

Third Ice Pad + Parks & Facilities Operations Centre Location Studies

Council Presentation
February 28, 2022

The logo for Monteith + Brown, featuring the lowercase letters "mbpc" in a stylized, handwritten font. Below this, the text "Monteith + Brown" is written in a bold, sans-serif font, followed by "planning consultants" in a smaller, regular, sans-serif font.The logo for Cornerstone Architecture, featuring the word "CORNERSTONE" in a large, bold, serif font, with "ARCHITECTURE" in a smaller, all-caps, sans-serif font below it.The logo for Wickens Greenspace Consultants, featuring the text "Wickens Greenspace" in a sans-serif font above the word "Consultants". To the right of the text is a stylized green leaf icon.

Study Purpose

- 1) **ARENAS:** To determine the optimal location for a third ice pad by either:
 - Expanding the Wilmot Recreation Complex;
 - Recommissioning the New Hamburg Community Centre; or
 - Selecting a new site if the existing arenas are deemed to not be suitable
- 2) **PARKS OPERATIONS:** Evaluate the continued suitability of the WRC for the Parks Operations Centre in light of current constraints, future growth needs and an ability to deliver efficient services



Process Timeline

- Oct. 2020 Township Council approved the Indoor Arena Usage & Needs Analysis Update which recommended a third ice pad in Wilmot
- Feb. 2021 Location Studies are initiated
- June Site Tours of WRC, NHCC and other locations
- November Council received the Preliminary Findings Report which identified the WRC as the preferred location for a new ice pad
- December Council received a summary of public feedback regarding arena location
- Feb. 2022: Conceptual Designs & Costing



Participating Stakeholders:

1. New Hamburg Hockey Association
2. Wilmot Girl's Hockey Association
3. New Hamburg Skating Club
4. New Hamburg Junior C Firebirds
5. The Community Players
6. Wilmot Junior C Lacrosse
7. Wilmot Soccer Club

In addition, 362 Feedback Forms and Written Submissions were received from the general public.

Community Input: Ice Pad

- User Groups and the public are generally supportive of the Township's decision to explore a third ice pad and the WRC is the preferred location of the majority providing feedback.
- NHCC was the secondary preference though some suggested it could become a practice rink or dryland training facility
- All user groups support an NHL-regulation ice pad (200' x 85') with a minimum of 6 dressing rooms, seating typical of a community rink, and adequate storage



Wilmot Recreation Centre: Preferred Ice Pad Location



- Twin-pad arena built in 2007 and documented to be in good condition
- Financial and programming efficiencies with co-located ice pads (staffing, scheduling, tournaments, etc.)
- The Township's recreational hub with indoor aquatics, youth centre, fitness space, sports fields, splash pad and playground
- Central location providing strong access to local and regional markets via Highway 7/8
- Designed with modern barrier-free accessibility and building code standards in mind

