



The Niagara Parks Commission

Minutes of the public meeting of The Niagara Parks Commission held on Thursday, June 13, 2024 at the School of Horticulture, 2565 Niagara Parkway, Niagara Falls, Ontario, L2E 6T2.

Attendance

Members: Chair Bob Gale
Commissioner April Cotton (via Zoom)
Commissioner Spencer DeWolfe
Commissioner Natasha DiCienzo
Commissioner Jim Diodati
Commissioner Tom Insinna
Commissioner La Caprara
Commissioner Ted Salci
Commissioner Erwin Wiens

Regrets: Vice Chair Graham Coveney
Commissioner Wayne Redekop

Staff: David Adames, Chief Executive Officer/Secretary to the Commission
Marcelo Gruosso, Chief Operating Officer
Steve Barnhart, Senior Director, Planning Environment and Culture
Laura Pingue, Director of Finance/Controller
Janice Spino, Chief Human Resources Officer
Katy Wassenaar, Manager, Public Affairs
Darla Jones, Executive Assistant to the Chair and CEO/Recording Secretary

1. Call to Order

Chair Gale called the meeting to order at 9:00 a.m.

2. Declarations of Interest

There were no declarations of interest.

3. Approval of Agenda

The following motion was moved by Commissioner Salci and seconded by Commissioner Insinna:

That the agenda be approved.

Carried.

4. Land Acknowledgement

Chair Gale provided the following land acknowledgement:

The Niagara Parks Commission wishes to acknowledge and honour the lands along the Niagara River corridor as the traditional territory of Indigenous peoples. In both spirit and partnership, we recognize and thank the Six Nations of the Haudenosaunee, the Mississaugas of the Credit First Nation of the Anishinaabek, the Neutral Nation, and all who provided stewardship of these lands over millennia. Recognition of the contributions of Indigenous peoples is consistent with our commitment to making the promise of Truth and Reconciliation real in our communities. We are grateful for the opportunity to live, work, and play here and thank all those who have served and continue to serve as caretakers of this special place.

5. Chair's Opening Remarks

The Chair welcomed those in attendance and provided the following remarks:

- When I was first appointed Chair of the Niagara Parks Commission, Premier Ford and I discussed the importance of returning to public Commission meetings.
- I'd like to thank those in attendance this morning and we look forward to sharing more about the fantastic work being done right across this organization.
- Regarding the approval of reports and materials from our committees, a staff representative will provide a brief overview of each item.
- We will then vote to approve the summary of recommendations. Should a Commissioner have a question, we can separate any of the items.
- For the presentations, speakers will present their material from the podium and answer any questions from Commissioners.
- As part of the established protocol, members of the public and media are welcome to attend and observe monthly meetings; however, they are not able to participate in the meeting. While we won't be taking questions during the proceedings, we welcome anyone who has a question to submit it through our Guest Service Centre by email to info@niagaraparks.com.
- Questions will be passed along to Darla who will ensure a response is provided by the appropriate party.
- Should members of the public wish to speak at a meeting, you can submit a request to speak through a digital form available on our website.
- All requests must be received at least ten days before the scheduled Commission meeting. All of this information is also available on our website.
- In addition to in-person meetings, public sessions will also be recorded and made available on our website, along with the presentation files and relevant reports.
- With this being the first public session in over four years, we appreciate everyone's patience and understanding should there be any delays or technical difficulties.

- These past few weeks have been an exceptionally busy time as we get into the peak tourism season at Niagara Parks.
- Last week, Premier Ford announced changes to his Cabinet, naming Stan Cho as the new Minister of Tourism, Culture and Gaming, which is our renamed Ministry.
- Our previous tourism Minister, Neil Lumsden, becomes Ontario's Minister of Sport.
- I've had the pleasure of meeting Minister Cho many times over the years and I know he will be a fantastic advocate for Niagara's tourism industry in his new role.
- We are grateful for the incredible dedication of Minister Lumsden and the support he has provided to Niagara Parks over his time as Minister of Tourism, Culture and Sport and we wish him all the best in his new role.
- Minister Lumsden leaves behind a positive legacy of growth for Ontario's tourism and culture industries, and I know Minister Cho will continue that legacy.
- We look forward to the opportunity to host Minister Cho at his earliest convenience to experience Niagara Parks and learn more about the key projects we have on the go.
- These past few weeks have been an exceptionally busy time as we get into the peak tourism season at Niagara Parks.
- On May 29, I attended Niagara's Top 40 Under 40 Business Achievement Awards on behalf of the Commission.
- On May 31, I greeted Federal Minister of Tourism Soraya Martinez Ferrada at the illumination tower to change the lights on the Falls.
- The following morning, CEO David Adames met with Minister Martinez Ferrada and other local stakeholders for a morning engagement at Diner House 29 in St. Catharines.
- That same day, we hosted a launch ceremony for a new Indigenous audio tour that has been curated and produced by Michele-Elise Burnett called Rekindling All Our Relations.
- This was also the kickoff to June as National Indigenous History Month.
- After the ceremony, there were guided tours of the Glen, which included live music and storytelling.
- The Rekindling All Our Relations tour is now available for download through an app on your smartphone, or, handheld audio devices are also available from the Niagara Glen Nature Centre. I encourage everyone to check out this new self-guided hiking experience – it is first of its kind in Canada.
- Also that weekend, we hosted a group from the Consulate General of Italy, including Italian Consul General Zelioli, Minister Michael Tibollo, former Hamilton Mayor Larry Di Ianni.
- We lit the Falls up in the colours of the Italian flag in honour of the National Day of Italy.
- Once they found out my mother was Italian – and they actually tested me on it – then I was in.
- On June 6, I attended a plaquing ceremony at Niagara Parks Power Station for the designation of the Niagara Power Generating Stations as a Canadian Society for Civil Engineering (CSCE) National Civil Engineering Site.

- On June 8, we hosted the annual Princess Margaret Ride to Conquer Cancer with Niagara Falls serving as the finish line (and starting line for some riders) for their over 200-kilometre trek in support of vital cancer research.
- I had the opportunity to speak at their opening ceremonies on the Saturday morning, along with Commissioner Diodati as Mayor of Niagara Falls.
- That evening, I attended and spoke at the dinner for the Niagara Shrine Club - we hosted their annual ceremonial parade at Niagara Parks earlier that day.
- I'd like to thank and recognize those Commissioners who have attended events in the past and encourage others to take part in future events.
- This is an organization to be proud of and I am thrilled that we have the opportunity to showcase more of Niagara Parks through the public commission meetings moving forward.
- Thank you to everyone in attendance this morning and we will now continue with the presentations.

6. Presentations

6.1 Business Highlights Presentation

David Adames, CEO, provided a presentation respecting Niagara Parks' Business Highlights.

Staff will provide an overview of Niagara Parks wedding offerings and packages at the July Commission meeting.

Whirlpool pub - Staff will provide a financial analysis at the end of the season.

6.2 Indigenous Programming Overview

Jim Hill, Senior Manager, Heritage and Legacy, provided a presentation respecting Niagara Parks' Indigenous Programming Overview.

7. Items from Governance, Ethics and Human Resources Committee Meeting

7.1 Travel, Meal and Hospitality Policy Update

Laura Pingue provided an overview of the Travel, Meal and Hospitality Policy Update.

The following motion was moved by Commissioner Diodati and seconded by Commissioner La Caprara:

That The Niagara Parks Commission:

1. Approve the updated Travel, Meal and Hospitality Policy CPM-02-01.

Carried.

7.2 Corporate Purchasing and Travel Cards Policy

Laura Pingue provided an overview of the Corporate Purchasing and Travel Cards Policy.

The following motion was moved by Commissioner Diodati and seconded by Commissioner La Caprara:

That The Niagara Parks Commission:

1. Approve the Corporate Purchasing and Travel Cards Policy.

Carried.

7.3 Red Light and Automated Speed Enforcement Procedure

The following motion was moved by Commissioner Insinna and seconded by Commissioner DeWolfe:

That The Niagara Parks Commission:

1. Approve the formation of a procedure to require the operator of any Niagara Parks vehicle who receives a red light or automated speed enforcement camera ticket to pay for the ticket. Under the red light or automated speed enforcement camera initiative the registered owner (Niagara Parks) is provided with the ticket and is responsible for the fine.

Carried.

7.4 Service Animals

The following motion was moved by Commissioner Salci and seconded by Commissioner Wiens:

That The Niagara Parks Commission:

1. Approve updates to the Accessibility Policy regarding Service Animals entering indoor sites at Niagara Parks to ensure clarity for employees when faced with requests from guests to enter indoor public areas with their animal/pet.

Carried.

7.5 Proposed Bill 190 – Working for Workers Five Act, 2024

Janice Spino provided a brief overview of Report 2024-46 respecting Proposed Bill 190 – Working for Workers Five Act, 2024.

The following motion was moved by Commissioner Wiens and seconded by Commissioner Insinna:

That The Niagara Parks Commission:

1. Receive Report 2024-46 respecting Proposed Bill 190 – Working for Workers Five Act, 2024 for information.

Carried.

7.6 Niagara Parks Police Service Quarterly Report

The following motion was moved by Commissioner DiCienzo and seconded by Commissioner DeWolfe:

That The Niagara Parks Commission:

1. Receive Report 2024-47 respecting Police Services Quarterly Report January to March 2024 for information.

Carried.

8. Items from Finance and Audit Committee

8.1 Special Olympics Ontario – 2024 Niagara Golf Program

David Adames provided an overview of Report 2024-54 respecting Special Olympics Ontario – 2024 Niagara Golf Program.

The following motion was moved by Commissioner La Caprara and seconded by Commissioner Insinna:

That The Niagara Parks Commission:

1. Waive fees for up to 28 Special Olympics athletes to practice and play at Legends on the Niagara's Chippawa golf course and practice facility once per week for 10 to 12 weeks from June to August 2024; and,

2. Waive fees for the Team Canada Special Olympics advanced athletes to play on the Championship courses at Legends on the Niagara three to five times during the 2024 golf season.

Carried.

9. Information Items

9.1 Summary of Decisions – May 16, 2024 Commission Meeting

The following motion was moved by Commissioner Wiens and seconded by Commissioner Diodati:

That The Niagara Parks Commission:

1. Receive Report 2024-44 Summary of Decisions from the May 16, 2024 Commission meeting for information.

Carried.

10. Other Business

The notice of the June 13, 2024 Public Commission meeting was posted on Niagara Parks' social media accounts, website, included in stakeholder and CEO newsletters as well as a media release. Staff will look to increase awareness of public Commission meetings moving forward to encourage attendance. Material from the public Commission meeting agenda and the video recording of the meeting will be posted on Niagara Parks' website by end of day on June 13, 2024.

11. Date of Next Meeting

The date of the next meeting will be Thursday July 11, 2024 at 9:00 a.m. at the School of Horticulture, 2565 Niagara Parkway, Niagara Falls, Ontario, L2E 6T2.

12. Closed Session

12.1 Resolution to Move to Closed Session

The following motion was moved by Commissioner DeWolfe and seconded by Commissioner Diodati:

That The Niagara Parks Commission move into the Closed Session.

Carried.



