

THE CORPORATION OF THE
CITY OF WHITE ROCK
CORPORATE REPORT



DATE: November 27, 2023
TO: Mayor and Council
FROM: Corrine Haer, P.Eng., Manager, Engineering
SUBJECT: Johnston Road Phase 2 Update

RECOMMENDATIONS

THAT Council receive the corporate report dated November 27, 2023, from the Manager of Engineering, titled “Johnston Road Phase 2 Update” for consideration; and

1. Approve the public engagement strategy outlined herein;
 2. Endorse a full road closure for the Johnston Road corridor between Russell Avenue and Thrift Avenue (pedestrian access to all businesses will be provided for the duration of the project) for a period of six months to optimize construction and minimize disruption to the White Rock community;
 3. Endorse extended construction hours and intersection night work to support the project; and
 4. Authorize staff to proceed with a Request for Proposal on BC Bid as outlined in this corporate report.
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EXECUTIVE SUMMARY

The purpose of this corporate report is to update Council on the status of Johnston Road Phase 2, a Council Strategic Priority project.

Johnston Road Phase 1 was completed in 2018 and included utility upgrades and transportation improvements along the corridor between North Bluff Avenue and Russell Avenue. Johnston Road Phase 2 includes similar utility upgrades and transportation improvements between Russell Avenue and Thrift Avenue, Project components include:

- Significant upgrades and upsizing of storm and sanitary sewers.
- Watermain replacement and upsizing.
- Sidewalk replacements on the east side to improve accessibility and remove tripping hazards. Sidewalk on the west side will not be modified.
- Decorative mid-block pedestrian activated crosswalk with improved visibility for pedestrian safety.
- Improved transit stop heading north bound.
- Native vegetation and irrigation.
- Bike racks, seating areas, and garbage/recycling receptacles.

- Decorative street lighting (including hanging baskets with irrigation).
- Sidewalk drainage improvements.

INTRODUCTION

Johnston Road serves as a primary gateway into the City of White Rock. The corridor underwent a conceptual redesign in 2014 in advance of required utility upgrades. To minimize disruptions to residents and businesses, the project has been divided into multiple phases.

The first phase, covering the stretch from North Bluff Avenue to Russell Avenue, was successfully completed in 2018. The second phase includes the corridor between Russell Avenue and Thrift Avenue and has an overarching goal to replace and upsize ageing utilities while redesigning the streetscape to enhance access, safety, and overall enjoyment of the downtown core while establishing a distinctive gateway into White Rock.

Proposed upgrades

The intent of the Johnston Road corridor project between Russell Avenue and Thrift Avenue is to mimic the look and feel of phase one.

This project includes substantial utility upgrades to the City's drainage, water and sanitary infrastructure, including:

- Drainage upgrade from 375mm to 450mm in pipe diameter
- Watermain upgrade from 200mm to 300mm in pipe diameter
- Sanitary upgrade from 200mm to 300mm in pipe diameter

These upgrades will increase capacity and improve the reliability of the City's infrastructure to better serve our growing community.

Pedestrian improvements will include enhancements to the sidewalk and sidewalk drainage on the east side of Johnston Road to improve accessibility and remove existing tripping hazards. The sidewalks on the west side of Johnston Road were built to their ultimate condition in 2020 by Bosa Properties Inc. through the Miramar Village development and will remain as is.

Traffic calming measures will be implemented, featuring a pedestrian-activated crosswalk and mid-block traffic island designed to reduce lane widths and promote decreased travel speeds through the corridor. This will improve the overall visibility for pedestrian safety. Decorative street lighting will be installed to remain consistent with phase one. Additionally, the available parallel parking stalls pre and post construction will remain unchanged.

This project aims to address utility needs and elevate the overall experience for both pedestrians and motorists within White Rock's downtown core and is designed to enhance public access and safety.

Images 1 through 4 capture the project essence and will be shared with residents and businesses throughout public engagement.

Image 1 - rendering looking south from Russell Avenue



Image 2 - profile view of the transportation improvements at the mid-block pedestrian activated crosswalk and traffic island

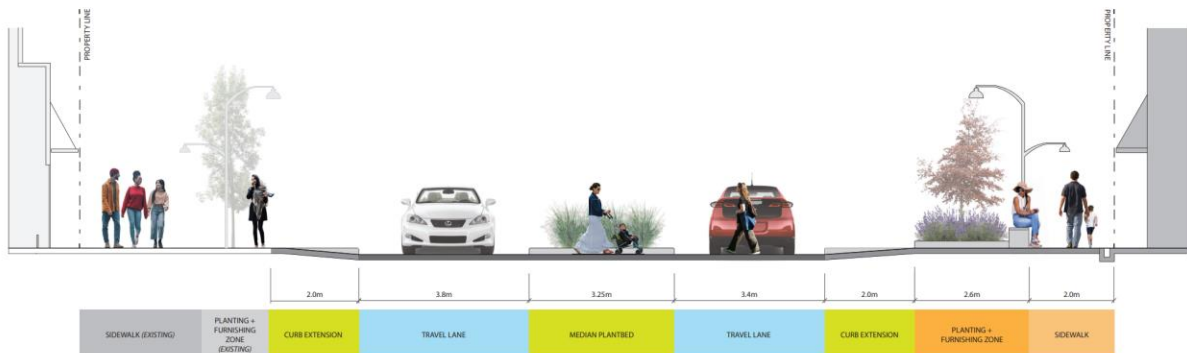


Image 3 – profile view of transportation improvements approaching the intersection of Johnston Road and Russell Avenue

