




## INFORMATION REPORT

<b>TO:</b>	Chair and Members West Harbour Development Sub-Committee
<b>COMMITTEE DATE:</b>	November 26, 2024
<b>SUBJECT/REPORT NO:</b>	West Harbour Re-Development Plan - Status Update (PED17181(h)) (Ward 2)
<b>WARD(S) AFFECTED:</b>	Ward 2
<b>PREPARED BY:</b>	Chris Phillips (905) 546-2424 Ext. 5304 Ed English (905) 546-2424 Ext. 5461 Andrea Smith (905) 546-2424 Ext.
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<b>SIGNATURE:</b>	

### COUNCIL DIRECTION

The West Harbour Development Sub-Committee periodically reviews the status of the West Harbour Re-Development Plan (the Plan), which consists of capital infrastructure and construction projects, as well as complementary projects necessary to facilitate private-sector and public-space development. The Plan is led and managed by an inter-departmental team of senior staff within the Planning and Economic Development and Public Works Departments, with significant and on-going support from Corporate Services Department, including Finance, Legal Services, and others. Previous status reports during the past term of Council include:

- February 26, 2019, Report PED17181(a) entitled “West Harbour Re-Development Plan Implementation - Status Update”;
- February 26, 2019, Report PW17075(b) entitled “Status of West Harbour Implementation”;
- September 9, 2019, Report PW17075(c) entitled “Status of West Harbour Implementation”;

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OUR Vision: To be the best place to raise a child and age successfully.

OUR Mission: To provide high quality cost conscious public services that contribute to a healthy, safe and prosperous community, in a sustainable manner.

OUR Culture: Collective Ownership, Steadfast Integrity, Courageous Change, Sensational Service, Engaged Empowered Employees.

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- October 22, 2019, Report PW19090 entitled “West Harbour Strategic Initiatives Piers 5-7 Public Realm Capital Works”;
- December 2, 2020, Report PED17181(b) entitled “West Harbour Waterfront Re-Development Plan - Implementation Status Update”;
- January 17, 2022, Report (PED17181(c) entitled “West Harbour Re-Development Plan - Implementation Status Update”;
- July 19, 2022, West Harbour Re-Development Plan - Status Update (PED17181(d)) (Ward 2);
- April 14, 2023, West Harbour Re-Development Plan – Status Update (PED17181(e));
- November 7, 2023, West Harbour Development Plan – Status Update (PED17181(f)); and,
- May 29, 2024, West Harbour Development Plan – Status Update (PED17181(g)).

To date, Council has approved approximately \$100 million of an original \$140 million capital plan to enhance the existing uses and enable the planned new uses within the Pier 6, 7 and 8 area. Completed projects include the following:

- Re-construction of the Pier 7 shorewall and creation of the new public waterfront boardwalk and temporary boat slips;
- Breakwater structure and City-owned Marina dock and boat slip renewal;
- Pier 8 shorewall rehabilitation;
- Relocation of the Hamilton Police Service Marine Unit building;
- Decommissioning of the former Marina (Macdonald Marine) site;
- Parking and Parking Structure Location Studies;
- Pier 8 Underground Water and Sanitary Services and Above-ground roads;
- Pier 8 Wastewater Pumping Station and Forcemain;
- Copps Pier Park;

- Pier 6 and 7 shorewall rehabilitation, including purpose designed fish habitat infrastructure;
- Pier 6 and 7 water's edge public boardwalk;
- Pier 8 Misting Station;
- "All Our Relations", public art project led by local Indigenous artist, Angela DeMontigny; and
- Pier 6 and 7 Public Space.

This Report emphasizes the progress from Q2 2024 to Q3 2024.

## **INFORMATION**

### **1. Waterfront Animation and Programming**

Free programming has been offered at Pier 8 since 2021 to animate City-owned outdoor public spaces along Copps Pier Park and at the Discovery Centre. For 2024, community organizations and local businesses were hired to create a series of free public events with the goal of providing a variety of activities co-created with community, draw residents to the waterfront, and to demonstrate creative ways that these spaces can be used. Programming has been created to complement existing experiences offered by the Waterfront Trust and Parks Canada.

