Agenda – Executive Policy Committee – March 12, 2014

Report - Standing Policy Committee on Downtown Development, Heritage and Riverbank Management – March 3, 2014

Item No. 1 Establishment of a CentrePoint Streetscaping 2014 Capital Program Budget
(Daniel McIntyre Ward)

STANDING COMMITTEE RECOMMENDATION:

On March 3, 2014, the Standing Policy Committee on Downtown Development, Heritage and Riverbank Management concurred in the recommendation of the Winnipeg Public Service, as amended, and submitted the following to Council:

1. That a new 2014 capital program budget of $1.2 million be established for streetscaping at CentrePoint including Donald and Hargrave Streets.

2. That the funding for the new 2014 capital program budget entitled "CentrePoint Streetscaping" be provided from the net sale proceeds of the Winnipeg Square Parkade.

3. That final CentrePoint streetscaping plans be submitted to the Standing Policy Committee on Downtown Development, Heritage and Riverbank Management for review.

4. That the Proper Officers of the City be authorized to do all things necessary to implement the intent of the foregoing.

Report - Standing Policy Committee on Downtown Development, Heritage and Riverbank Management – March 3, 2014

DECISION MAKING HISTORY:

STANDING COMMITTEE RECOMMENDATION:

On March 3, 2014, the Standing Policy Committee on Downtown Development, Heritage and Riverbank Management concurred in the recommendation of the Winnipeg Public Service, with the following amendment:

- Add the following new Recommendation 3. and renumber the remaining recommendations accordingly:

  "3. That final CentrePoint streetscaping plans be submitted to the Standing Policy Committee on Downtown Development, Heritage and Riverbank Management for review."

and submitted the matter to the Executive Policy Committee and Council.

ADMINISTRATIVE REPORT

Title: **Establishment of a CentrePoint Streetscaping 2014 Capital Program Budget**

Critical Path: Standing Policy Committee on Downtown Development, Heritage and Riverbank Management – EPC - Council

AUTHORIZATION

Author	Department Head	CFO	CAO
J. Kiernan	B. Thorgrimson	M. Ruta	D. Joshi A/CAO

RECOMMENDATIONS

1. That a new 2014 capital program budget of $1.2 million be established for streetscaping at CentrePoint including Donald and Hargrave Streets.

2. Subject to the approval of Recommendation # 1, that the funding for the new 2014 capital program budget entitled “CentrePoint Streetscaping” be provided from the net sale proceeds of the Winnipeg Square Parkade.

REASON FOR THE REPORT

Council approval is required to establish Capital Project and/or Program Budgets.

IMPLICATIONS OF THE RECOMMENDATIONS

- A 2014 budget for a “CentrePoint Streetscaping” capital program will be established.

- No additional cash-to-capital funding is required as 100% of the budget is to be funded by proceeds of disposition of the Winnipeg Square Parkade.

- The CentrePoint streetscaping program supports the advancement of strategic public investments that reinforce the continued commitment made to the advancement of the downtown.

HISTORY

March 23, 2011 - Council approved the Report of the Alternate Service Delivery Committee – *"that $8.3 million be allocated to pay down the debt of the Winnipeg Parking Authority to the City of Winnipeg; and that the City of Winnipeg hold these funds in an account to be used, subject to Council approval, for streetscaping and architectural initiatives related to the James Avenue / North Portage Corridor parkade projects."*

May 7th, 2012 - The SHED streetscaping elements were reviewed by the Urban Design Advisory Committee and approval in principle was given on the lighting standards and treatments, benches, planters and other key design Right-of-Way components.

August 9th, 2012 and November 8th, 2012 - The CentrePoint parkade project was reviewed by the Urban Design Advisory Committee and received approval in principle. The project originally was wrapped by commercial uses at grade on Ellice and Hargrave, creating an active frontage and an improved pedestrian environment. The design of the building was set back slightly to accommodate additional pedestrian improvements, including patio space for the commercial uses in the building, lighting and vegetation. The project also included two residential towers that were to be built in phases.

August 14th, 2013 - The parkade project was reviewed once again by the Urban Design Advisory Committee because of significant changes made to its design. The project no longer has an active pedestrian use at grade although a residential tower is expected next to the project; it is not integrated into the design of the parkade. The project was approved by Urban Design Advisory Committee with conditions.

Discussion

The CentrePoint streetscaping program supports the advancement of strategic public investments that reinforce the continued commitment made to the advancement of the downtown.

The long-term policy vision and direction provided in OurWinnipeg, Complete Communities and "OurDowntown – Always a Priority" support reinvestment in downtown neighbourhoods, including the Sports, Hospitality and Entertainment District. Both private and non-profit partner support will be required to ensure the full success of the SHED initiative.

CentrePoint parkade is part of the larger development which includes a parkade, hotel, office complex, and commercial space, which front on Donald and Hargrave Streets as well as Portage Avenue. The intent of the funding is to address in partnership the streetscaping in front of the parkade, and to use the newly established SHED streetscaping in front of the hotel on Donald from the back of curb to the building façade.

