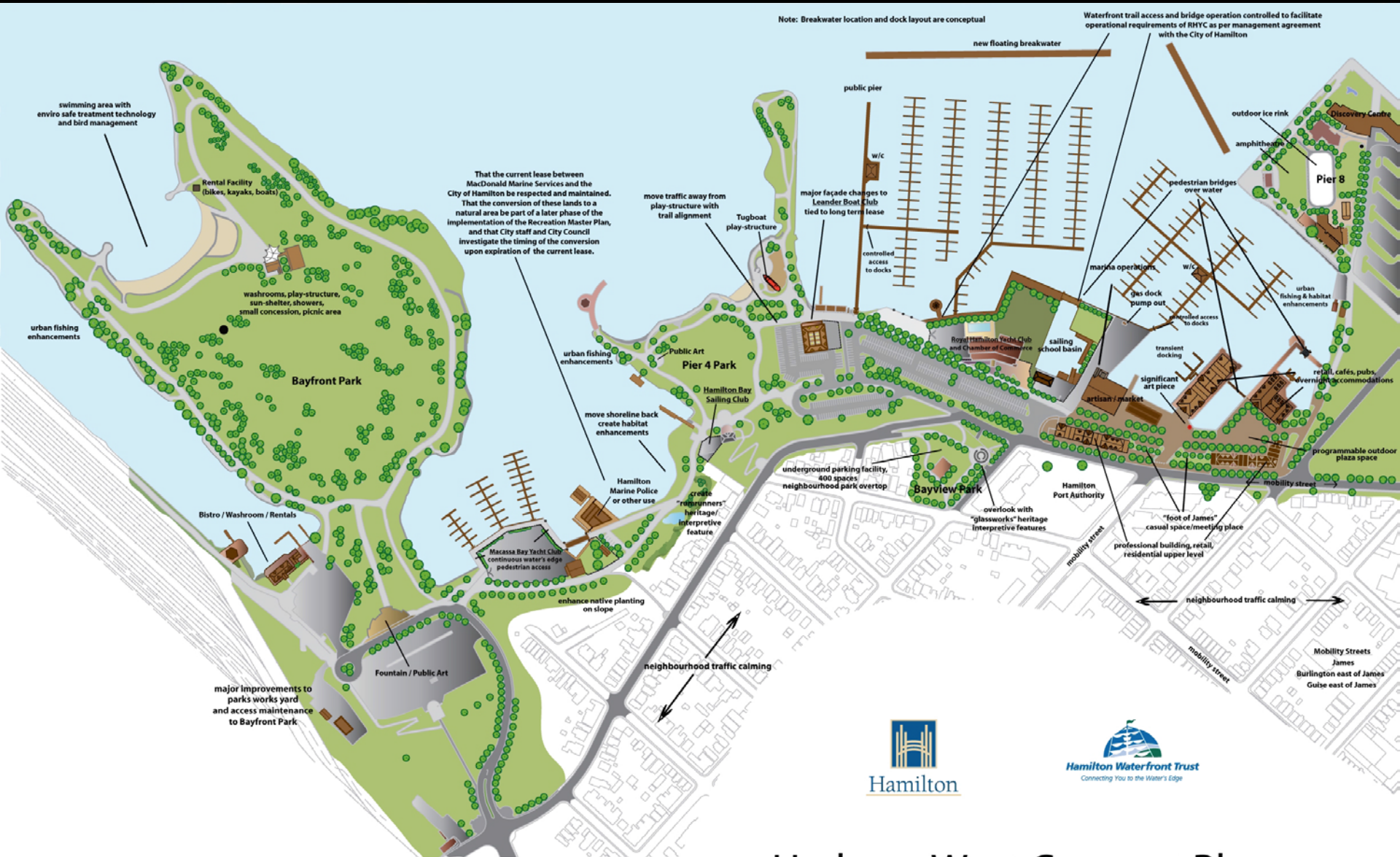




***Hamilton Waterfront Trust***

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*Connecting You to the Water's Edge*



# Harbour West Concept Plan

plan not to scale  
January 2010



breakwater









## CITY OF HAMILTON

**PUBLIC WORKS DEPARTMENT**  
*Environment and Sustainable Infrastructure Division*

and

**PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT**  
*Planning Division*

<b>TO:</b> Mayor and Members Committee of the Whole	<b>WARD(S) AFFECTED:</b> CITY WIDE
<b>COMMITTEE DATE:</b> May 10, 2010	
<b>SUBJECT/REPORT NO:</b>	
<b>SUBMITTED BY:</b> Gerry Davis, CMA General Manager Public Works  Tim McCabe General Manager Planning and Economic Development	<b>PREPARED BY:</b>  Justin Readman (905) 546-2424, Extension 2218  Christine Lee-Morrison (905) 546-2424, Extension 6390  Jillian Stephen (905) 546-2424, Extension 4621  Brenda Khes (905) 546-2424, Extension 1224
<b>SIGNATURE:</b>	