The Commission moved into the Closed Session with the following persons in attendance:

Members: Chair Bob Gale
Commissioner April Cotton (via Zoom)
Commissioner Spencer DeWolfe
Commissioner Natasha DiCienzo
Commissioner Jim Diodati
Commissioner Tom Insinna
Commissioner La Caprara
Commissioner Ted Salci
Commissioner Erwin Wiens

Staff: David Adames, Chief Executive Officer/Secretary to the Commission
Marcelo Gruosso, Chief Operating Officer
Steve Barnhart, Senior Director, Planning Environment and Culture
Laura Pingue, Director of Finance/Controller
Janice Spino, Chief Human Resources Officer
Katy Wassenaar, Manager, Public Affairs
Darla Jones, Executive Assistant to the Chair and CEO/Recording Secretary

Bob Gale
Chair

David Adames
Chief Executive Officer/
Secretary to the Commission

Darla Jones
Executive Assistant to the Chair and
CEO/Recording Secretary

June 13, 2024



**NIAGARA
PARKS**

Niagara Parks Weddings

Follow-up information for the Niagara
Parks Commission's Public Meeting

July 11, 2024



Review Items

1. Reception locations
2. Ceremony locations
3. Packages
4. Add-ons and promotions



Reception Venues

- Table Rock House Restaurant
- Queen Victoria Place Restaurant
- Queenston Heights Restaurant
- Legends on the Niagara
- Whirlpool Pub + Lounge

New for 2024

- Niagara Parks Power Station
- McFarland House





Ceremony Sites

- Floral Showhouse
- Butterfly Conservatory
- Dufferin Islands
- Botanical Gardens (Willow Pond and Wedding Arbour)
- Oakes Garden Theatre
- Queenston Chapel
- Rambler's Rest
- Mather Arch
- Legends on the Niagara
- Queenston Heights Restaurant
- Ceremonies can also be held at any venue booked for a reception



Ceremony Package

A ceremony officiant package is available for couples looking to book their wedding ceremony at Niagara Parks. It is an all-inclusive price for up to 50 guests and includes:

- Wedding ceremony officiant
- Ceremony venue fee
- Florals
- Chairs (set up on-site)
- Ambassador service





Winter Wedding Package

Available at Table Rock House, Legends on the Niagara and Queenston Heights from November 1 through to April 30, this package includes:

- Sparkling wine reception
- Six-hour host bar
- Three-course dinner
- After glow service
- Complimentary table linens
- On-site wedding coordinator



McFarland Saturday Reception Package

This special Saturday package at the timelessly elegant and charming McFarland House includes the following for up to 40 guests:

- Afternoon tea service
- One favour per guest (loose-leaf tea or themed sugar cookie)
- Exclusive use of McFarland House, including heritage tours from staff dressed in period attire and reserved parking on-site
- Bud vases with fresh florals
- Individual custom-printed menus
- Selection of coloured linen





Add-ons and Promotions

Attractions



Couples can secure a promo code for their guests to receive a discount on attraction admissions

Heritage Interpreters



Staff in period uniforms attend ceremonies – options range from soldiers standing at the door to greet guests to an entertaining ambush or even a musket firing

Transportation



Offering a dedicated WEGO shuttle service from guest hotels to reception venues





Report to The Niagara Parks Commission – Public Meeting

RE: Summary of Recommendations from the Golf Committee

The following are recommendations of the Golf Committee at its meeting held on July 3, 2024.

Golf Committee Draft Terms of Reference

1. Approve the Golf Committee Draft Terms of Reference as presented.

Golf Operations Key Performance Indicators

1. Receive the Golf Operations Key Performance Indicators for information.

Prepared by: _____

Name: Darla Jones

Title: Executive Assistant to the Chair
and Chief Executive Officer

Submitted and

Authorized by: _____

Name: David Adames

Title: Chief Executive Officer

Date: July 3, 2024

Golf Committee Terms of Reference

Mandate

The Golf Committee is established by the Board for The Niagara Parks Commission (NPC) in accordance with By-law No. 6. The Committee's mandate is to provide strategic guidance and advice for Niagara Parks' Golf Operations.

Responsibilities

Generally, the Committee is responsible for providing oversight to Niagara Parks' Golf Operations' performance while recognizing the interdependency of customer satisfaction, employee satisfaction and operational effectiveness on financial performance.

Specific responsibilities include:

- a) Review and understand the lines of business performance and make recommendations for improvement and/or enhancements.
 - b) Review reports on Niagara Parks' Golf Operations' financial position and financial performance, including financial projections to year-end, against budget, prior periods and the business plan.
 - c) Review the capital budget for Golf Operations.
 - d) Consider staff's proposal of rates and fees for the coming year.
 - e) Review and recommend Golf Operations' input to Niagara Parks three-year business plan.
 - f) Review reports on Golf course conditions (ex. Agronomy)
 - g) Review customer satisfaction surveys and provide input for continuous improvement purposes.
 - h) Review ancillary support for retail and food services connected to Golf Operations.
-

Authority

As provided for in By-law No. 6, Committees are not final decision-making bodies. The Committee conducts its responsibilities on behalf of the Board and makes recommendations to the Board for consideration on matters in the areas of its assigned responsibilities.

Reporting

The Committee reports directly to the Board. Any recommendations of the Committee requiring endorsement by the Board will be brought forward to the next available meeting of the Board.

The Committee Chair may provide a report to the Board on matters concerning the business of the Committee.

All Committee minutes and reports are available to all Commissioners via the Chair and CEO's offices and/or the corporate agenda management system

Following a meeting of the Committee, draft minutes will be prepared and presented for adoption at the next meeting.

Budget

No budget is allocated to the Committee.

The Committee will carry out the work outlined in these terms of reference and will make recommendations to the Board regarding approval of expenditures as detailed in the Board-approved work plan and budget. Where funding is needed for a project and a budget was not included in the current year's financial plan, a request will be forwarded to the Board for consideration.

Committee Membership

The Committee will consist of at least three Commissioners. As per By-law No. 6, the Board Chair is ex-officio on all committees and has voting privileges. Members of the Committee are appointed annually from and by the Board Chair. Where possible, there must be at least one returning Committee member to ensure continuity.

Quorum

As established in By-law No. 6, three members of the Committee shall constitute a quorum. A quorum is lost if less than three members are able to participate in a meeting by reason of the conflict of interest provisions of the Public Services of Ontario Act and its regulations.



Term of Office

Each Committee member is appointed for a one-year term. Committee members are eligible for re-appointment by the Board Chair at the end of their term. There is no term limit for the Board Chair on the Committee.

Selection of the Committee Chair

The Board Chair will appoint the Commissioner to serve as the Committee Chair.

Roles and Responsibilities

Role of the Committee Chair

The role of the Committee Chair is as follows:

- a) Preside over meetings in accordance with By-law No. 6;
- b) Encourage balanced and professional discussions;
- c) Enforce on all occasions the observance of order and decorum among members; and,
- d) Consult with the Board Chair on committee matters.

Role of Committee Members

All Committee members have the responsibility to help achieve the Committee's mandate.

Committee members are also responsible for:

- a) Reviewing meeting materials in advance of the meetings and arriving prepared to provide comment on the subject matter(s) for consideration;
- b) Providing input on subject matters in a timely and professional manner; and,
- c) Agreeing to discuss, process and resolve issues in a professional and respectful manner.

Resources to the Committee

The following are resources to the Committee as required:

- Chief Executive Officer
- Chief Operating Officer
- Director of Finance/Controller
- Director, Golf Operations
- Other management
- Outside advisors (e.g. legal counsel, consultants)

Meetings

Meetings shall be governed by By-law No. 6 with modifications as may be necessary for a committee setting.

In accordance with By-law No. 6, all Committee meetings shall be held in camera including any delegations that wish to make presentations as authorized by the Board Chair in consultation with the Committee Chair.

An annual meeting schedule shall be established by the Board Chair in consultation with the Committee Chair. The schedule will be presented to the Board for adoption. Should an urgent matter arise, the Committee may meet at the call of the Committee Chair.

A committee member who is unable to attend a meeting, should forward his/her regrets to the Executive Assistant to the Chair and CEO. Should quorum not be confirmed the Friday (or Thursday if Friday is a public holiday) prior to the week of the meeting, the meeting shall be cancelled and members will be notified.

Work Plan

The Committee will provide guidance to staff in the development of an annual work plan that identifies the specific initiatives and activities to be undertaken within the Committee's areas of responsibility. The annual work plan may be amended to better suit the availability of information or resources and/or emerging priorities.

Review of the Committee Terms of Reference

The Committee will review its Terms of Reference annually and submit recommended changes to the Board for consideration.



**NIAGARA
PARKS**

Golf Operations Review



Golf Consolidated

- 34% of Green Fee revenue generated through “All Access” card Program
- 17% of revenue generated through cart/equipment rental and various other misc. items
- Legends generates 69% of total Golf Revenues
- Golf Cart Rental Expense - \$315K/year

Golf Consolidated

	Apr-May YTD 2024	BUDGET F 2024/25	Prior Year F 2023/24
Attendance	22,622	120,911	118,540
Green Fees	\$ 688,679	\$ 3,698,867	\$ 3,595,582
Green Fees - All Access	\$ 344,539	\$ 1,947,915	\$ 1,902,800
Retail Revenue	\$ 49,404	\$ 498,821	\$ 487,837
All Other Revenue	\$ 287,413	\$ 1,241,328	\$ 1,310,755
TOTAL Revenue	\$ 1,370,035	\$ 7,386,932	\$ 7,296,974
Total Expenses	\$ 1,351,641	\$ 6,651,020	\$ 6,122,031
Operating Margin	\$ 18,394	\$ 735,912	\$ 1,174,943
<i>Margin Percentage</i>	<i>1%</i>	<i>10%</i>	<i>16%</i>



Whirlpool Golf

	Apr-May YTD 2024	BUDGET F 2024/25	Prior Year F 2023/24
Attendance	6,415	33,113	32,464
Green Fees	\$ 212,445	\$ 1,098,074	\$ 1,045,785
Green Fees - All Access	\$ 124,789	\$ 727,070	\$ 705,893
Retail Revenue	\$ 29,791	\$ 126,448	\$ 122,765
All Other Revenue	\$ 63,651	\$ 340,382	\$ 313,160
TOTAL Revenue	\$ 430,676	\$ 2,291,974	\$ 2,187,603
Total Expenses	\$ 410,504	\$ 1,962,623	\$ 1,797,189
Operating Margin	\$ 20,172	\$ 329,351	\$ 390,414
<i>Margin Percentage</i>	<i>5%</i>	<i>14%</i>	<i>18%</i>





Legends Golf

	Apr-May YTD		BUDGET		Prior Year
	2024		F 2024/25		F 2023/24
Attendance	16,207		87,798		86,076
Green Fees	\$	476,234	\$	2,600,793	\$ 2,549,797
Green Fees - All Access	\$	219,750	\$	1,220,845	\$ 1,196,907
Retail Revenue	\$	19,613	\$	372,373	\$ 365,072
All Other Revenue	\$	223,762	\$	900,946	\$ 997,595
TOTAL Revenue	\$	939,359	\$	5,094,958	\$ 5,109,371
Total Expenses	\$	941,137	\$	4,688,397	\$ 4,324,842
Operating Margin	\$	(1,778)	\$	406,561	\$ 784,529
<i>Margin Percentage</i>		0%		8%	15%