FINANCIAL IMPACT

Financial Impact Statement

Date: January 29, 2014

Project Name:

First Year of Program **2014**

Establishment of a CentrePoint Streetscaping Capital Program Budget

	2014	2015	2016	2017	2018
Capital					
Capital Expenditures Required	$ 780,000	$ 420,000	$ -	$ -	$ -
Less: Existing Budgeted Costs	-	-	-	-	-
Additional Capital Budget Required	$ 780,000	$ 420,000	$ -	$ -	$ -
Funding Sources:					
Debt - Internal	$ -	$ -	$ -	$ -	$ -
Debt - External	-	-	-	-	-
Grants (Enter Description Here)	-	-	-	-	-
Reserves, Equity, Surplus	-	-	-	-	-
Other - Proceeds of disposition	780,000	420,000	-	-	-
Total Funding	$ 780,000	$ 420,000	$ -	$ -	$ -
Total Additional Capital Budget Required	$ 1,200,000				
Total Additional Debt Required	$ -				
Current Expenditures/Revenues					
Direct Costs	$ -	$ -	$ -	$ -	$ -
Less: Incremental Revenue/Recovery	22,719	12,233	-	-	-
Net Cost/(Benefit)	$ (22,719)	$ (12,233)	$ -	$ -	$ -
Less: Existing Budget Amounts	-	-	-	-	-
Net Budget Adjustment Required	$ (22,719)	$ (12,233)	$ -	$ -	$ -

Additional Comments: Estimated capital expenditures over 2014 and 2015 totaling $1.2 million consist of $1,165,048 in consultant and/or contractor expenditures + $34,952 in short-term financing charges and corporate administration fees. The latter amount will be offset by an equal recovery in the current budget of the Corporate Finance Department.

"Original signed by"
Mike McGinn, CA
Manager of Finance

CONSULTATION

In preparing this report there was consultation with:

Public Works Department
Centre Venture

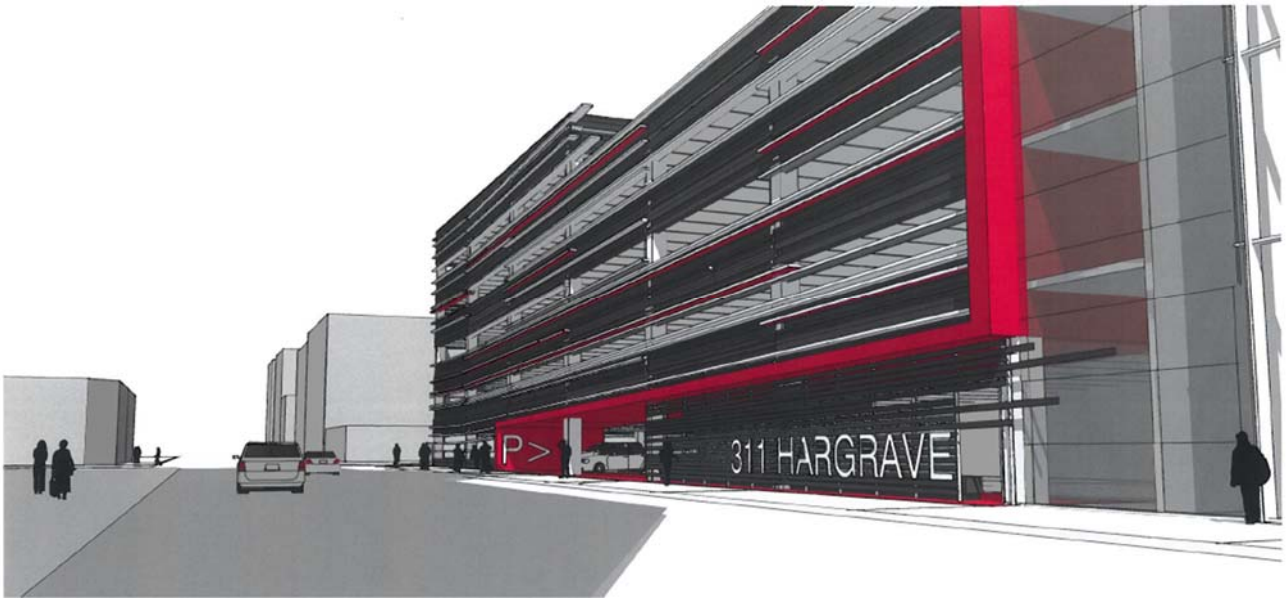
SUBMITTED BY

Department:	Planning, Property and Development
Division:	Planning and Land Use
Prepared by:	Marsha Christiuk
Date:	January 30, 2014
File No.	o:\reports directive\planning and land use\urban design division\2014\ris - hargrave parkade - shed district january 29, 2014.docx

UD2014-009

Attachment A

Design of CentrePoint Parkade (August 2013)



Alt Hotel & CentrePoint Development on Donald and Portage Avenue (October 2011)