### RECOMMENDATION

- (a) That the West Harbour Waterfront Recreation Master Plan, dated April 14, 2010, attached as Appendix "C" to Report PW09004a / PED10108, be received;
- (b) That the West Harbour Waterfront Recreation Master Plan be referred to the General Manager, Planning and Economic Development Department for the development of an appropriate Official Plan Amendment and implementing Zoning By-Law to be presented at a Public Meeting under the Planning Act at Economic Development and Planning Committee;
- (c) That the consideration of an architectural review board for West Harbour waterfront development be referred to the General Manager of Planning and Economic



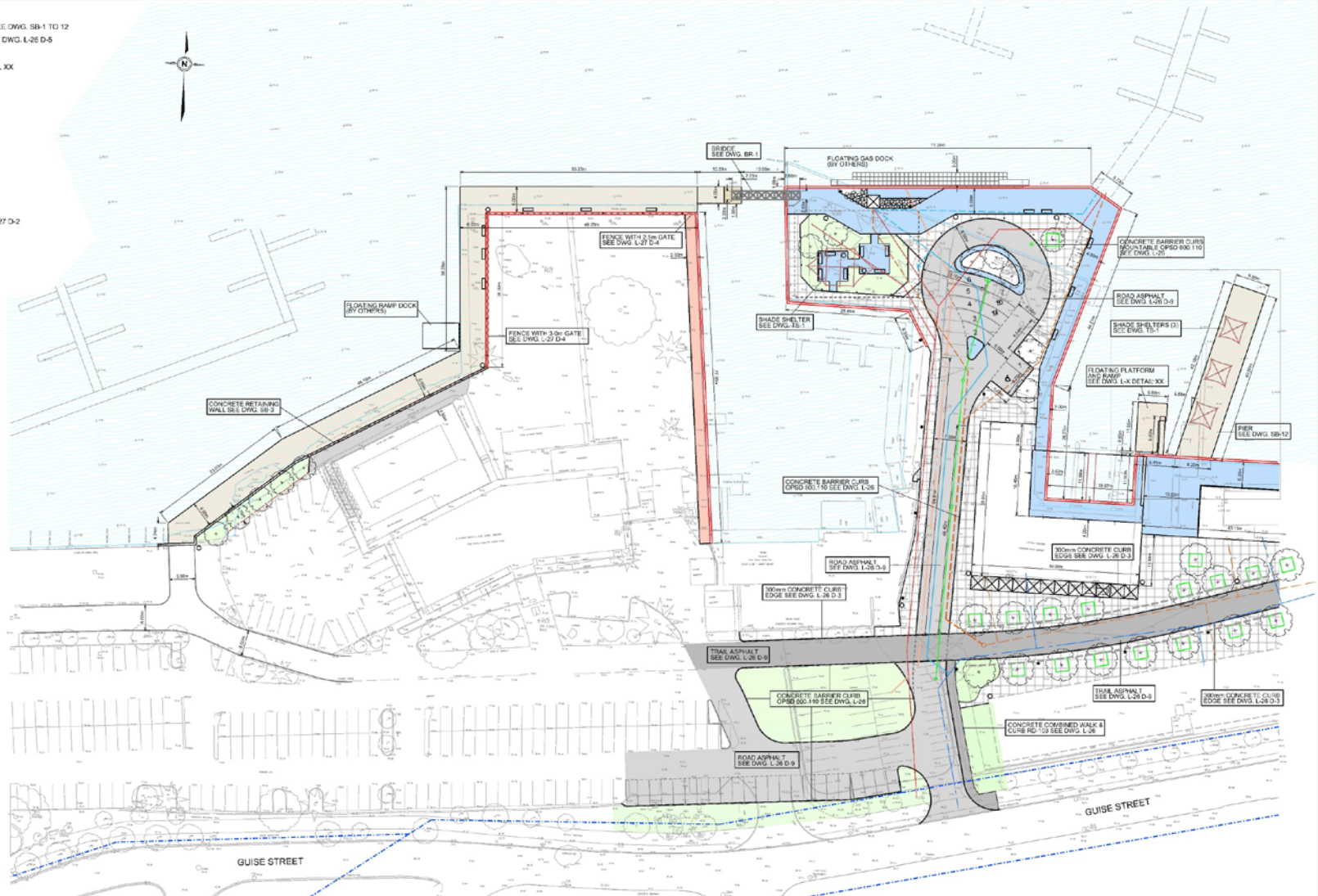
**Table 1**  
**Harbour West Recreational Master Plan**  
**City's Cost Estimate**

