



STAFF REPORT INFORMATION ONLY

Port Lands Sports Centre Project

Date:	August 19, 2010
To:	City Council
From:	Richard Butts, Deputy City Manager
Wards:	Ward 30
Reference Number:	P:\2010\Cluster B\wf\cc\10006

SUMMARY

This report summarizes and responds to the issues raised by deputants, especially the Toronto Speed Skating Club, at the August 16, 2010 meeting of Executive Committee. The issues included:

- that consideration be given to the inclusion of an Olympic-sized pad;
- that consideration be given to the City's Bird-Friendly Development Guidelines;
- concern that there could be a surcharge for use; and
- hope that the facility would be managed by Parks, Forestry and Recreation and that the City Ice Allocation would apply.

Financial Impact

There are no financial implications associated with this report.

DECISION HISTORY

At its meeting on August 16, 2010, Executive Committee recommended that City Council adopt the recommendations from the Deputy City Manager which are contained in the Port Lands Sports Centre Project Report, dated August 9, 2010. Committee also adopted the following motions:

“That Deputy City Manager Richard Butts report directly to City Council on the issues raised by the deputants, especially the Toronto Speed Skating Club; and

Given that this area is part of the North American migratory flyway, that due consideration be given to the City's Bird-Friendly Development Guidelines and that all efforts be made to employ mitigation strategies during the site plan for the sports centre.”

COMMENTS

Inclusion of an Olympic-sized Pad

Preliminary information suggests that an Olympic rink could fit on the site but there would be additional costs, including redesign costs.

The Olympic rink is the same length as the NHL ice pad and approximately 15.0 ft wider. Including an Olympic-sized ice pad would push the change rooms 15 feet to the west. This would affect the parking under the plaza and would result in approximately 3500 sq. ft. to 4000 sq. ft. being added to the overall area of the building.

With the introduction of a wider arena on the ground level, the arena structural spans would no longer be perfectly vertically aligned. The result would be that the weight of the three arenas above would have to sit on the bottom arena's structural span. This could be done, but it would add to the structural cost.

The Master Card Centre has three NHL ice pads and one Olympic pad. Staff have been advised that the Master Card Centre Olympic-sized ice surface can be converted to NHL-size with movable boards and the refrigeration system has a valve capacity which adjusts to the two sizes of ice surface. The seating for the Olympic pad was designed for the larger ice surface and converting to the smaller NHL ice surface does have impact on the sight lines of viewers. The Centre is operating the Olympic pad at its full size and reports that there is no appreciable difference between the bookings for the ice surfaces at the Master Card Centre.

The Port Lands Sports Centre Project, as now designed, has the large capacity arena with 1,000 spectator seats on the ground floor. If the ground level pad is an Olympic-sized pad it would be beneficial to have the ability to convert this to an NHL-sized pad.

The introduction of an Olympic-sized pad would require some building redesign, including parking redesign, resulting in additional design and construction costs. Staff will continue to review this option.

City's Bird-Friendly Development Guidelines

New City buildings are required to meet Tier 1 of the Toronto Green Standard. The Port Lands Sports Centre design meets these requirements.

For compliance with the Bird Friendly Development guidelines there are many options however, the most effective strategy to minimize migratory bird deaths is to treat glass

with a density pattern, with the pattern being 10 to 28 cm apart on all glass surfaces. This is captured in the Tier 1 requirements. There are additional requirements where a green roof is constructed adjacent to glass surfaces, and also a requirement for ventilation grates porosity of less than 2cm by 2cm. As requested by Executive Committee, all efforts would be made to further address this during the site plan process for the sports centre.

Ice Time Surcharge

There was concern expressed that the City might consider an ice time surcharge for use of this facility. Staff have recommended consideration of this project in the 2011 Capital Budget process. Staff will continue to review possible financing options, which could include an ice time surcharge, for the proposed facility.

Management of the Facility

There was hope expressed that any facility would be managed by PFR and that City access and equity principles would apply.

Regardless of the management structure, access and equity principles of the Parks, Forestry and Recreation's Service Plan (which is currently under development) would apply. As outlined in the August 9, 2010 staff report, this is a key principle in support of the four-pad facility.

How the facility would be managed has not yet been determined. Given the project costs significantly exceed funding available, staff will continue to review various funding and management models to address the shortfall.

CONTACTS

Gwen McIntosh
Acting Director
Waterfront Secretariat
mcintosh@toronto.ca
416-392-8113

Brenda Patterson
General Manager
Parks, Forestry & Recreation
bpatter2@toronto.ca
416-392-8182

Michael H. Williams
General Manager
Economic Development & Culture Division
mwillia5@toronto.ca
416-397-1970

SIGNATURE

Richard Butts
Deputy City Manager