All Access Program

3 All Access Cards Available:

- **Weekday** - \$65/round ~ 40% Discount (\$100 Retail per round)
- **Unrestricted** - \$85/round ~ 23% Discount (\$110 Retail per round)
- **Par 3** - \$13/round ~ 40% (\$22 Retail per Round)



2023 Operating Season:

- Sold 961 Books ~ or 48,050 rounds of golf – valued at \$2M
- Valid for 3 years (Current year + 2 Years)
- Balance at end of May 2024: \$3.4M



All Access Program

Sales Performance by Type:

- **Weekday:**
 - 2023 = \$1,650,000 (sold out in 180 days)
 - 2024 = \$1,703,000 (sold out in 90 days)
- **Unrestricted:**
 - 2023 = \$248,000
 - 2024 = \$236,000 (sales in progress)
- **Par 3:**
 - 2023 = \$209,000
 - 2024 = \$146,000 (sales in progress)





Golf – Key Facts:

Tournaments Rounds

Legends

- 2023 =7,527 Rounds Played
- 2024 =7,388 Rounds Booked as of June 24

Whirlpool

- 2023 =1,474 Rounds Played
- 2024 =1,704 Rounds Booked as of June 24

All Rounds Played

Legends

- 2023: Total Rounds Played - 86,259
- 2024: Apr – Jun: Total Rounds Played - 32,116
- 2024: Jul – Nov: Total Rounds Booked - 30,740

Whirlpool

- 2023: Total Rounds Played – 32,319
- 2024: Apr-Jun: Total Rounds Played – 12,446
- 2024: Jul – Nov: Total Rounds Booked – 14,985



Restaurants

- Golf Courses opened April 19th
- Happy Hour specials to drive business
- Supplier Promotions:
 - Bi-weekly giveaways
 - Father's Day events



Whirlpool Restaurant

Opened May 23rd - 2024

Culinary - Whirlpool

	Apr-May YTD 2024	BUDGET F 2024/25	Prior Year F 2023/24
TOTAL Revenues	\$ 87,104	\$ 813,500	\$ 407,278
Total Expenses	\$ 166,126	\$ 671,337	\$ 450,826
Operating Margin	\$ (79,022)	\$ 142,163	\$ (43,548)
Margin Percentage	-91%	17%	-11%





Legends Restaurant

Opened May 23rd - 2024

Culinary - Legends

	Apr-May YTD 2024	BUDGET F 2024/25	Prior Year F 2023/24
TOTAL Revenue	\$ 292,413	\$ 1,837,050	\$ 1,765,054
Total Expenses	\$ 345,644	\$ 1,696,270	\$ 1,696,471
Operating Margin	\$ (53,231)	\$ 140,780	\$ 68,583
<i>Margin Percentage</i>	-18%	8%	4%



Report to The Niagara Parks Commission – Public Meeting

RE: Summary of Recommendations from the Property and Infrastructure Committee

The following are recommendations of the Property and Infrastructure Committee at its meeting held on July 4, 2024. Any variances to staff report recommendations will be noted in **red** below.

Black Creek Bridge Plaque

1. Receive Report 2024-59 Black Creek Bridge Plaque for information update.
2. Approve the proposed text for the Black Creek Bridge plaque.

Parks Canada John Norton Plaque

1. Receive Report 2024-62 Parks Canada John Norton Plaque.
2. Approve receiving the plaque from the National Historic Sites and Monuments Board.
3. Approve the plaque's site for installation at Queenston Heights Park near the Landscape of Nations memorial.

Muddy Run Sewage Pumping Station Easement Amending Agreement

1. Receive this report 2024-60 and approve the amendment to the easement agreement with the Regional Municipality of Niagara.
2. Authorize the Chair and Chief Executive Officer to execute the necessary documents including an (amended) easement agreement for registration on title.

Miller's Creek Marina

1. Approve the re-allocation of \$1.1M in capital funding from the Marina Strategic Capital Project 2024/2025 program to Miller's Creek Marina improvements.
2. Approve \$60K in Repairs and Maintenance expenditures to Miller's Creek Marina.
3. Approve the re-allocation of the remaining of \$3.9 M in capital funding from the Marina Strategic Capital Project 2024/2025 program to Capital Unallocated.

Capital Projects Update Presentation

1. Receive the Capital Projects Update Presentation for information.
2. **Approve that the wording on digital construction signs on the Niagara Parkway are updated to include the name of the Niagara Parks Commission Chair.**



Ringo Starr Peace and Love Sculpture: Celebration of Peace Around the World

1. Approve the donation and installation of Ringo Starr's Peace and Love Sculpture in the Botanical Gardens.

Roundabout in Queenston

1. Direct staff to assess the possibility of a roundabout at the juncture of the Niagara Parkway and York Road in Queenston.

Prepared by: _____

Name: Darla Jones

Title: Executive Assistant to the Chair
and Chief Executive Officer

Submitted and

Authorized by: _____

Name: David Adames

Title: Chief Executive Officer

Date: July 4, 2024

Report to the Property and Infrastructure Committee

RE: Ringo Starr Peace & Love Sculpture: Celebration of Peace Around the World

Recommendation(s)

That the Property and Infrastructure Committee recommends that The Niagara Parks Commission:

1. Approve the donation and installation of Ringo Starr's Peace & Love Sculpture in the Botanical Gardens.

Overview

The purpose of this report is provide rationale for participating in the Ringo Starr Peace & Love Sculpture: Celebration of Peace Around the World.

The Peace & Love Sculpture was created to bring people and communities together while funding worthy causes around the world.

The Peace & Love statue is an 8.5-foot-tall art installation that promotes the message of love and peace around the world. The statue is made from an actual casting of Ringo Starr's right hand making the iconic "peace" sign (see Appendix A).

A limited number of statues have been produced to spread the message around the world. Ringo Starr specifically indicated Niagara in his list of global locations where this statue could be impactful. The International Peace Garden Foundation is looking to pursue donating this monument in Niagara Parks with the goals of fostering world peace, global friendship, tolerance, mutual respect, volunteerism, green awareness, and cultural exchange. The statue will be made of polished chrome, so visitors can see themselves in the symbol of Peace & Love.

Implications

Financial

This sculpture would be donated to the Parks on behalf of the International Peace Garden Foundation. Very little financial costs for ongoing maintenance will be required as the sculpture is metal and designed to last. Potential costs include a structural base for the statue and producing interpretation signage for the statue, which can be done in-house.



Staffing

No Staffing needed.

Legal

The acquisition of the statue would be done in partnership with the Ringo Starr Peace & Love organization and The International Peace and Garden Foundation for copyright and usage.

Technical

No technical requirements.

Environment

The statue is designed to be installed in outdoor environments and has no detrimental impact on the environment.

Policy

Would fall under the Niagara Parks policies of Art Installations.

Guests

As Ringo Starr is a musical icon, this would draw guests to the location for picture ops. Added value for guests to see the statue while visiting Niagara Parks.

Consultation

Astridge International, Inc.

Curators of the Peace & Love statue in partnership with Ringo Starr, The International Peace Garden Foundation. Previous partnership with International Peace Garden Foundation board member Michel Gauthier through Canadian Garden Council.

Alternatives for Consideration

Location

It is proposed to place the statue in the Botanical Gardens as the statue is being donated by the International Peace Garden Foundation. Integrates into the proposed Art Walk through the Botanical Gardens arboretum.

Not Installing the Art Piece

There is no obligation to install the art piece. The value of this installation would be a good news story that brings media coverage and visitation to Niagara Parks, and the messaging of world love and peace at a global destination.

Rationale for Recommendation

The messaging behind the Love & Peace statue aligns with a number of key Niagara Parks messages. This statue stands for global friendship, tolerance, mutual respect, volunteerism, green awareness, and cultural exchange, all of which are mentioned in Niagara Parks mandates and goals.

Ringo Starr is a cultural icon and globally recognized figure. This statue would draw a lot of attention to Niagara Parks in a very positive way. There is also the potential that Ringo Starr would attend the unveiling ceremony, which would garner a lot of attention and press for Niagara Parks.

The Peace & Love statue aligns with other Niagara Parks installations for peace, such as the Treaty of Ghent Rose Garden at Old Fort Erie and the future Soka Gakkai Peace Monument installation at Locust Grove.

The statue will be donated by the International Peace Garden Foundation and will require very few resources from Niagara Parks.

Relevance to Strategic Plan

Theme 1: Preserving and Showcasing our Rich Heritage, Culture, and Lifestyle

- Niagara Parks stories will focus on people, places, customs, objects, artistic expressions and values passed on from generation to generation.

Theme 2: Leveraging and Activating our Natural Wonders and Iconic Experiences

- Niagara Parks offers a range of relevant and signature experiences that align with our mandate.
- Niagara Parks has a long history of managing a variety of experiences and free services to visitors.
- Niagara Parks has an opportunity to leverage our rich assets and icons to deliver even more exceptional new experiences for our visitors.

Theme 3: Supporting a Dynamic Business Environment

- Development of a partnership with the International Peace Garden Foundation



- Connect to local and global community members through a beloved musical icon and message of inclusion and peace

Theme 4: Taking Experiences and Services to the Next Level

- As a global icon, Ringo Starr's art installation will be a draw to the Botanical Gardens, and an opportunity to see his statue will be a free, value-added experience in Niagara Parks.

Other Pertinent Reports

[Botanical Gardens Master Plan Report 2019](#)

Prepared by: _____

Name: Charles Hunter

Title: Director, Horticulture and Education

Submitted by: _____

Name: Steve Barnhart

Title: Senior Director, Planning,
Environment and Culture

Authorized by: _____

Name: David Adames

Title: Chief Executive Officer

Date: July 4, 2024

Appendices

Appendix A: Ringo Starr beside his Peace & Love sculpture

Appendix A: Ringo Starr beside his Peace & Love sculpture



Report to the Property and Infrastructure Committee

RE: Black Creek Bridge Plaque

Recommendation(s)

That the Property and Infrastructure Committee recommends that The Niagara Parks Commission:

1. Receive Report 2024-59 Black Creek Bridge Plaque for information update.
2. Approve the proposed text for the Black Creek Bridge plaque.

Overview

The purpose of this report is to provide an update on the development of a marker honouring the history of the bridge at Black Creek and seek approval for the text of a Niagara Parks plaque detailing the evolution of this structure.

At the September 2, 2021 meeting of the Property and Infrastructure committee staff were directed to incorporate a commemorative marker into the Black Creek Bridge project, to be placed near the bridge site. This marker is to be installed at the north side of the recently reconstructed bridge in order to highlight the related historic significance of the previous structure.

There are currently six other plaques on, or adjacent to, NPC property that honour bridges along the Niagara Parkway: an NPC plaque to the Rainbow Bridge, an NPC plaque to the Upper Steel Arch Bridge, an NPC plaque to Ussher's Creek Bridge, a federal Historic Sites and Monuments Board of Canada (HSMBC) plaque to Frenchman's Creek, and two plaques honouring the International Railway Bridge Centennial placed by the Town of Fort Erie and the Association of the Engineers of the Province of Ontario/Engineering Institute of Canada.