**E MAIN BASIN**

	Unit	Qty.	Cost/Unit	Total Cost	Contingency - 15%	Design/Eng. Costs - 10%	PST, GST	Total Cost
<b>1 Breakwater</b>								
floating breakwaters	l. m	758	4,000	3,032,000	454,800	303,200	394,160	4,184,160
<b>2 Shoreline Removals and Fill Placement</b>								
excavation / disposal	l.sum	1	200,000	200,000	30,000	20,000	26,000	276,000
docks removals	l.sum	1	1,500,000	1,500,000	225,000	150,000	195,000	2,070,000
shoreline repair and replacement	l.sum	1	2,000,000	2,000,000	300,000	200,000	260,000	2,760,000
<b>3 Servicing Improvements</b>								
sanitary sewer ext. / service for waterfront centre	l. sum	1	80,000	80,000	12,000	8,000	10,400	110,400
watermain extension (Bay / Guise), water service	l. sum	1	70,000	70,000	10,500	7,000	9,100	96,600
stormwater mgt. for new bldgs	allow	1	60,000	60,000	9,000	6,000	7,600	82,600
electrical service for new bldg	l. sum	1	50,000	50,000	7,500	5,000	6,500	69,000
sanitary service / forcemain for commercial village	l. sum	1	90,000	90,000	13,500	9,000	11,700	124,200
stormwater mgt. for new bldgs	allow	1	80,000	80,000	12,000	8,000	10,400	110,400
water service / forcemain for commercial village	l. sum	1	70,000	70,000	10,500	7,000	9,100	96,600
electrical service to commercial village	l. sum	1	120,000	120,000	18,000	12,000	15,600	165,600
<b>4 Fill &amp; Grading</b>								
rough grading	sq. m	15,008	5	75,040	11,256	7,504	9,755	103,555
retaining wall at Guise street (2m high on average)	l. sum	1	25,000	25,000	3,750	2,500	3,250	34,500
<b>5 Commercial Village, Buildings, Structures</b>								
multi-use buildings (2 at Guise St and 2 at Water's Edge)	sq. ft.	136,000	225	30,600,000	4,590,000	3,060,000	3,978,000	42,228,000
renovate existing paint shed	l.sum	1	200,000	200,000	30,000	20,000	26,000	276,000
stairs (amphitheatre), concrete work	allow	1	300,000	300,000	45,000	30,000	39,000	414,000
soft landscaping	allow	1	100,000	100,000	15,000	10,000	13,000	138,000
plaza space / unit paving	sq. m	11,344	150	1,701,600	255,240	170,160	221,208	2,348,208
public art	allow	1	300,000	300,000	45,000	30,000	39,000	414,000
<b>6 Waterfront Trail</b>								
water's edge boardwalk (hardwood)	l. m	595	15,000	8,925,000	1,338,750	892,500	1,160,250	12,316,500
aquatic habit enhancement (assume 5m depth)	cu. m	25,575	80	2,046,000	306,900	204,600	265,980	2,823,480
pedestrian bridges	ea.	3	1,750,000	5,250,000	787,500	525,000	682,500	7,245,000
Waterfront Trail (asphalt)	l. m	717	165	118,305	17,746	11,831	15,380	163,261
landscaped median, trees shrubs	l. m	717	100	71,700	10,755	7,170	9,321	98,846
site furnishings - lighting, benches, waste receptacles, bike racks	allow	1	100,000	100,000	15,000	10,000	13,000	138,000
signage - interpretive, wayfinding	allow	1	50,000	50,000	7,500	5,000	6,500	69,000
<b>7 Parking /Roadway/Entrance Areas</b>								
re-alignment of MacNab north of Guise Street	l. sum	1	75,000	75,000	11,250	7,500	9,750	103,500
parking lots & roadways resurfacing	sq. m	5,278	25	131,950	19,793	13,195	17,154	182,091
pedestrian connections (decorative paving)	sq. m	8,810	150	1,321,500	198,225	132,150	171,795	1,823,670
parking lot greening (bioswales/filter strips, trees)	allow			150,000	22,500	15,000	19,500	207,000
<b>8 Docks, Hau-outs</b>								
leaseholder docks (serviced)	ea.	392	6,500	2,548,000	382,200	254,800	331,240	3,516,240
public marina docks (serviced)	ea.	534	6,500	3,471,000	520,650	347,100	451,230	4,789,980
security gates for docks	ea.	2	20,000	40,000	6,000	4,000	5,200	55,200
<b>Subtotal</b>				<b>64,952,095</b>	<b>9,742,814</b>	<b>6,495,210</b>	<b>8,443,772</b>	<b>89,633,891</b>