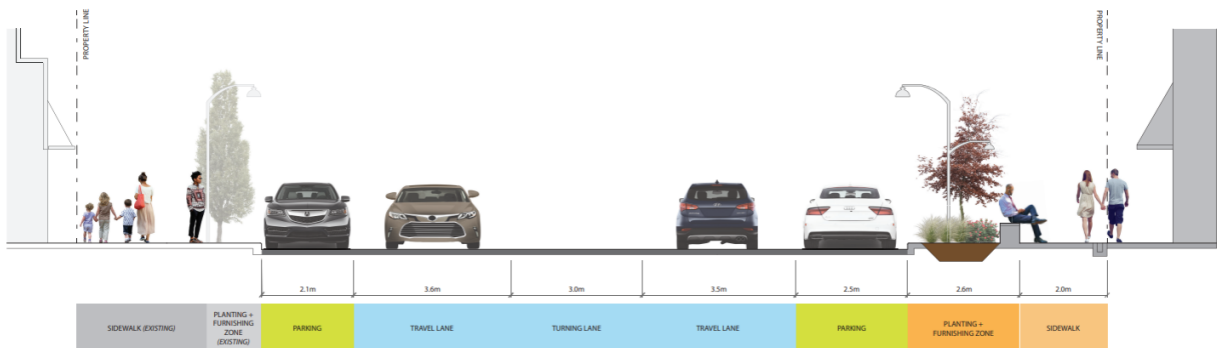
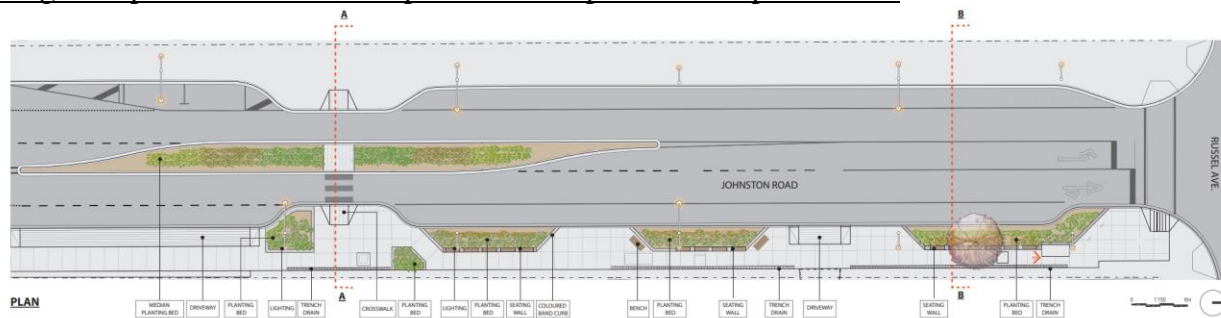


Image 4 – plan view of the transportation and pedestrian improvements



Construction Impacts

Staff are seeking endorsement of a full road closure on Johnston Road between Russell Avenue and Thrift Avenue for the duration of the utility installations, estimated to take six months. Although intermittent openings may occur as the project progresses, a full road closure will restrict traffic and parking directly fronting the businesses, while still permitting pedestrian access along the corridor and to every business. A full road closure provides enhanced pedestrian safety for the project duration and significantly shortens the construction timeline. As a result, the impact of this project on the community will be mitigated.

In addition, staff are seeking endorsement of extended construction hours for the duration of the project. An extension has the potential to increase daily productivity, accelerate the timeline and will ultimately help to prevent construction delays and keep the project on schedule.

Intersection work at Johnston and Russell and Johnston and Thrift is expected to occur during the night in order to reduce traffic disruption and enhance safety. As outlined in the City's Noise Control Bylaw, City or its agents are exempt from the bylaw when constructing public utilities and highways. Staff will work closely together to ensure that proper notice is provided through Road Closure Notices and Activity Updates throughout the project duration.

Staff plan to put this project to the market as a Request for Proposals on BC Bid with a construction start in early March 2024. When evaluating bidders, staff will review cost, references, optimized construction schedule and construction management plans to ensure that the impact of this project on businesses and residents will be mitigated to the best of the City's and Contractor's ability. All these components combined will be evaluated by a staff and a consultant team to determine which contractor is expected to provide best value to the City before reporting back to council with a recommendation for project award early 2024.