In preparation of the replacement of the old Black Creek Bridge, which had exceeded its lifespan, staff prepared both a Cultural Heritage Evaluation Report (CHER) and a Heritage Impact Assessment (HIA) for the structure in accordance with the Ontario Heritage Act (OHA) and the NPC Cultural Heritage Conservation Policy (CPM-01-14). The CHER recommended that the Black Creek Bridge be identified as a Provincial Heritage Property, and this recommendation was upheld by Niagara Parks' Heritage Advisory Committee. The HIA for the bridge further recommended that a commemorative piece highlighting the history of the bridge at Black Creek be considered.

As per Report 2021-113, staff have been directed to pursue a commemorative plaque mounted on a piece of salvaged stone from the old bridge. This commemorative marker is to be installed along the recreational trail at the north-east corner of the new bridge; this location is noted in Appendix A.



There are two pieces of salvaged stone which have been saved for use in this project; they are noted in Appendix B. Proposed text for the new Black Creek Bridge plaque is noted in Appendix C.

Proposed text for the new Black Creek Bridge plaque is as follows:

“The Black Creek Bridge was originally built in 1911, and was one in a series of six bridges constructed along the south Niagara Parkway boulevard between 1908 and 1911. All six were designed as single span concrete bridges with masonry facing, and replaced earlier structures that helped cross local waterways. Running 70 feet long, Black Creek Bridge was the longest and most elaborate of these projects. Before the construction of the Queen Elizabeth Highway further inland in the 1930s and 40s, this bridge and the Niagara Parkway acted as an important transportation link for the surrounding communities. It was stabilized and rehabilitated in 1994, and replaced in 2024.”
(108 words)

Implications

There will be minimal financial implications regarding this project. The required piece of salvaged stone from the old Black Creek Bridge is already in Niagara Parks' possession. All that will be necessary for this project is the fabrication of a metal plaque for mounting on the salvaged bridge stonework. NPC Parks Operations staff will execute the installation of the commemorative marker.

Consultation

Staff have consulted with Senior Management, Planning, and Parks Operations staff and will continue to coordinate activities with said staff during the installation process.

Alternatives for Consideration

As an alternative location to the recreation trail at the north side of the bridge, the commemorative marker could, instead, be installed at the south side of the new Black Creek Bridge.

However, when comparing the north end of the bridge versus the south end, the north presents as a preferred location for installation as there is an opportunity for parking immediately adjacent, and the small section of parkland at the north-east corner of the bridge is larger than the strip of parkland at the south-east corner of the bridge. The north-east corner presents as a safer option for visitors and offers a location that may draw more people to potentially view the plaque due to these advantageous features. When considering these specifications, the north-east corner of the bridge presents as the preferred location for installation.

Rationale for Recommendation

Installing a commemorative marker to honour the history of the bridge at Black Creek is in alignment with Niagara Parks' environmental and cultural heritage initiatives. Utilizing salvaged stone from the old bridge offers a fiscally prudent way to tell the story of this structure and how it relates to the surrounding community. Moving forward with the installation site on the north-east corner of the bridge offers visitors an opportunity to view the plaque in a safe setting with nearby parking options.

Relevance to Strategic Plan

This report's recommendations connect to the following themes within the Strategic Plan:

- Preserving and showcasing our rich heritage, culture, and lifestyle:
 - Installing a commemorative marker to honour the history of the bridge at Black Creek is in alignment with our mandate to preserve and showcase our rich heritage, culture, and lifestyle within the lands of Niagara Parks.
- Leveraging and activating our natural wonders:
 - The Black Creek Bridge has picturesque views towards both the Niagara River and Black Creek. Installing a commemorative marker to the bridge honours these natural views.

Other Pertinent Reports

[Report 2020-72](#) – Black Creek Bridge Replacement – September 2020

[Report 2021-01](#) – Black Creek Bridge Replacement – January 2021

[Report 2021-113](#) – Black Creek Bridge Replacement Update – September 2021



Prepared by: _____

Name: Rebecca Pascoe

Title: Manager, Cultural Development

Submitted by: _____

Name: Steve Barnhart

Title: Senior Director, Planning,
Environment & Culture

Authorized by: _____

Name: David Adames

Title: Chief Executive Officer

Date: July 4, 2024

Appendices

Appendix A: Proposed Location for Black Creek Bridge Commemorative Marker

Appendix B: Salvaged Stone from Old Black Creek Bridge to be Used for Mounting Plaque

Appendix A: Proposed Location for Black Creek Bridge Commemorative Marker

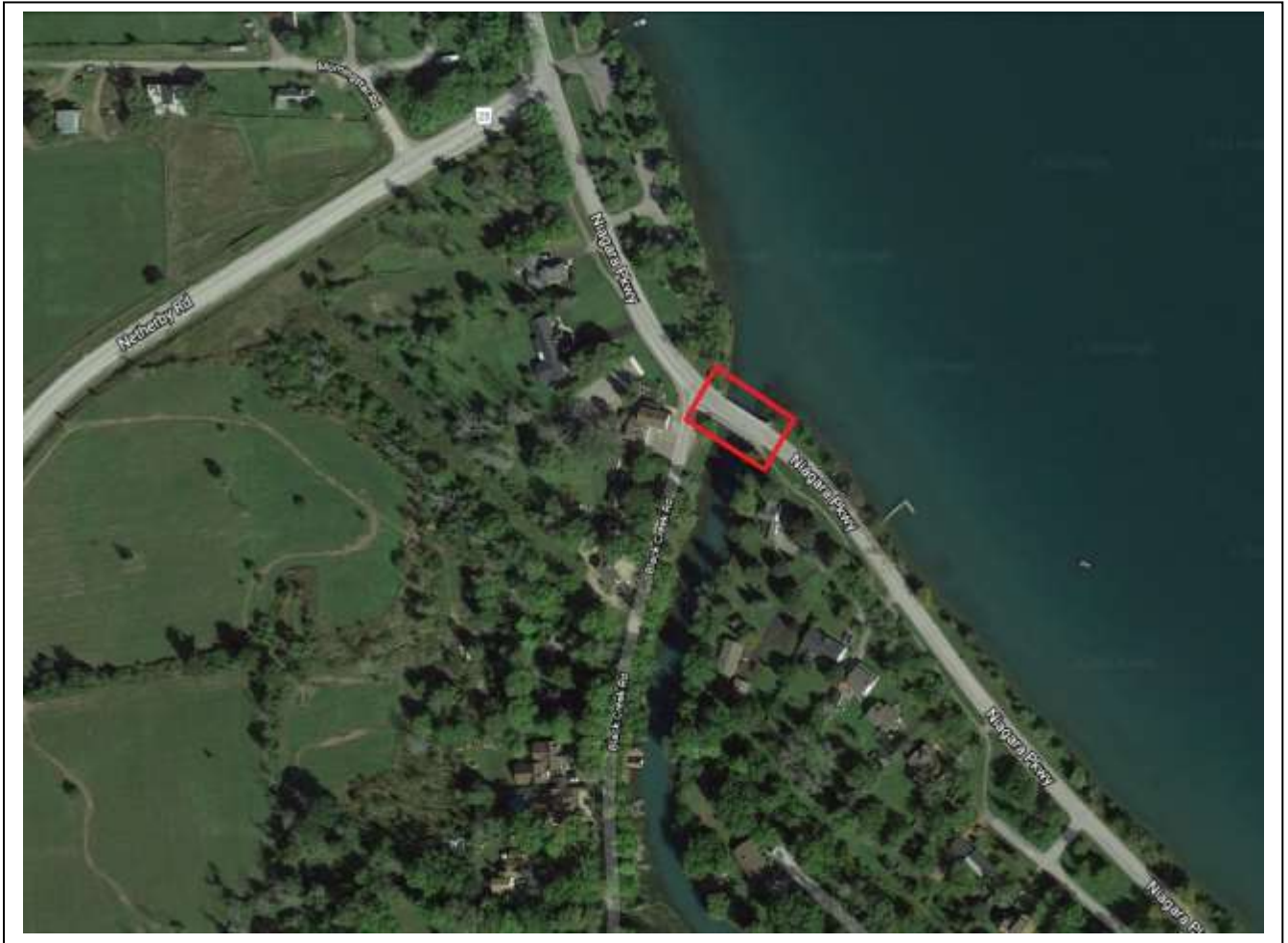


Fig.1: Overhead view of proposed commemorative marker location. Black Creek Bridge outlined in red. Proposed location of commemorative marker noted in yellow.

Appendix B: Salvaged Stone from Old Black Creek Bridge to be Used for Mounting Plaque



Fig.2: Potential salvaged stone #2 from the old bridge. (40" tall x 36" wide x 24" deep)

Report to the Property and Infrastructure Committee

RE: Parks Canada John Norton Plaque

Recommendation(s)

That the Property and Infrastructure Committee recommends that The Niagara Parks Commission:

1. Receive Report 2024-62 Parks Canada John Norton Plaque.
2. Approve receiving the plaque from the National Historic Sites and Monuments Board.
3. Approve the plaque's site for installation at Queenston Heights Park near the Landscape of Nations memorial.

Overview

The purpose of this report is to seek approval to place a National Historic Sites and Monuments Board of Canada (NHSMBC) plaque honouring John Norton on Niagara Parks property at the request from Parks Canada, with an unveiling date in fall/winter 2024.

Staff were first contacted by NHSMBC staff from Parks Canada in May 2024, requesting the John Norton plaque to be installed at Queenston Heights Park. NPC staff can continue to coordinate with Parks Canada staff. If the marker is accepted and a location selected, staff can arrange for the installation of the plaque.

This plaque could be installed at the Landscape of Nations memorial near the statue of John Norton, as recommended by the NHSMBC. The proponent for this plaque, Dr. Richard Merritt, is a local historian and Niagara Parkway resident. Dr. Merritt and our Senior Advisor for Niagara Parks Heritage & Legacy, Tim Johnson, both agree with the NHSMBC recommendation to have the marker installed near the statue of John Norton and in line with the existing plaques that explain the Landscape of Nations memorial to visitors. As with the other three foundational Landscape of Nations plaques, the new marker would likewise be mounted on a large granite boulder.

Niagara Parks currently has a statue at Queenston Heights Park, at the Landscape of Nations memorial, that honours Major John Norton (Teyoninhokarawen) for his service in the War of 1812. The statue has a small label noting Norton's Indigenous and English names but offers no further information. One of the current nearby panels has a cursory explanation of Norton's role as a Six Nations war captain at the Battle of Queenston Heights, but again does not explain his larger cultural importance.

There are currently 17 national plaques or monuments on, or adjacent to, NPC property. With representatives from every province and territory, the Historic Sites and Monuments Board of Canada accepts and reviews applications to designate places, people, and events linked to various aspects of Canada's political, economic, and social history. The board's choices for designation are recommended to the Government of Canada, who then has the final authority of declaring a person, event, or site as nationally significant.

Parks Canada helps administer the Historic Sites and Monuments Board of Canada program and is the Agency responsible for hosting ceremonies and installing the plaques that commemorate Canada's nationally designated people, events, and places.

Proposed text for the new John Norton Plaque is as follows:

TEYONINHOKARAWEN (JOHN NORTON)

(1770–aft. 1823)

Born to an Ani-Yunwiya (Cherokee) father and Scottish mother, Norton was adopted as an adult by Kanyen'kehà:ka (Mohawk) leader Thayendanegea (Joseph Brant) as his nephew and successor in the Six Nations' struggles for independence and prosperity. During the War of 1812 Norton convinced many First Nations warriors to side with the British and led them to victory at Detroit and during the Niagara campaign. At the Battle of Queenston Heights, his force climbed the escarpment and engaged the enemy, allowing for the recapture of the position. His journal is a rare record of the times and includes an account of the war from an Indigenous perspective.