# LEGEND

- COMFORT DECKING (OVER WATER) SEE DWG. SB-1 TO 12
- PRESSURE TREATED WOOD DECK SEE DWG. L-26 D-5
- PAVING STONE SEE DWG. L-21 & L-22
- ASPHALT PAVING SEE DWG. L-X DETAIL XX
- CONCRETE SEE DWG. L-26 D-6
- SOD SEE DWG. L-X DETAIL XX
- CONCRETE CAP ON SHEET PILE WALL SEE SB DRAWINGS
- TREE PIT SEE DWG. L-29 D-1
- TREE SEE DWG. L-29 D-2
- LIGHT POLE SEE DWG. E-6 D-1
- BOLLARD LIGHT SEE DWG. E-6 D-2
- STEEL RAILING SEE DWG. L-27 D-6
- GARBAGE RECEPTACLE SEE DWG. L-27 D-2
- BENCH SEE DWG. L-27 D-3
- CHAIN LINK FENCE SEE DWG. L-27 D-5
- STEEL FENCE SEE DWG. L-27 D-4



NO.	REVISION	DATE	DRAWN BY	CHECKED BY

SCALE  
1:400

Consultant Logo & Address

Consultant Seal

Signer Name  
Signer Title

City of Hamilton



PIER 5-7 REDEVELOPMENT

General Layout - West

L-1





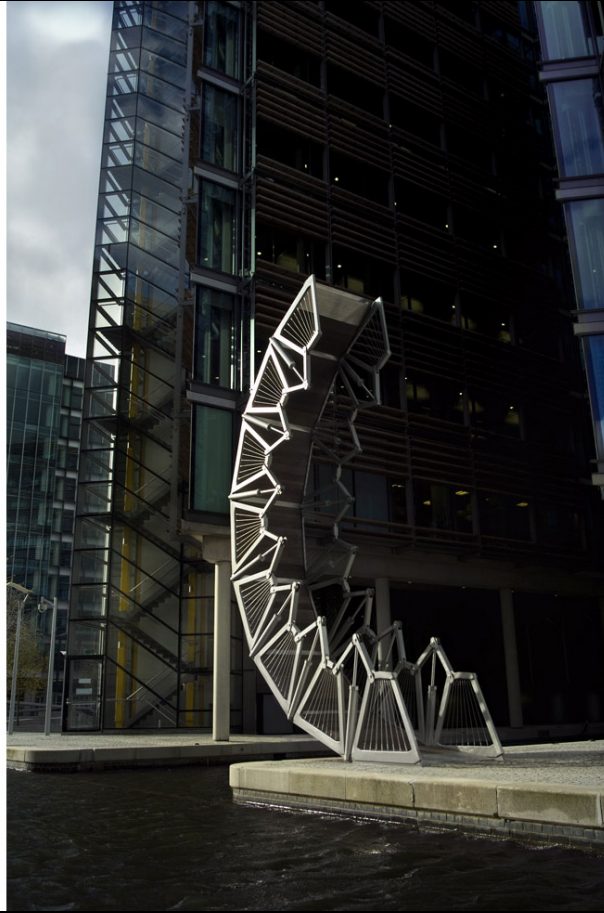


# WATERFRONT TRUST ANIMATION



video

# ROLLING BRIDGE



video



## Hamilton West Harbour Redevelopment

### Shoreline Works & Adjacent Landscaping - Construction Costs/Estimates

Reach	Length (m)	Estimated/Actual Cost of Shoreline Works (\$)		Adjacent Trail/Landscaping Works Cost (\$)		Cost of Shoreline & Adjacent Landscaping	
		Amount	Unit Cost	Amount	Unit Cost	Amount	Unit Cost
Pier 7 Shoreline adjacent to Discovery Drive- 2015	165	2,000,000	12,121	2,000,000	12,121	4,000,000	24,242
Pier 8 Shoreline - 2018	550	14,000,000	25,455	6,500,000	11,818	20,500,000	37,273
Pier 5 to 7 Shoreline - 2019	950	11,000,000	11,579	11,000,000	11,579	22,000,000	23,158



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