

THE CORPORATION OF THE  
**CITY OF WHITE ROCK**  
CORPORATE REPORT



**DATE:** May 30, 2022

**TO:** Mayor and Council

**FROM:** Jim Gordon, P.Eng., Director, Engineering and Municipal Operations

**SUBJECT:** Emerson Park – Options for Additional Playground Equipment

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**RECOMMENDATION**

THAT the corporate report dated May 30, 2022, from the Director of Engineering & Municipal Operations, titled “Emerson Park – Options for Additional Playground Equipment” be received by Council and that Council direct staff to proceed with the current design as is.

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**EXECUTIVE SUMMARY**

The purpose of this corporate report is to provide Council with information related to playground structure options designed for use by older children 8-10 years of age for Council’s consideration and potential redirection related to the Emerson Park Improvements project coming to completion.

**PREVIOUS COUNCIL DIRECTION**

| <b>Motion # &amp; Meeting Date</b> | <b>Motion Details</b>   |
|------------------------------------|---|
| 2022-203<br>May 9, 2022            | THAT Council direct staff to bring forward a corporate report with options to add structures for the age group of 8 - 10 year old children at Emerson Park Playground.<br><p style="text-align: right;"><u>Motion CARRIED</u></p> |

**INTRODUCTION/BACKGROUND**

Emerson Park is a small neighbourhood park on Columbia Avenue and Lee Street. It serves residents who want to enjoy some greenspace, family time or play time. The park is approximately 1,144 square meters. The original playground structure was designed for children 2-5 years old, and it had a coverage area of approximately 70 square meters.

In summer of 2021, the City launched a “Playground Equipment in Emerson Park” survey on the Talk White Rock platform; it received 617 visitors and 309 responses. Based on the responses from nearby residents, staff issued an RFP with key elements for the new playground structure and subsequently awarded the contract to Habitat Systems Inc. The survey was divided between those wishing playground structures for participants 2-5 years of age and those wishing

playground structures for participants 5-12 years of age. It was decided to move forward to replace and upgrade the existing playground with a playground structure for use by those 2-5 years of age. The swings and the adjacent grass area to provide play opportunities for older children.

The new playground is fully installed and complete. It has a coverage area of approximately 140 square meters, or twice the size of the original playground coverage area. It has multiple play features that cater to children 2-5 years old. It also has a swing set for children from 2 to 12 years old.

At the Regular Council Meeting on May 9, 2022, Council directed staff to bring forward a corporate report with options to add structures for the age group of 8-10-year old children at Emerson Park Playground.

Habitat System Inc provided two main options: replace the swing set with a new structure for older children and extend the current playground footprint to add an additional play structure for older children. Within each of these options are three different designs shown below.

A summary of the options is attached in Appendix A and noted below in Table 1.

**Table 1 – Summary of Options for Changes to Existing Playground Design**

| <b>Options</b> | <b>Description</b>   | <b>Estimated Cost</b> | <b>Impact to Schedule</b> |
|----------------|--|-----------------------|---------------------------|
| 2262-1-1       | Replace the swing set with a Quantis play structure.   | \$101K                | 6 months                  |
| 2262-1-2       | Add Quantis play structure next to the current playground upgrade. An additional 70 square meters of playground surface will be added to the park for a total coverage of 210 square meters.   | \$129K                | 8 months                  |
| 2262-2-1       | Replace the swing set with a Netplex 7-Post and Rushwinder play structures.  | \$116K                | 6 months                  |
| 2262-2-2       | Add Netplex 7-Post and Rushwinder play structures next to the current playground upgrade. An additional 78 square meters of playground surface will be added to the park for a total coverage area of 218 square meters.   | \$144K                | 8 months                  |
| 2262-4-1       | Replace the swing set with a 3-Ring Climber, Overhead Trekker, Lolliladder, Curved Balance Beam, and a Rushwinder.   | \$88K                 | 6 months                  |
| 2262-4-2       | Add 3-Ring Climber, Overhead Trekker, Lolliladder, Curved Balance Beam, and a Rushwinder play structures next to the current playground upgrade. An additional 87 square meters of playground surface will be added to the park for a total coverage of 227 square meters. | \$119K                | 8 months                  |

All six options cause delay to the project by at least six (6) months. Option 2262-4-1 has the least cost increase as compared to the other options.