Implications

Financial

No financial implications at this time. Parks Canada will cover the cost of the plaque along with the installation process. Parks Canada will also be responsible for maintenance and repair work as and when necessary.

Staffing

Planning and Heritage staff can coordinate activities with Parks Canada.

Consultation

Staff have consulted with Planning and Horticulture staff and will coordinate activities with Parks Canada during the installation process. Consultation with external research experts at the Historic Sites and Monuments Board have recommended John Norton for national historic designation by

means of a standard NHSMBC plaque. Norton was designated a National Historic Person in 2011 by the Board and has been recommended by experts at the HSMBC to be acknowledged via a national plaque because of his historic significance. This significance is related to the following factors:

- The Scottish-born son of a Cherokee father and a Scottish mother, he was a great political and military leader among the Grand River Iroquois before, during, and after the War of 1812. Adopted by Joseph Brant as his nephew, Norton served as his second-in-command, and later as his successor;
- He convinced the Grand River Six Nations to ally themselves to the British, a decision that had a broad impact on the war. He personally led warriors at the Battle of Detroit and, as the conflict continued, led Indigenous forces in nearly all the War of 1812 battles fought on the Niagara Peninsula. After the war, he sought compensation for veterans, widows, and orphans and served as a strong advocate for land rights, quality of life, and cultural transition; and,
- An author with significant linguistic and literary abilities, he translated the Gospels of St. John and St. Matthew into Mohawk and wrote a remarkable journal that includes an account of his 3,000-kilometre journey into Cherokee country, a rare history of the Iroquois Confederacy, and a personal and accurate narrative of the War of 1812.

Alternatives for Consideration

As an alternative location to the Queenston Heights Landscape of Nations, the plaque could potentially be installed at a different property at Niagara Parks. However, an alternative site is not recommended.

Vetters of the project, the Historic Sites and Monuments Board of Canada (HSMBC) and Six Nations of the Grand River (SNGR), both recommend that the designation of Teyoninhokarawen/John Norton be marked with a plaque specifically at Queenston Heights Park for the following reasons:

- John Norton played a pivotal role in the Battle of Queenston Heights. At this site, Norton led warriors from Six Nations of the Grand River into battle against American troops, which proved crucial to British victory.
- Queenston Heights Park is the site of the Landscape of Nations memorial, a public artwork and educational initiative dedicated to the recognition of the significant sacrifices and contributions of the Six Nations and Indigenous allies during the War of 1812. The Landscape of Nations contains a larger-than-life bronze statue of John Norton alongside Joseph Brant.

- The Landscape of Nations memorial and Queenston Heights Park is very well maintained and is a destination visited by tens of thousands of visitors annually, making it a highly visible spot for readers to learn about Teyoninhokarawen/John Norton's story.
- From a list of potential locations for the Norton commemorative plaque, Six Nations of the Grand River Council expressed their preference for Queenston Heights as the chosen installation site.

Parks Canada notes that HSMBC plaques are normally installed in a location that is both closely related to the designated subject and accessible to the public. When considering these specifications, the Landscape of Nations at Queenston Heights Park presents as the preferred location for installation.

Rationale for Recommendation

Welcoming this federal level plaque honouring John Norton to Niagara Parks property would highlight our respect for diversity in our Niagara Parks story along with the importance of Indigenous history and culture in our current Strategic Plan. Norton's significance lies in the military, political, and cultural roles that he has played, and current interpretive signage on Niagara Parks property does not fully explain this historic significance and cultural relevance. It would be appropriate for NPC to work with our federal Parks partners to better honour this historic figure in a more fulsome manner.

Relevance to Strategic Plan

This report's recommendations connect to the following themes within the Strategic Plan:

1. Preserving and showcasing our rich heritage, culture, and lifestyle:
 - Working with our national Parks partners regarding federal level recognition of the historic significance of events, people, and places associated with Niagara Parks reinforces the importance of our primary theme, along with the core mandate of NPC.
2. Leveraging and activating our natural wonders:
 - Queenston Heights Park is a well-known location as a gathering place for generations of Canadians. It is the starting point of the Bruce Trail, part of a UNESCO World Biosphere, and the birthplace of Niagara Falls. As the site of the Battle of Queenston Heights it is a National Historic Site of Canada and the location of Brock's Monument, the final resting place of Major General Sir Isaac Brock. This national recognition would further add to the significance of the location for our guests.
3. Supporting a dynamic business environment:

- The addition of a new federal level John Norton plaque would highlight our relationship and ongoing cooperation with both Parks Canada and our other heritage-focused partners. This initiative is a direct connection to our Explore the Niagara partnerships.
4. Taking experiences, service, and hospitality to the next level.
- Having this plaque on our property would highlight our respect for diversity in our Niagara Parks story and highlight the importance of Indigenous history and culture in our current Strategic Plan.

Other Pertinent Reports

[Report 2023-37](#) – Updated Plaques Policy CPM 02-05

[Report 2024-02](#) – Updated Plaques Policy CPM 02-05

Prepared by: _____

Name: Jim Hill

Title: Senior Manager, Heritage & Legacy

Submitted by: _____

Name: Steve Barnhart

Title: Senior Director, Planning,
Environment & Culture

Authorized by: _____

Name: David Adames

Title: Chief Executive Officer

Date: July 4, 2024

Appendices

Appendix A: Statue of Teyoninhokarawen (Major John Norton) at the Landscape of Nations

Appendix B: Proposed Location for New John Norton Plaque

Appendix A: Statue of Teyoninhokarawen (Major John Norton) at the Landscape of Nations



Fig.1: Statue of Teyoninhokarawen (Major John Norton) at the Landscape of Nations.



Fig.2: Label on the statue of Teyoninhokarawen (Major John Norton) at the Landscape of Nations.

Appendix B: Proposed Location for New John Norton Plaque



Fig 3: Proposed plaque location at the Landscape of Nations in line with existing plaques.



Fig 4: Proposed plaque location at the Landscape of Nations noting existing foundational plaques mounted on large boulders.

Report to the Property and Infrastructure Committee

RE: Muddy Run SPS Easement Amending Agreement

Recommendation(s)

That the Property and Infrastructure Committee recommends that The Niagara Parks Commission:

1. Receive this report 2024-60 and approve the amendment to the easement agreement with the Regional Municipality of Niagara.
2. Authorize the Chair and Chief Executive Officer to execute the necessary documents including an (amended) easement agreement for registration on title.

Overview

The purpose of this report is to seek approval and provide authority to amend the existing easement agreement between The Niagara Parks Commission (NPC) and the Regional Municipality of Niagara (Niagara Region) for the Muddy Run Sewage Pumping Station (SPS).

Niagara Region is upgrading the services for the Muddy Run SPS, located at 4215 River Road in the City of Niagara Falls (refer to Appendix “A” – Location Map). NPC and Niagara Region have in place an existing easement agreement registered on title as instrument no. RO571526 dated December 5, 1989, to allow Niagara Region access to NPC lands to construct and maintain an underground sewage pumping station and an 8-inch sanitary forcemain (refer to Appendix “B” – Easement Location Map).

Niagara Region is completing the upgrades as part of an overflow monitoring initiative from the Ministry of Environment, Conservation, and Parks to improve public access to information. The scope of work consists of installing a new access hatch and conduit for electrical and communication services to support new instrumentation to measure overflow volumes.

An (amended) easement agreement has been requested by Niagara Region to address the rights and responsibilities associated with the installation and maintenance of this upgraded infrastructure

on NPC lands. Appendix “C” outlines the amended easement location requested by Niagara Region to capture the upgraded service installation.

Implications

Financial

There are no financial implications to NPC in approving this easement amendment. Niagara Region will be responsible for costs associated with the project, including restoration of NPC lands and legal costs to register the easement on title.

Legal and/or Legislative

Under Section 7(2) of the Niagara Parks Act, the granting of an easement by NPC does not require approval of the Lieutenant Governor in Council (Order in Council).

The easement will be registered on title following execution.

Engineering/Technical

Niagara Region is required to comply with all technical requirements in order to complete the necessary infrastructure upgrades. NPC has requested engineering specifications and traffic protection/control plans related to temporary lane closures on River Road during construction.

Consultation

NPC staff will continue to consult with staff from Niagara Region during the course of this project including to finalize the amended easement agreement and during construction.

Alternatives for Consideration

NPC could allow Niagara Region to complete the upgrade project and continue to operate under the existing easement agreement. This alternative is not recommended. Niagara Region requires additional space for the upgraded infrastructure and to ensure appropriate responsibilities are captured for each party, revised terms and a revised location should be formalized.

Rationale for Recommendation

The recommendation contained in this report is to facilitate a revised utility easement for essential services in a manner that aligns with NPC’s land management strategies.

Additionally, easement agreements particularly in the land registry system, require a notice of claim to be registered within a 40-year timeframe to remain valid; this easement agreement is nearing the



40-year milestone. Registering a new agreement on title will ensure the easement remains valid with the updated terms and revised location incorporated, for another 40-year period.

Relevance to Strategic Plan

The recommendations in this report align with the themes of NPC's 2018-2028 Strategic Plan as follows:

Leveraging and Activating our Natural Wonders and Iconic Experiences

- The use of utility easement agreements aligns with NPC's land management strategy including providing for responsible resource management.

Supporting a Dynamic Business Environment

- Continues and improves NPC's cooperative working relationship with a key stakeholder and encourages future collaborative opportunities.