The following programming and animation activities for 2024 were funded through the West Harbour Waterfront Animation and Programming capital project ID 4412306105:

1. Annual maintenance of the street mural created by Clear Eyes Collective;
2. Pop-Ups at Pier 8 returned with six events taking place August 10-24 including vintage markets, themed movie nights, family programming and an ABBA themed dance party;
3. New Hope Community Bikes brought their Ride Smart Bike Rodeo program to the pedestrianized roads at Pier 8 every Tuesday evening in August. To further celebrate the new pedestrian space, City staff organized additional programming on Aug 13 and 20 with a Mini Open Streets;
4. Earth Wind and Choir coordinated an eclectic monthly summer concert series called Pitch Blender at the Pier featuring a wide range of music in collaboration

with other art forms like spoken word and visual arts. The series took place on July 21, August 18 and September 15;

5. Blk Owned organized the Summer Soul Session events at Copps Pier Park with a Caribbean Celebration on August 25 and a Cookout Y2K Old School Vibes event on September 22. Both events featured food options, live performances and a BIPOC vendor marketplace; and,
6. Steel City Inclusive Softball Association partnered with several inclusive sports leagues to organize the Queers at the Pier: Sports Edition event at Copps Pier Park on September 28. The event featured local drag performers, musicians, and lip sync performers.

## **2. Discovery Centre**

On November 22, 2023, Council approved GIC Report 23-031, including recommendations contained in Report PED21090(e)/HSC23073. Generally, the Council approval included the following:

- The Hamilton Public Library was identified as the City of Hamilton's partner in developing a Proposed Concept for the Discovery Centre building, and will lead the Work Plan process; and,
- The Preliminary Option for the future use of the Discovery Centre building is defined as redesigning the facility to incorporate: a library services area; Indigenous community gathering space; exhibits and gallery space; café; and visitor amenities.

Attached to this Report is a project update prepared by staff at the Hamilton Public Library and the City's Indigenous Relations Team for the period of May 2024 to November 2024 (refer to Appendix "A" to Report PED1718(h)).

## **3. Pier 6 and 7 Public-Space and Commercial Village Construction**

The Pier 6 and 7 projects has transformed an old asphalt parking lot and boat storage and maintenance facility into a new pedestrianized public-space, stretching from the foot of James Street North to the water's edge, and will include both public and commercial uses.

The project was divided into two phases. Phase 1, included new shorewall rehabilitation, proceeded with under-water fish habitat for ecological revitalization of the water quality within the Harbour, and concluded with the construction of the

boardwalk, that cantilevers over the water's edge in many places. Phase 1 was completed in December 2022.

Phase 2 included the above-ground surface areas including a new gateway plaza with the "All Our Relations" public art feature at the foot of James Street North, the construction of the tree-lined Waterfront Trail, a tree garden, and other landscaping features through the interior space, and a fixed pedestrian bridge connecting the new boardwalk to the existing Pier 7 boardwalk and boat slips.

The James Street Plaza will be a prominent new gateway, as visitors will be welcomed to enter the area directly from James and Guise Streets, with unobstructed views and access to the site. The plaza will include both a viewing platform at Guise Street, as well as fully accessible active transportation features, both stairs and ramping systems, to safely navigate the grade-changes from the site's south entrance to the water's edge amenities.

Construction on Phase 2 began in July 2022, with substantial completion obtained in August 2024, which allowed for public access to the area to be restored. There continues to be elements in the final stages of completion.

There are projects that will continue to be designed and constructed within the Pier 6 and 7 area including two-new public buildings at the foot of James Street North at the water's edge, several significant shade-structures, a retractable bridge at the Royal Hamilton Yacht Club sailing school basin, additional landscaping features, and four-development blocks slated for a proposed future commercial village.

It is expected that a more formal grand opening event will take place in the Spring 2025, to celebrate the official public opening of the space for the 2025 spring and summer season.

#### **4. New Public Use Facilities - Pier 6**

The West Harbour Recreation Master Plan contains the original vision for an area referred to as the "Main Basin" which includes incorporating multi-purpose public buildings and spaces to animate the area at the foot of James Street North and MacNab Street. The Master Plan also calls for distinctive architecture and sustainably designed buildings as a "showcase" and "model" for other developments in Hamilton.

