

DATE OF MEETING APRIL 17, 2024

AUTHORED BY CHARLOTTE DAVIS, MANAGER, PARKS OPERATIONS
PETE ENTWISTLE, PARKS PROJECT COORDINATOR

SUBJECT MARIE DAVIDSON BMX PARK REDEVELOPMENT

OVERVIEW

Purpose of Report

To update the Finance and Audit Committee on project progress and to request additional funds to complete the Marie Davidson BMX Redevelopment Project (the "Project").

Recommendation

That the Finance and Audit Committee recommend that Council increase the 2024 project budget for the Marie Davidson BMX Park by \$330,000 from \$1,507,827 to \$1,837,827 and fund the increase from the Growing Communities Fund Reserve.

BACKGROUND

In 1989, the Nanaimo Kinsmen requested permission to convert some of the grounds within Beban Park into a BMX track. Permission was granted and the track opened in 1991 on the former logger sports area, which today is known as the Marie Davidson BMX Park. Since 1991, the Nanaimo BMX Association ("BMX"), a non-profit society, has held a license of use agreement with the City of Nanaimo and continues to operate and maintain the track and surrounding site. The track is well utilized and open to the public year round except during club practices and race days. BMX operates under the umbrella of the BMX Canada sanctioning body and current membership is approximately 350 riders who live in the Mid-Island area.

On 2019-OCT-28 BMX presented to City Council at a Committee of the Whole meeting, a partnership request to cover safety upgrades, including a new start hill to the value of \$35,000. At that meeting Council referred the request to Staff, requesting the preparation of a report for Council's consideration for Capital planning purposes in fall/winter 2019.

Through staff's work with BMX it was established that the course was in need of a complete redevelopment and on 2019-NOV-13, Council adopted Staff's recommendation that the City undertake a design and cost estimation exercise in order to redevelop the Marie Davidson BMX Park. City Staff worked with BMX and their recommended designer to design a redeveloped track. The design included a five-meter start hill and a track that offers both amateur and professional race tracks.

On 2021-JUN-07 Council directed Staff to include the Project into the Draft 2022 – 2026 Financial Plan for Council consideration. The budget was adopted in early 2022.

The Project was originally slated to begin in 2022, however, the original procurement process was cancelled as the lone bid came in considerably over budget. It was felt that the cause of the high

bid was related to several factors with the design and not purely as a result of the post-pandemic pricing crisis. As a result, Staff reworked some factors within the design and divided the Project procurement process in two separating the specialist track shaping work required, from Civil work. In addition to this, several infrastructure items including the start gate were pre-purchased using donated funds.

DISCUSSION

In Spring 2024 the civil portion of the work was procured and is to include the demolition of the existing track, the construction of a start hill, underground utilities and track sub-base. Two bids for the work were received. Including contingency and other costs, an additional \$330,000 is required before the contract can be awarded. This will bring increase the Project budget for 2024 to \$1,837,827 million and the total cost of the Project including prior year spending to \$1,931,100.

FINANCIAL CONSIDERATIONS

The Growing Communities Fund Reserve currently has \$1.16M available to be allocated to projects and funding must be fully spent by March 2028.

OPTIONS

1. That the Finance and Audit Committee recommend that Council increase the 2024 Project budget for the Marie Davidson BMX Park by \$330,000 from \$1,507,827 to \$1,837,827 and fund the increase from the Growing Communities Fund Reserve .
 - The advantages of this option: The Project can proceed with estimated completion in fall 2024. The new track will be safer and greatly improve the BMX track for both recreational and professional uses.
 - The disadvantages of this option: The Growing Communities Fund Reserve will have less funds available for use on other projects/priorities.
 - Financial Implications: The addition of \$330,000 will bring the 2024 Project budget to \$1,837,827, and the total Project budget to \$1,931,100. The 2024 – 2028 Financial Plan will be amended for final to include the budget increase.
2. That the Finance and Audit Committee provide alternate direction. |

SUMMARY POINTS

- The Marie Davidson BMX Park redevelopment project has been developed by City staff in partnership with the Nanaimo BMX Association.
- The redeveloped track will be safer and will feature a new five-meter start hill and both amateur and professional race tracks.
- Staff recommends that \$330,000 is allocated to the Project from the Growing Communities Fund Reserve for Project completion in 2024.

Submitted by:

Charlotte Davis
Manager Parks Operations

Pete Entwistle
Parks Project Coordinator

Concurrence by:

Michelle Miller
Manager, Financial Planning

Richard Harding
General Manager, Community Services and
Deputy CAO

Laura Mercer
General Manager, Corporate Services

Dale Lindsay
CAO