Other Pertinent Reports

N/A

Prepared by: _____

Name: Rachel Adamsky

Title: Manager, Realty and Legal Services

Submitted by: _____

Name: Steve Barnhart

Title: Senior Director, Planning,
Environment and Culture

Authorized by: _____

Name: David Adames

Title: Chief Executive Officer

Date: July 4, 2024

Appendices

Appendix "A" – Location Map

Appendix "B" – Easement Location Map

Appendix "C" – Amended Easement Location Map

Appendix A Location Map

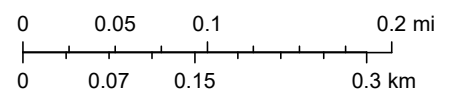


Muddy Run SPS - 4215 River Road, Niagara Falls



NPC Lands

1:9,028



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Appendix B Easement Location Map

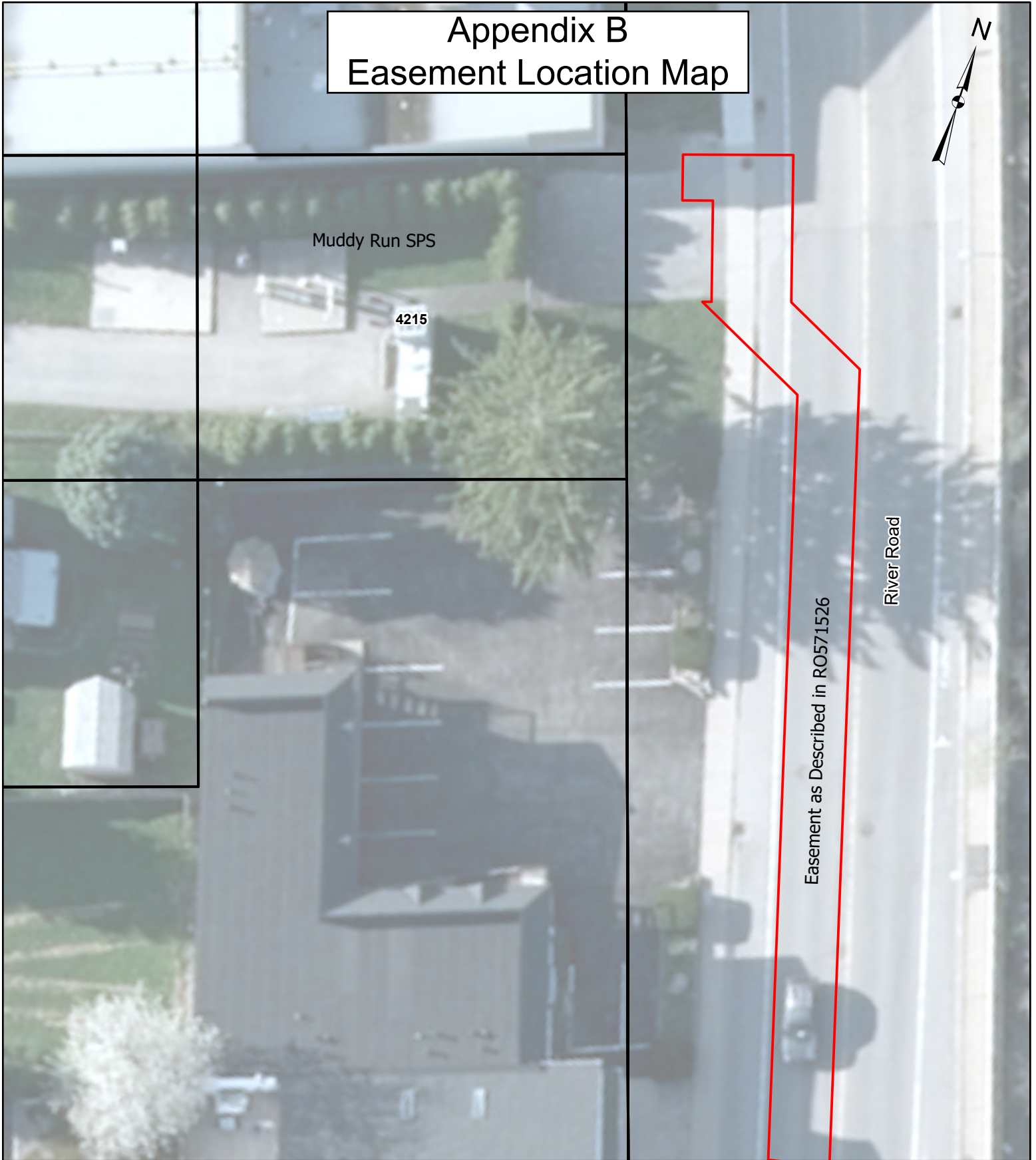


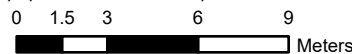


ILLUSTRATION SHOWING APPROXIMATE LOCATION OF EASEMENT
AS DESCRIBED IN RO571526 AT No. 4215 RIVER ROAD-MUDDY RUN SPS
CITY OF NIAGARA FALLS

-  - DENOTES TERANET MAPPING
-  - DENOTES EASEMENT AS DESCRIBED IN RO571526

DISCLAIMER
This map was compiled from various sources and is current as of 2024.
The Region of Niagara makes no representations or warranties whatsoever, either expressed or implied,
as to the accuracy, completeness, reliability, and currency or otherwise of the information shown on this map.
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CAUTION:
- This is not a Plan of Survey
- The easement limits have been compiled from office records and the shown measurements are approximate.
- The extent in field will need to be established through field survey by an Ontario Land Surveyor.



Scale = 1:250m

Niagara Region

Internal Use Only

Transportation Services
Surveys & Property Information
IR-24-035 Date: 2024-02-05

Appendix C Amended Easement Location

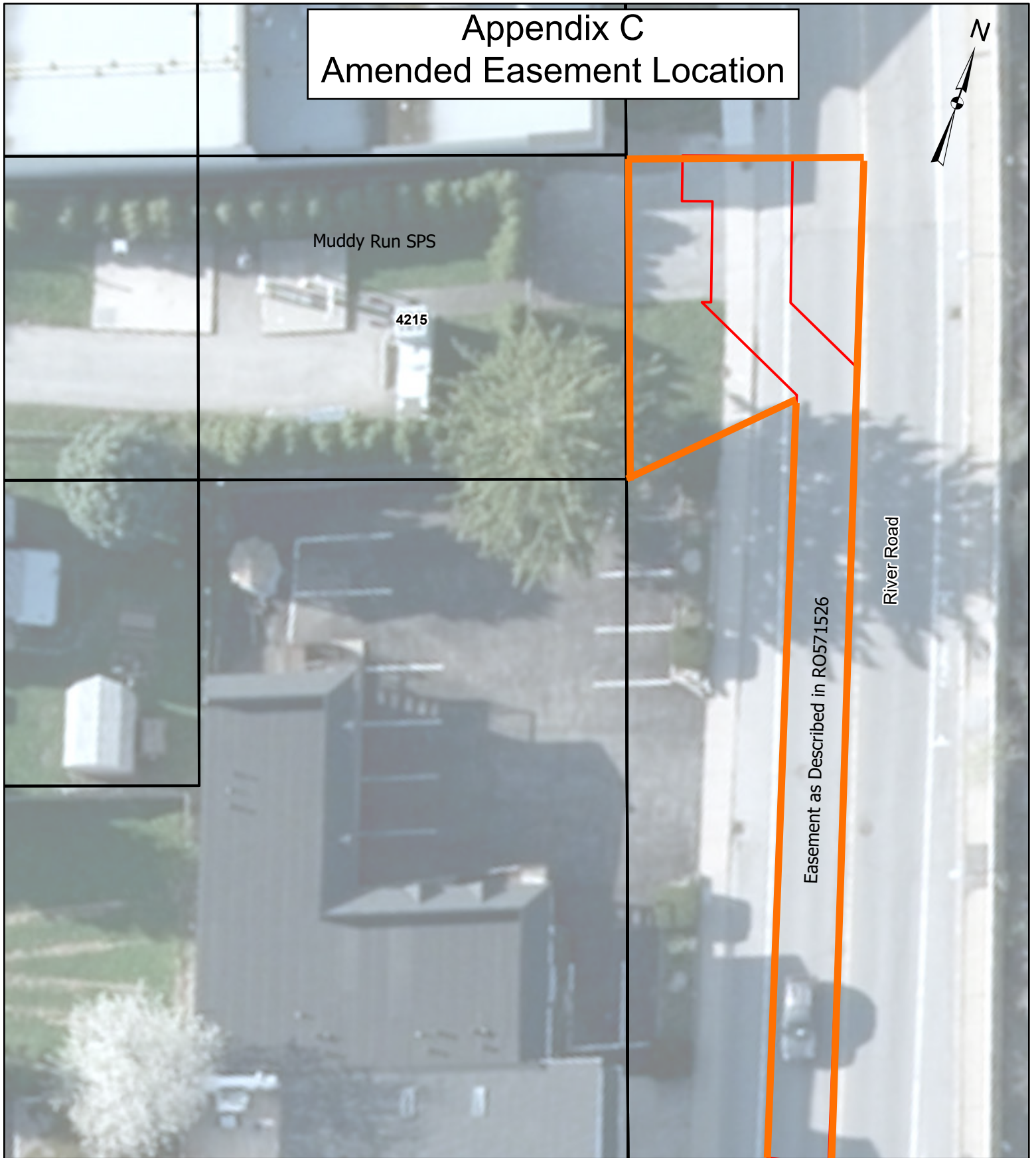



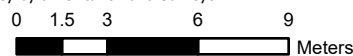


ILLUSTRATION SHOWING APPROXIMATE LOCATION OF EASEMENT
AS DESCRIBED IN R0571526 AT No. 4215 RIVER ROAD-MUDDY RUN SPS
CITY OF NIAGARA FALLS

-  - DENOTES TERANET MAPPING
-  - DENOTES EASEMENT AS DESCRIBED IN R0571526
-  - DENOTES AMENDED EASEMENT LOCATION

CAUTION:
- This is not a Plan of Survey
- The easement limits have been compiled from office records and the shown measurements are approximate.
- The extent in field will need to be established through field survey by an Ontario Land Surveyor.

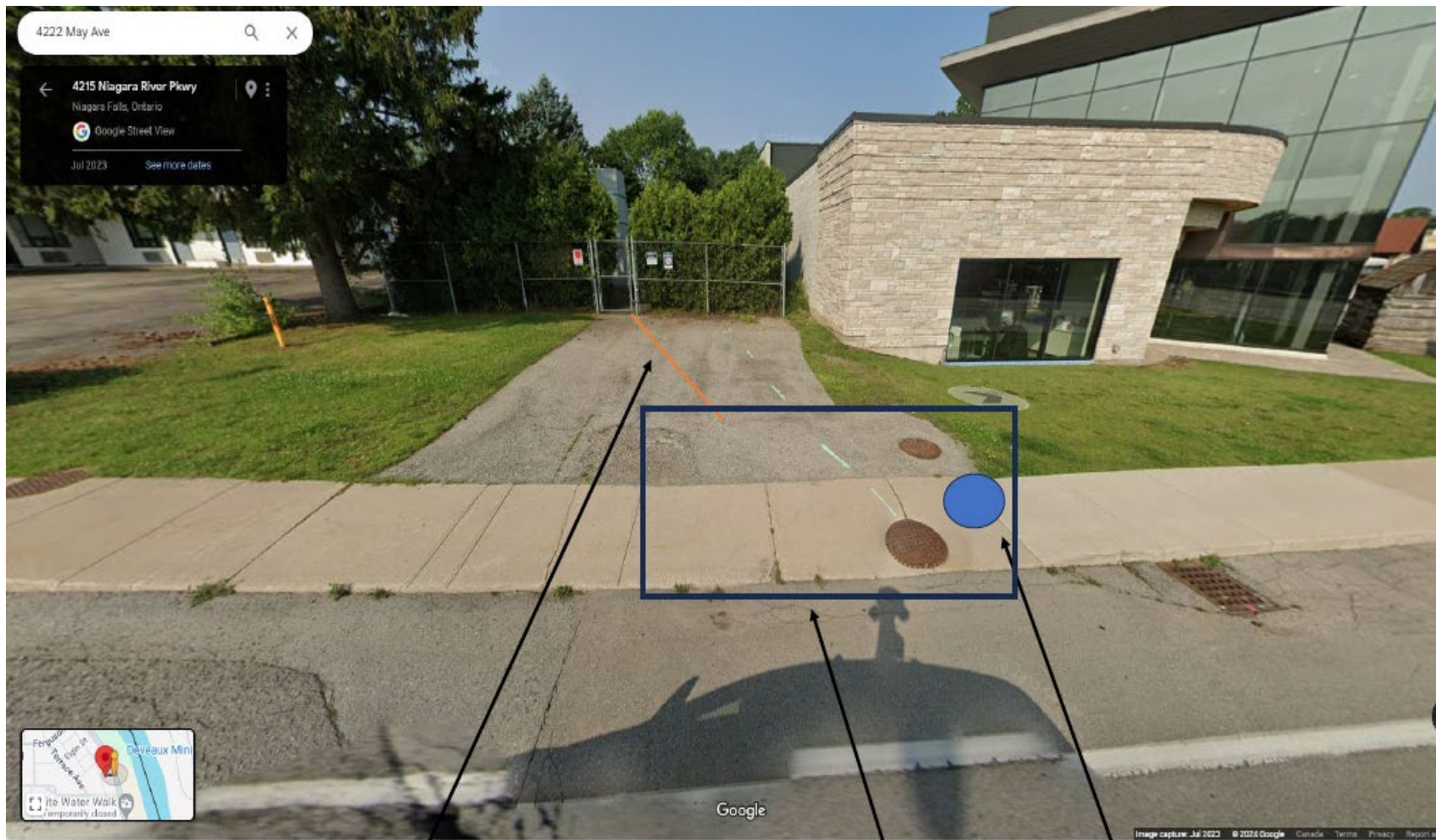


Scale = 1:250m

Niagara  Region

Internal Use Only

Transportation Services
Surveys & Property Information
IR-24-035 Date: 2024-02-05



Approx. alignment of new buried conduit,

Approx. Location of existing MH/Chamber

Approx. Location of new MH cover in sidewalk.