Translated to today's context, two new public use facilities, consisting of a building and pavilion along with a number of shade structures, are envisioned for this area. These public facilities will complement other existing public amenity areas at the

waterfront such as Cops Pier Park, James Street Plaza area, new public uses at the Discovery Centre, as well as the planned future private development blocks at Pier 6 and 7 and Pier 8. The function of these public facilities can respond to evolving community needs as the waterfront development evolves over time and transitions into a new mixed-use community.

Staff are developing the project plan for this initiative and establishing a project team. As part of the project work ahead, staff will be confirming project cost estimates and programming plans for the public facilities, as well as defining the parameters for architectural design of the facilities. Given the City's interest in ensuring design excellence at the waterfront, a procurement process was recently completed to retain professional architectural advisory services to design and implement a design competition. The firm, DTAH, was the successful Proponent. The design competition is a key component of the project, which will be followed by the detailed design and construction phases. The Patrick J. McNally Charitable Foundation has generously donated funds for conducting a Design Competition for these public facilities.

Updates will be provided to the West Harbour Development Sub-Committee as this project progresses.

## **5. Macassa Bay Renewal**

On June 7, 2023, Council approved GIC Report 23-018, including recommendations contained in Report PED23123 titled, "Indigenous-Focussed Macassa Bay Public-Space Design Process". Generally, the Council approval included that staff be directed:

- To develop and initiate an Indigenous-focused conceptual design process, as the first phase of work for Macassa Bay Renewal: Shoreline Naturalization and Area Enhancement Project; and,
- That the design process should advance the actions of the City's Urban Indigenous Strategy, including identified strategic themes of "Land", "Spirit" and "People".

The goal of the project is to develop a new vision for Macassa Bay and a process to implement the vision, in a collaborative partnership with members of the Indigenous community.

A project team has formed involving staff from within the Municipal Land Development Office, Indigenous Relations Team, Landscape Architecture Services, Heritage Resource Management, Parks and Cemeteries, Watershed Management

and Engineering Services. Engagement with members of the Indigenous community has commenced, with meetings scheduled in June, September, and November of this year. Feedback obtained from the Indigenous community is foundational to the project and will serve as a key input into developing the concept for the renewal of Macassa Bay. The feedback will also be used to inform term of reference documents associated with future procurement processes for services required for conducting detailed design and construction work.

Also, engagement with community organizations, agencies and members of the public will also occur during the concept development phase of the project. Project communications will occur through a variety of channels including the updates to the West Harbour webpage at [www.hamilton.ca/westharbour](http://www.hamilton.ca/westharbour).

## **6. Tourism Opportunities – Request for Information to Animate the Waterfront**

With the success of the public improvements to the West Harbour waterfront and in-line with the West Harbour (Setting Sail) Secondary Plan, staff from the Economic Development and Tourism and Culture departments, are working to bring further activation and animation to the West Harbour.

In order to proceed in a transparent manner, staff will undertake a Request for Information (RFI) process to animate the waterfront and harbour, specifically Bayfront Park to Pier 8. The objective is to promote season-long and year-round enjoyment and appreciation of the waterfront, as well as support and encourage marine activity, from passive recreational activities like paddle boats to larger opportunities like cruise attractions.

Staff have met with internal and external stakeholders, including but not limited to:

- (External) Hamilton Oshawa Port Authority, Hamilton Police Marine Unit, Royal Hamilton Yacht Club, Leander Boat Club, HMCS Haida (Parks Canada), Bay Area Restoration Council, and,
- (Internal) Environmental Services (Parks and Cemeteries, and Landscape Architectural Services), Economic Development (Corporate Real Estate Office, and Municipal Land Development Office); Recreation.

Based on these conversations, the following criteria have been drafted for any potential waterfront operators. Any potential operator must:

- Fit harmoniously within the surrounding neighbourhood; operate within existing noise and other relevant by-laws;

- Complement existing amenities and ensure the activity is an appropriate “fit” within the surrounding landscape and waterfront developments;
- Ensure operations do not impede public access and enjoyment of the adjacent land at all times;
- Ensure year-round attractiveness of on-land and on-water presence; and,
- Contribute to making Hamilton waterfront a destination.

Once the Request for Information process is complete, staff will report back with the findings and recommendations for next steps.

#### **APPENDICES AND SCHEDULES ATTACHED**

Appendix “A” to Report PED17181(h) – Discovery Centre Project Update, May 2024 to Nov, 2024