new, accessible electronic documents, webpages and social media pages that meet the WCAG 2.0 Level AA requirements. This work is intensive and can be complex. Training modules have been developed and support is available to team leads. This work is projected to be completed prior to the deadline in order to ensure the City of Thunder Bay is compliant with the Information and Communications Standard.

Employment

The standard requires that employers must make their workplace and employment practices accessible to potential or current employees with disabilities. For example, employers that make an offer of employment to a successful job applicant must inform the applicant of their organization's policies for accommodating employees with disabilities.

Employment practices across the City of Thunder Bay are accessible, including how the City hires, retains, and provides career development opportunities.

Transportation

The transportation standard sets out the requirements for transportation service providers. Particularly, features and equipment on vehicles, routes, and services offered must be accessible to people with disabilities. For example, no conventional or specialized transportation service is permitted to charge a fare to a support person who is accompanying a person with a disability.

Thunder Bay Transit strives to meet and exceed its accessibility requirements outlined in the Transit 2015-2025 Accessibility Plan to communicate the AODA compliance and accessibility improvements within both Thunder Bay Transit and Lift+ Specialized Transit Services.

Transit has sought the input of the Accessibility Advisory Committee's Built Environment Working Group as well as the Municipal Accessibility Specialist to review and offer recommendations regarding the Electronic Fare Management System (EFMS) to be installed across Transit's conventional and specialized fleet in 2023-2024.

Design of Public Spaces

The design of public spaces standard outlines the need for newly constructed or redeveloped public spaces to be accessible for people with disabilities. For example, the City of Thunder Bay must provide barrier-free exterior paths of travel around all of its facilities.

The City's Engineering department has been actively installing Tactile Walking Surface Indicators at newly rebuilt intersections. Fifty-three new sidewalk ramps with tactile plates were installed in 2022 at 22 intersections across Thunder Bay.

Customer Service

The City of Thunder Bay has mandatory training for all members of Council, employees and volunteers on the Customer Service Standard and Ontario Human Rights Code,

which includes policies and procedures on providing goods and services to people with disabilities in the areas of:

- An Accessibility Policy incorporating dignity, independence integration, and equity;
- Use of service animals and support persons;
- Notice of temporary service disruptions;
- Provision of a feedback process for the public to submit concerns about accessibility; and,
- Use of assistive devices.

Accessibility Advisory Committee (AAC)

Members of the Accessibility Advisory Committee (AAC) are Council's representatives relative to accessibility issues affecting municipal facilities, programs, and services and provide advice on the development and implementation of the 2019-2024 Multi-Year Accessibility Plan and the effectiveness of the Plan and the City's status on the ongoing requirements of legislation relative to the AODA. The AAC is comprised of appointed citizen members who represent those living in our community with a disability. Members consult on municipal undertakings by the City of Thunder Bay and provide advice and context for City Council as they make decisions that affect accessibility and those living with a disability in our community.

The AAC is comprised of:

- 1 person who is hard of hearing or late deafened;
- 1 person who has a mental health-related disability;
- 1 person who has a mobility-related disability;
- 1 person with a developmental disability;
- 1 person who is blind or visually impaired;
- 1 person with a brain injury;
- 1 older adult with a disability;
- 1 person with a speech impairment;
- 1 person with a learning disability;
- 1 parent or guardian of a child or youth with a disability;
- 1 caregiver to a person with a disability;
- 1 member of Council;
- 1 citizen at large;
- 1 service agency representative with a mandate/responsibility for people with disabilities.

The AAC meets at least eight times throughout the year and holds an annual Open House that welcomes community participation and provides information and discussion relative to issues affecting those with accessible needs in our city. They are an actively engaged advisory committee who dedicate considerable volunteer time and expertise to providing input and context to ongoing issues affecting those with accessible needs in our community.

The AAC has developed effective working relationships with city departments and regularly receives information from administration including Transit, Roads, Engineering, Planning Services, Building Services, Licensing & Enforcement, Parks, and the City Manager's Office.

The AAC also has a sub-committee known as the Built Environment Working Group. The Built Environment Working Group has been active since 2013 and regularly visits city facilities and advises on capital improvements that impact those living with a disability in our community. This group is comprised of two individuals with a visual impairment, and two individuals with mobility disabilities. Members have knowledge in the area of construction and a high degree of familiarity with regulations relative to the Ontario Building Code and the AODA.