Emerson Park is a very small park. Adding playground equipment options that increase the footprint will take away greenspace for children to play with soccer balls, play tag or otherwise enjoy a green environment. It will also take away opportunities of families to picnic on the grass.

Nearby residents could potentially object to more structure buildup adjacent to their homes.

Although staff are not recommending any changes to the original plan, it is suggested that options limited to replacement of the swing set would fit best within the context of a small local community park.

### **FINANCIAL IMPLICATIONS**

A summary of the project budget is as follows.

**Table 2 – Project Budget**

|                           | <b>Playground</b>   | <b>Park Improvements from CAC</b> | <b>Total</b>        |
|---------------------------|---------------------|-----------------------------------|---------------------|
| Project Budget            | \$160,000           | \$200,000                         | \$360,000           |
| Tire Stewardship BC Grant | \$27,481.50         | nil                               | \$27,481.50         |
| <b>Total Funding</b>      | <b>\$187,481.50</b> | <b>\$200,000</b>                  | <b>\$387,481.50</b> |
| Contract Amount           | \$151,780           | \$97,945                          | \$249,725           |
| Contingency (5%)          | \$7,589.00          | \$4,897.25                        | \$12,486.25         |
| <b>Forecast Balance</b>   | <b>\$28,112.50</b>  | <b>\$97,157.75</b>                | <b>\$125,270.25</b> |

Funds are included in the 2021 – 2025 Financial Plan.

### **LEGAL IMPLICATIONS**

The Contractor could seek compensation for extensive project delay costs and barricade/site maintenance costs.

### **COMMUNICATION AND COMMUNITY ENGAGEMENT IMPLICATIONS**

If there is direction to modify or add additional equipment, Staff will need to deliver notices to the residents located within two (2) blocks of the project area advising of any changes to the existing design.

### **INTERDEPARTMENTAL INVOLVEMENT/IMPLICATIONS**

The Communications Department and the Recreation & Culture staff will be notified to reschedule the Emerson Park opening event.

### **CLIMATE CHANGE IMPLICATIONS**

If the playground equipment footprint is expanded, there will be a reduction in green space as additional structures and construction will also consume additional natural resources.

### **ALIGNMENT WITH STRATEGIC PRIORITIES**

The park improvements are a Community Amenity Contribution “Shovel-in-the-Ground” project, and it is consistent with Council’s top five priorities. Any changes to the existing design will delay the project by at least 6 months.

### **OPTIONS / RISKS / ALTERNATIVES**

The following options are available for Council’s consideration:

1. Proceed with the current design as-is, without any additional changes to the playground structure.
2. Proceed with the current design as-is and introduce additional playground structure at a later date.
3. Select one of the six options listed in Table 1 to add additional play structures to Emerson Park for the age group of 8-10 year-old participants. Option 2262-4-1 would provide the least additional cost increase to the project.

Staff recommend option 1.

### **CONCLUSION**

At the Regular Council Meeting on May 9, 2022, Council directed staff to bring forward a corporate report with options to add additional playground structures for the age group of 8-10-years at Emerson Park Playground. Staff consulted with the playground vendor, Habitat Systems Inc, and they provided six different options to add additional play structures to Emerson Park for consideration. For the reasons discussed in this report, staff recommend Council to proceed with the current design as-is.

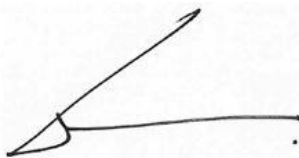
Respectfully submitted,



Jim Gordon, P.Eng.  
Director, Engineering and Municipal Operations

### **Comments from the Chief Administrative Officer**

I concur with the recommendation of this corporate report.



Guillermo Ferrero  
Chief Administrative Officer

- Appendix A: 2022-05-30 Appendix A – Option 2262-1-1  
Appendix B: 2022-05-30 Appendix B – Option 2262-1-2  
Appendix C: 2022-05-30 Appendix C – Option 2262-2-1  
Appendix D: 2022-05-30 Appendix D – Option 2262-1-2  
Appendix E: 2022-05-30 Appendix E – Option 2262-4-1  
Appendix F: 2022-05-30 Appendix F – Option 2262-4-2