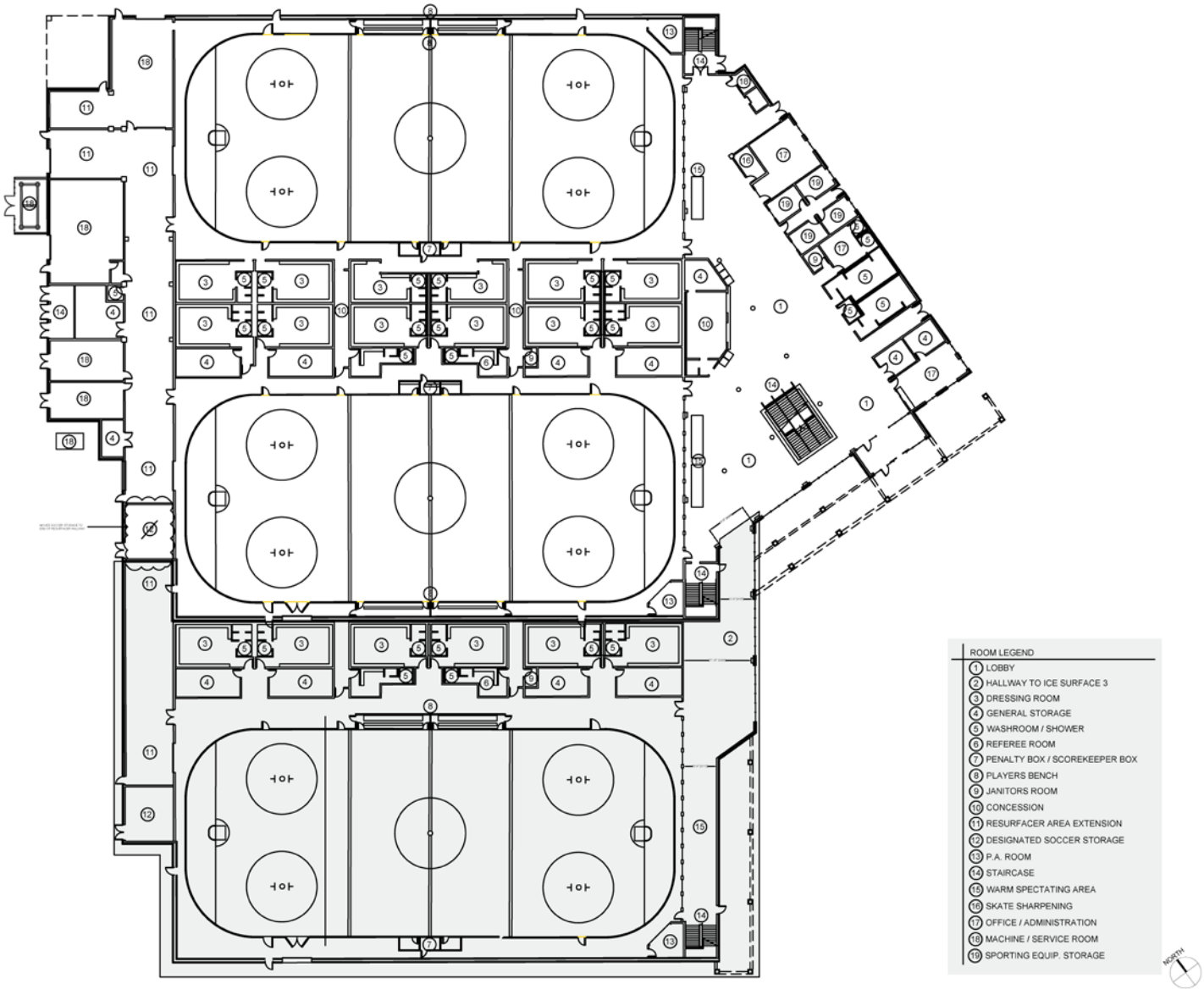
Site Plan: Notable Features

- New arena situated to the west of existing building
- Reconfigured traffic circulation that adds a new drop-off lane to improve safety
- Soccer fields re-oriented to allow for expanded parking (as calculated per Township Zoning By-law)



Floor Plan: Notable Features

- NHL regulation ice pad
- 6 dressing rooms + Referee Room
- Seating above change rooms plus warm viewing area
- New connection from lobby
- Allowances for storage



WILMOT RECREATION COMPLEX
 THIRD ICE PAD STUDY
 1291 Nafziger Rd, Baden, ON



Parks Operations Centre: New Site Preferred

Acquisition of centrally located site is recommended for the Operations Centre. Its design concept will depend on the configuration and topography of the property selected.

A 1 acre property (minimum) would be required for a 10,000 square foot building plus exterior areas to provide:

- 3 drive-through bays
- Covered and secured fleet and equipment storage
- Workshop, stockroom, and administrative spaces
- Bulk materials storage bays
- Staff and visitor parking

Acquiring a larger parcel would allow for expansion flexibility to address future growth needs (and would likely be more cost-effective to assemble at today's market rates).

Implementation

Next Steps

1. Allocate funding to begin detailed design for the WRC arena expansion
2. Initiate Site Selection Study for a new property capable of accommodating the Parks & Facilities Operations Centre
3. Tender Detailed Designs & Construction

Estimated Construction Costs*

Ice Pad: \$15.5M

Operations Centre: \$2.9M to \$3.6M

* Both projects are DC-eligible. Construction costs are order of magnitude, stated in 2021 dollars, assume optimal site development conditions, and include allowances for Net-Zero and LEED elements. Costs exclude land purchase, escalation and FFE. Costs should be confirmed through detailed design and site evaluations.





Thank You

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