Considerable thought has been given to mitigating the impact on affected businesses. Proactive, clear, consistent communication is essential. Communication efforts will include clear signage for parking and detours, letters, open house engagements with businesses, and advertising to convey that businesses remain operational, along with designated access points for pedestrians. Cyclists will be expected to walk their bikes in pedestrian-only areas or follow vehicle detours. Fortunately, ample parking is available in the vicinity of the project, including at the White Rock Community Centre, Miramar Village and at the City's gravel lot on Russell Ave.

Public Engagement

A public engagement plan has been created to notify and engage with local businesses and residents on the proposed construction. The following methods will be used in our engagement strategy:

1. Written notification late November and early December to businesses, organizations, and associations, to advise of impending construction and opportunity to be engaged through a project open house.
2. TalkWhiteRock project site for Johnston Road Phase 2 to launch late November. This site will serve as the central repository for public project information and will include feedback forums and opportunity to ask questions.
3. Open house is currently scheduled for December 14 between 2:00 p.m. and 7:00 p.m. at White Rock Community Centre to allow interested parties to learn about the project.
4. Proactive, coordinated communication on City channels (social platforms, website, e-news and TalkWhiteRock) to keep public informed on construction progress and updates.
5. Comprehensive onsite signage to ensure easy wayfinding for both vehicle and pedestrian traffic.

FINANCIAL IMPLICATIONS

The project is included in the 2023 Financial Plan funded from the General fund, water fund, sanitary sewer fund and drainage fund. Staff will report back to Council with procurement results and award recommendation early 2024. Any financial implications will be outlined at that time.

COMMUNICATION AND COMMUNITY ENGAGEMENT IMPLICATIONS

A public engagement plan has been created and considerable thought has been given to mitigating the impact on affected businesses. Proactive, clear, consistent communication is essential. Communication efforts will include clear signage for parking and detours, letters, open house engagements with businesses, and advertising to convey that businesses remain operational, along with designated access points for pedestrians.

INTERDEPARTMENTAL INVOLVEMENT/IMPLICATIONS

Staff are working with Communications & Government Relations to ensure that public engagement is front of mind to mitigate the impact of construction on affected residents and businesses and will continue to work collaboratively together for the project duration.

In addition, staff have coordinated internally with Recreation & Culture to ensure the time and location of the proposed project open house works with staff and users of White Rock Community Centre. Coincidentally, the open house will immediately follow the December 14th Seniors Planning table, optimizing the opportunity to connect with local seniors about the project.

IMPLICATIONS FOR TREE PRESERVATION AND TREE CANOPY ENHANCEMENT

Staff will ensure existing trees within the corridor are protected, thereby enhancing and ensuring the sustainability of the City's urban forest and recognizing the environmental and esthetic benefits trees provide. Typical city tree management will follow the City's Tree Protection Bylaw No. 2407.

ALIGNMENT WITH STRATEGIC PRIORITIES

This project is a Council Strategic Priority project and is in alignment with the Infrastructure Strategic Priority that identifies that the City plan, build and maintain infrastructure to enhance quality of life and civic service delivery while mitigating and adapting to environmental impacts. Specifically, this project ensures future infrastructure resiliency by making decisions through a long-term lens.

OPTIONS / RISKS / ALTERNATIVES

The following alternate options are available for Council's consideration:

1. Not approve the option of a full road closure. This may extend the duration of construction further impacting businesses and residences in the area.
2. Not approve the project to proceed to request for proposals. This may result in reduced safety for pedestrians, city beautification, and potential long term sewer and water capacity concerns.

CONCLUSION

Johnston Road serves as a primary gateway into the City of White Rock and this phase of the project, Johnston Road Phase 2, includes the portion of corridor between Russell Avenue and Thrift Avenue. This project includes critical utility infrastructure upgrades and transportation upgrades and is endorsed as one of Council's Strategic Priority projects.

Staff seek Council's approval to begin public engagement and to proceed with a request for proposal on BC Bid to seek a contractor that is able to provide best overall value to the City while mitigating the impacts of this project on both businesses and residents.

In order to mitigate the impact of this project, staff also seek Council's endorsement of a full road closure for the Johnston Road corridor between Russell Avenue and Thrift Avenue for a period of six months to optimize construction and minimize disruption to the White Rock community. In addition, staff seek endorsement of extended construction hours and intersection night work. Pedestrian access to all businesses will be provided for the duration of the project.

Respectfully submitted,



Corrine Haer, P.Eng.
Manager, Engineering

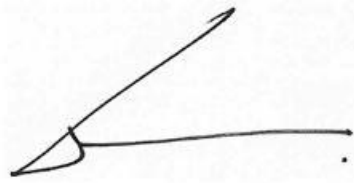
Approved by,



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

Comments from the Chief Administrative Officer

I concur with the recommendations of this corporate report.

A handwritten signature in black ink, consisting of a stylized 'G' followed by a horizontal line and a small flourish at the end.

Guillermo Ferrero
Chief Administrative Officer