The Built Environment Working Group has been integral in providing consultation early in the process for capital projects and has worked with administration when possible to adopt best practices relative to capital works that may have a high impact on those with accessible needs. There have also been requests for the Built Environment Group to provide consultation on projects outside of municipal facilities, most recently for the renovations at Magnus Theatre.

Barrier Identification and Removal

The following list outlines 2022-2023 projects completed that work to remove barriers to access at city facilities, these include:

- Delaney Arena installation of ramped barrier-free viewing area above ice level with signage to designate the areas.
- Fort William Gardens installation of signage for the designated viewing area signage.
- Jumpstart Inclusive Playground and Adult Fitness Area at Boulevard Lake.
- New accessible path of travel from the Jumpstart Inclusive Playground to the beach at Boulevard Lake.
- Mobi-Mat portable accessible beach mat and specialized beach wheelchair at Boulevard Lake to allow for independent or assisted access for those with mobility disabilities.
- Purchase of water/beach (Boulevard/Sandy Beach) and trail/snow wheelchairs (2 at Boulevard) for rent.

- Hoyer lift at Boulevard Lake to allow access for those with disabilities to the water.
- Pool lift with higher bodyweight capacity at the Canada Games Complex – 600lbs from 350lbs.
- Inclusion Services have purchased a variety of gripping aids for adaptable fitness with a support person or for independent work.
- Accessible workout machines at the Canada Games Complex.
- Installation of power door actuators at the Kinsmen Northwood Centre, North McIntyre Rec Centre, and Fort William Gardens.
- Implementation of eScribe Meeting Management software which provides for accessible viewing and screen reading for City Council meeting agendas and minutes.
- Accessible 2022 Municipal Elections Polling Stations and Internet voting.
- In 2022, approximately 1,700 sidewalks with trip edges were ground down by 20mm or padded with asphalt across the City.
- City staff across the corporation are currently remediating all PDFs on the website from the which do not meet accessibility standards. In the coming months all PDFs posted online will be fully accessible prior to publishing.
- Establishment of working group to address website accessibility compliance. A specific focus will be working with website editors/publishers to ensure new materials added to the website are fully accessible going forward.
- Strategic Initiatives & Engagement – Corporate Communications has led a shift in the Corporation to provide content directly online through the website, social media, and other digital platforms to make content easily accessible for all. Examples include: content directly posted on webpages vs. PDFs or paper documents; using online web forms vs. fillable PDFs; sharing key City messaging through online channels.
- Strategic Initiatives & Engagement – Corporate Communications ensures all videos posted on the City website and our YouTube channel include the closed captioning option.
- The City's Creative Design Agency of Record ensures publications produced for the City, e.g., posters, documents, graphics, have fully have accessible text; the font size and colour contrast meet accessibility standards.
- Advertisements for in-person events produced by the City include a contact listed for accessibility needs and information on how to request an accommodation.
- Strategic Initiatives & Engagement – Corporate Communications has conducted a Clear Language Pilot Project to improve readability, including language, fonts, and consistency, of City documents issued to the public. The Pilot Project was conducted on Tax Bills, Water Bills and letters, and Parking Fine Notices. The assessment has been completed and recommended edits for clear language improvements will take place in the coming month. This pilot will be further explored to assess if it can be expanded on a broader scope for Corporate materials.
- Audible Pedestrian Signals – 1 new intersection activated at Balmoral St. and Central Ave.

- Curb Ramps/Tactile Walking Surface Indicators – approximately 53 quadrants have been updated on 22 intersections.
- New Paved Multi-Use Recreation Trails – Oliver Road between Golf Links and Keith Jobbit Drive, approximately 420m of new pathway.

Future work is planned for 2023-2024 and includes:

- New inclusive playground at Vickers Park.
- Accessible washroom at Algoma Child Care Centre.
- Dease Park accessible permanent concrete surface and boarded play surface to double as a winter rink with new accessible walkways.
- Further accessibility improvements to the Canada Games Complex.
- Launch of closed captioning for all meetings of City Council and Committee of the Whole.
- Removal of stairs on Melon St. walkway.
- Review of City facilities to be used for the 2024 Ontario Winter Games.