Report to the Property and Infrastructure Committee

RE: Miller's Creek Marina

Recommendation(s)

That the Property and Infrastructure Committee recommends that The Niagara Parks Commission:

1. Approve the re-allocation of \$1.1M in capital funding from the Marina Strategic Capital Project 2024/2025 program to Miller's Creek Marina improvements.
2. Approve \$60K in Repairs and Maintenance expenditures to Miller's Creek Marina.
3. Approve the re-allocation of the remaining of \$3.9 M in capital funding from the Marina Strategic Capital Project 2024/2025 program to Capital Unallocated.

Overview

The purpose of this report is to improve the condition of Miller's Creek Marina prior to the 2025 boating season by re-allocating capital and operational funding in fiscal 2024/25.

Staff were directed at the May 16, 2024 Commission Meeting to place the internal \$19M Miller's Creek Marina Redevelopment plan into abeyance and to conduct a request for proposals (RFP) for a larger scale redevelopment opportunity for the site. As part of Staff's review of the site's condition, there are some enhancements and repairs for the Commission's consideration to ensure that the marina can operate in 2025.

The investments being brought forward are assets at the end of their life including several dock replacements and may become a liability to the Commission if left unaddressed for another season. The electrical upgrades and pier wall reconstruction are items that could potentially benefit a new development and will enhance the experience for the slip holders.

Capital and Repairs and Maintenance

Item	Description	Estimate
CAPITAL		
Electrical Upgrade	The current system is old, unreliable and at maximum capacity	\$ 550,000
Pier Wall	South Wall is collapsing, sheet-pile repair	\$ 300,000
Docks	Several docks are past their useful life and require replacement	\$ 250,000
		\$ 1,100,000
REPAIRS & MAINTENANCE (Operating Budget)		
Electrical	Lighting and other electrical repairs	\$ 25,000
Fencing	Repairs / Painting	\$ 25,000
Miscellaneous	Some slip holders requesting shaded area	\$ 10,000
		\$ 60,000

Implications

Slipholders

The Millers Creek Marina contains 110 boat slips. On May 23, 2024 current slip holders were provided an update on the new RFP direction. This has prompted the slip holders to request some repairs and improvements that were previously deferred in anticipation of the Capital Redevelopment.

Financial

Capital:

Niagara Parks' approved fiscal 2024/25 budget had an allocation of \$5M for the Marina redevelopment. Through this report, staff is recommending:

- Investing \$1.1M in capital repairs in fiscal 2024/25

- Re-directing the remaining \$3.9M to unallocated capital for the Commission's future reconsideration of capital project priorities.

Through this report, staff is recommending spending \$60,000 on repairs and maintenance through the operating budget.

Consultation

This report was prepared in consultation with Parks Operations and Engineering.

Alternatives for Consideration

The Commission could direct that no repairs be undertaken before the 2025 boating season; however, staff do not recommend this alternative as the investment in upgrading the Marina will bring the site into better alignment with NPC's brand and allow greater public access to the shoreline in this location.

Rationale for Recommendation

This report has been provided to recommend the reallocation of funds to the Marina to complete Capital improvements as well as maintenance and repairs. These items will ensure that the Marina improvements can be made, and done so in a way that could potentially benefit a new development, while enhancing the experience for the slip holders.

Relevance to Strategic Plan

The proposed investments at the Marina directly contribute the goals of Niagara Parks 2018-2028 Strategic Plan by:

Leveraging and activating our natural wonders and iconic experiences

- Operation of the Marina at Miller's Creek for the 2025 season and improving the general aesthetic, and safety of the marina supports continued public access to the Niagara River.

Supporting a Dynamic Business Environmental

- The recommended investment in the Niagara Parks operations of the marina will allow the marina to continue to operate at a breakeven or realize some minimal profits.



Appendices

Appendix A: Slipholders Letter by Chair Gale, May 23, 2024

Appendix B: Photos of Recommended areas of Investment

Prepared by: _____

Name: Marcelo Gruosso

Title: Chief Operating Officer

Submitted by: _____

Name: Marcelo Gruosso

Title: Chief Operating Officer

Authorized by: _____

Name: David Adames

Title: Chief Executive Officer

Date: July 4, 2024



BOB GALE
Chair, Niagara Parks Commission
bgale@niagaraparks.com

Dear Marina Slipholders,

As the newly appointed Chair of the Niagara Parks Commission, I would like to extend my thanks for your ongoing support as a slipholder at the Niagara Parks Marina. I hope that your boating season has been off to a great start and that you've been enjoying the peaceful setting of the marina along the south Niagara Parkway and upper Niagara River.

I am writing to inform you that during our May 16 meeting, the Niagara Parks Commission passed a motion to put the current redevelopment of the marina into abeyance and immediately prepare and release a scoped RFP to seek interest from the private sector in the redevelopment opportunity.

The scoped RFP will focus on the redevelopment of the marina into a world-class resort destination and will include the sale or long-term lease of the lands west of the Niagara Parkway (pending provincial approval).

The redevelopment of the Niagara Parks Marina remains a significant priority for the Niagara Parks Commission. We strongly believe in the potential of the marina to support new and increased visitation to the area, as well as economic growth for the community, Niagara region and province, especially given its spectacular location and position as the only marina on the Canadian side of the upper Niagara River.

This means that the marina will stay open for the 2025 season.

Niagara Parks will continue to provide updates as this exciting project moves forward. We thank you for your continued support as a Niagara Parks marina slipholder. If you have any questions about the project, please direct them through our Guest Services Centre at info@niagaraparks.com.

Sincerely,

Bob Gale

Chair, Niagara Parks Commission



Electrical Upgrades



Dock Replacements



South Pier Wall Reconstruction





**NIAGARA
PARKS**

Capital Projects Update

Property and Infrastructure Committee

July 4, 2024



**NIAGARA
PARKS**

Capital Spending Summary

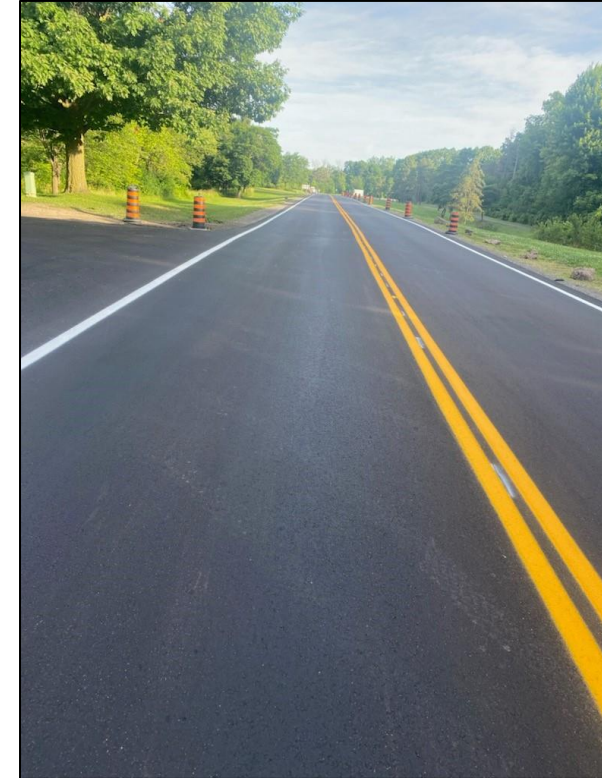
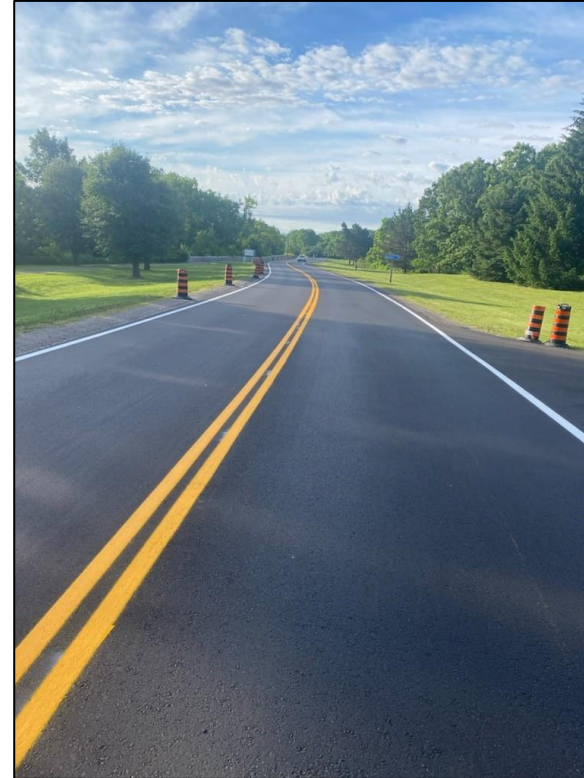
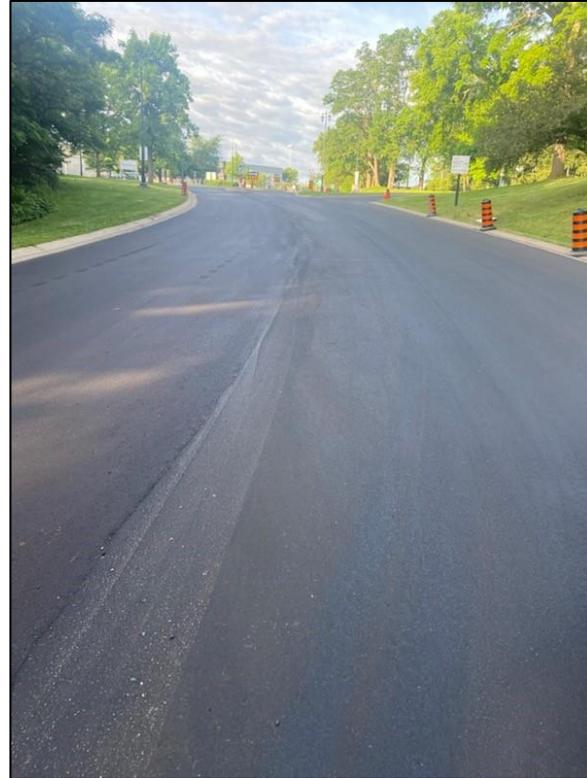
YTD Spend:	\$10,293,228
Committed:	\$22,158,527
Left to Spend:	\$36,548,245