Consultation

Consultation is a regular part of the Accessibility Plan and a main focus of the AAC. Working with the AAC is an integral part of connecting with the community regarding concerns, issues and projects that are required in order to address issues in municipal facilities relative to accessible needs. As previously noted, the AAC meets at least eight times a year and regularly provides feedback with respect to concerns that need to be addressed by Administration.

On June 1, 2022, the AAC held its annual public open house in McGillivray Square in front of City Hall, which coincided with National AccessAbility Week. Service agencies, including George Jeffrey Children's Centre, Ontario March of Dimes, Easter Seals, Rainbow Collective, and City departments including Transit and Inclusion Services, were also present to provide information to the public. A flag raising was held and the event was well attended by the public.

Consultation is also an important part of the AAC's work related to the City of Thunder Bay's overall accessibility plan. It is a standard with the corporation for departments to present information or plans to the AAC prior to it being presented to City Council or the public so that input can be provided in the early stages of planning related to any issues affecting accessibility. A number of staff from Community Services, Human Resources and Engineering regularly attend AAC meetings rather than await an invitation from the AAC.

In the past year, the AAC has participated in the consultation process relative to the following City of Thunder Bay initiatives:

- 2019-2024 Multi-Year Accessibility Plan.

- Transit and Lift+ Electronic Fare Management System.
- Canada Games Complex changerooms and parking lot.
- Vickers Park inclusive playground.
- Port Arthur Stadium accessible viewing area.

FINANCIAL IMPLICATION

There are no financial implications associated with this report at this time. Should there be further issues of non-compliance under the Act where financial penalties would apply, administration will report to City Council.

CONCLUSION

This report is presented for information only.

BACKGROUND

In Ontario, approximately 2.6 million people have a disability. This means roughly one in four Ontarians live with a disability and face various types of accessibility challenges in their everyday life. Also, as the aging population is expected to grow in the next 25 years, it is projected that the number of people living with a disability is also expected to grow in our province.

Under the *Accessibility for Ontarians with Disabilities Act, 2005*, and requirements through the *Integrated Accessibility Standards Regulation* (O.Reg. 191/11) (IASR), the City of Thunder Bay must comply with this legislation in order to create and maintain barrier-free access to City facilities, programs, services, information, communications, employment and transportation.

Mandatory compliance is legislated with biennial reporting to the provincial accessibility directorate. Penalties apply if compliance requirements are not met. Non-compliance fines may result in penalties of up to a maximum of \$100,000 per day for corporations.

In March 2021, City Council adopted the 2019-2022 Multi-Year Accessibility Plan and the Corporate Accessibility Policy (Policy No. 08-01-04).

REFERENCE MATERIAL ATTACHED

None.

REPORT PREPARED BY

Krista Power, City Clerk and Scott Garner, Municipal Accessibility Specialist

REPORT SIGNED AND VERIFIED BY

Norm Gale, City Manager

08/15/2023

Memorandum

Office of the City Clerk

Fax: 623-5468

Telephone: 625-2230

TO: Mayor & Council

FROM: Krista Power, City Clerk

DATE: August 29, 2023

SUBJECT: Outstanding List for Community Services as of August 29, 2023
Committee of the Whole – September 11, 2023

The following items are on the outstanding list as at August 29, 2023:

Meeting Session	Reference Number (yyyy-nnn-MTG)	Department/Division	Outstanding Item Subject	Resolution Report Back Date - (on or before date)	Revised Report Back Date - (on or before date) (Memos presented at COW updating or delaying Item)
Community Services	2022-102-CS	Community Services - Recreation & Culture	Affordable Access Pilot Program - Transit and Recreation & Culture	Sep-01-2024	
Community Services	2022-106-CS	Community Services	Proposed Multi-use Indoor Sports Facility - Soccer Northwest Deputation	Mar-13-2023	Sept-11-2023

Community Services	2021-107-CS	Community Services - Recreation & Culture; Infrastructure and Operations - Parks and Open Spaces	Former Dease Pool Site - Detailed Design and Concept Plan	Sept-30-2023	Sept-30-2023
Community Services	2023-001-CS	Community Services - Transit Services	City Hall Security Transit Operator Safety and Assaults	Oct-15-2023	Interim Update Aug-14-2023 Report back Oct-15-2023
Community Services	2023-002-CS	Community Services - Recreation & Culture	Thunder Bay Pickleball Club	Dec-04-2023	