Total: \$69,000,000

Paving of Service Road 16

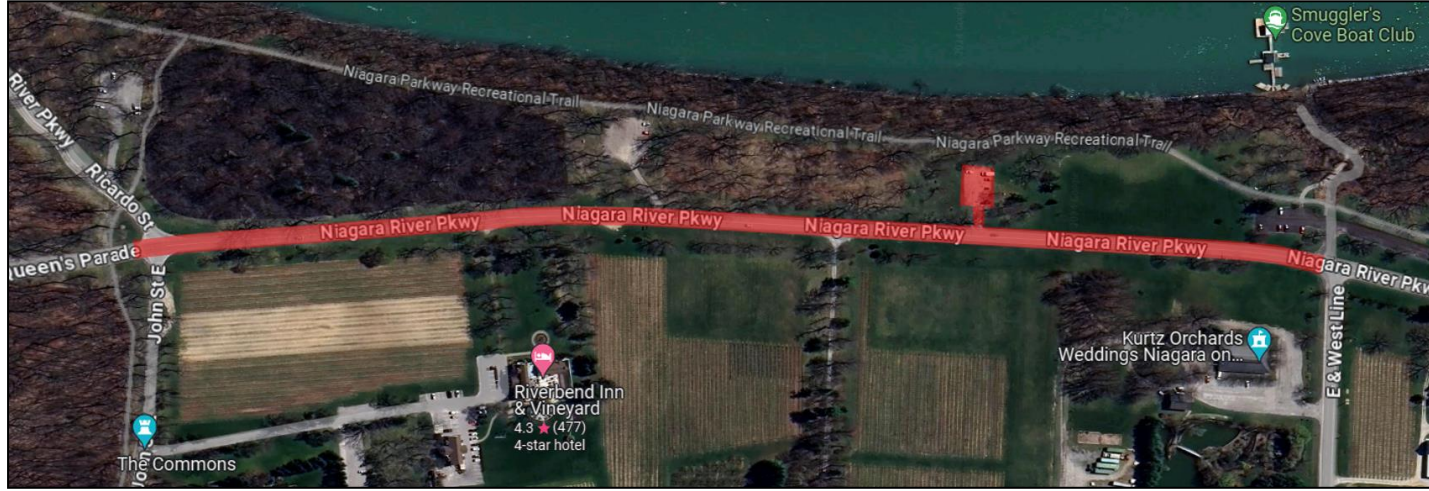


North Parkway Resurfacing

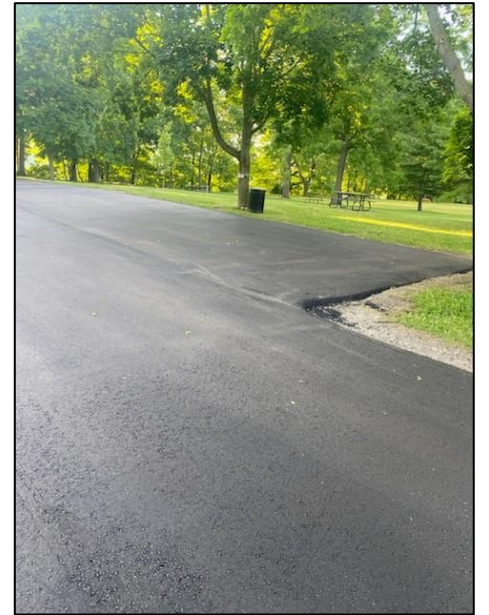
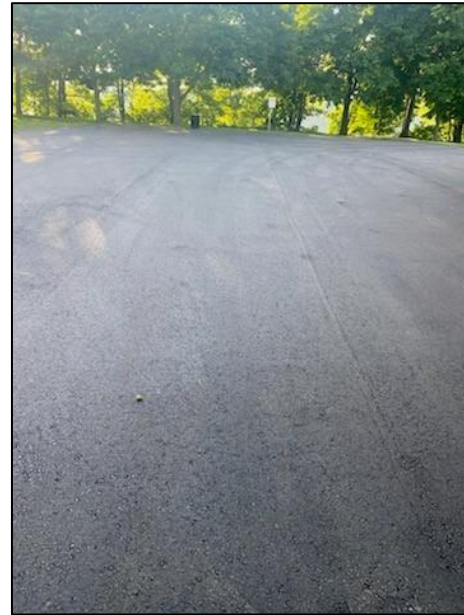


Queenston Hill
Line Painting Scheduled for June 26th

From Victoria Ave to Whirlpool Road



North Parkway Resurfacing



Ricardo Street to East West Line and Queens Parade Parkette

McFarland Pavilion Roof Replacement





Vehicle Gate Butterfly Conservatory Production Yard



Electrical Infrastructure

Coming Soon - Dufferin Islands High Voltage Infrastructure
Emergency Replacement. (Right)

Floral Showhouse – High Voltage Replacement Completed. (Left)



Legends Cart Trails

Trail Replacement Work Set to Begin September 9th- 13th
Drainage Improvements to be Completed Prior

- Hole 5 - Re-ditching and installation of new culvert under cart path.
- Hole 12 - Re-ditch existing ditch adjacent to cart path and through forest adjacent to #12 tee.
- Hole 13 - Create ditch behind 13 green to existing ditch.
- Hole 14 - Create ditch behind 14 green and tie into existing ditch by 15 tee.
- Hole 15 - Create new ditch between 12 fairway and 15 green, including installation of new culvert under cart path to drain water to existing drain adjacent to 15 green.
- Remove trees and shrubs as required.
- Topsoil and seed disturbed areas.





Whirlpool Golf Improvements

Whirlpool Golf Cart Trails Planning

- Compile and consolidate all existing trail, drainage, overgrowth, and structure issues currently known to Golf (24/25)
- Perform test pitting along sections of path to determine the average asphalt and base depths and to determine if this will be full removal and replacement or if resurfacing is an option. (24/25)
- Have a drainage design consultant review the course for solutions to drainage and structure issues as well as production of Tender documentation for procurement. (24/25 Budget Dependent)
- Tender the official Drainage Design Improvements for Whirlpool golf, Award and perform the drainage work (25/26 Budget Dependent)
- Tender the resurfacing or removal and replacement of the Whirlpool Golf Cart Paths (25/26 Budget Dependent)

As well in 2024/25 Repair or Replacement of the Washroom at hole #6.
(Right Image)

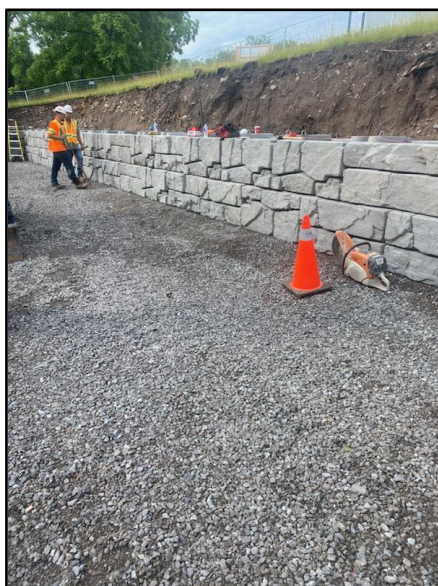


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2024/2025

Strategic Projects

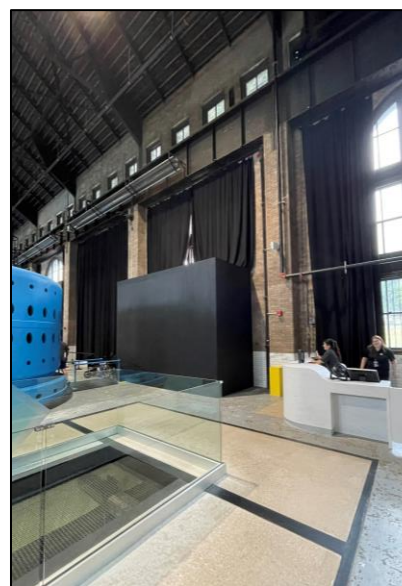
Niagara Parks Power Station



Retaining Wall between NPPS and Falls Parking
Completion for End of June



New Westside Exit Doors



Exterior Washrooms
Servicing Run,
Construction to begin in the Fall

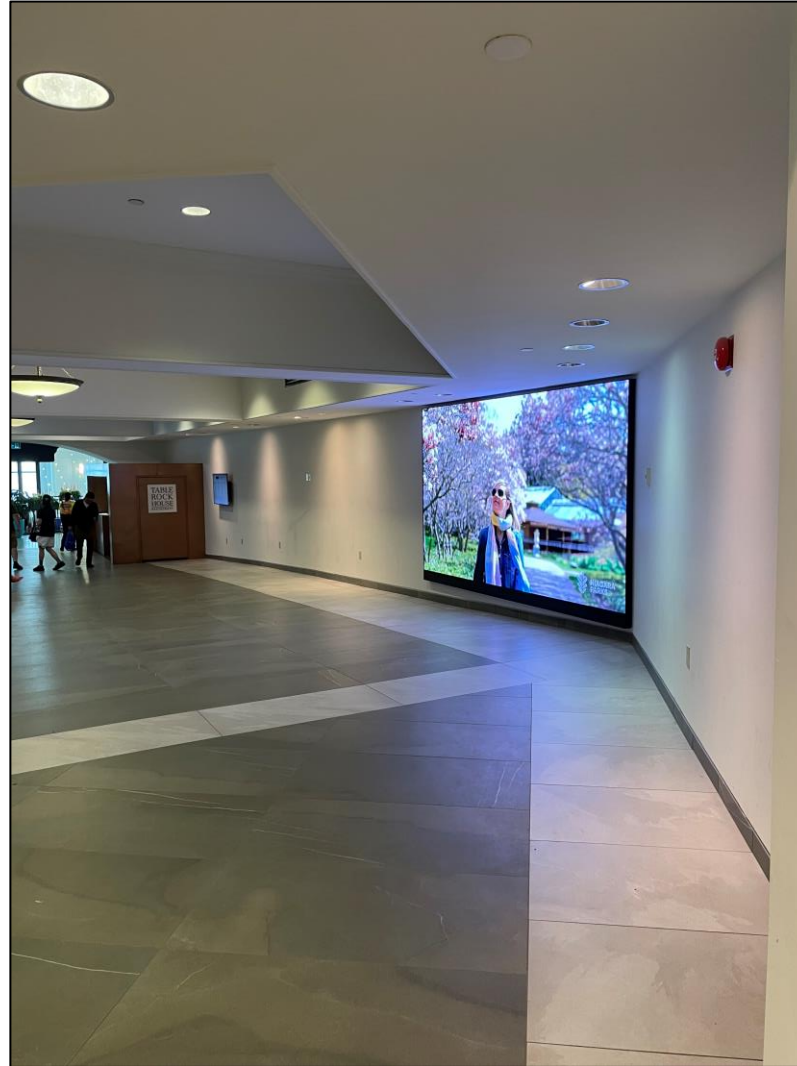
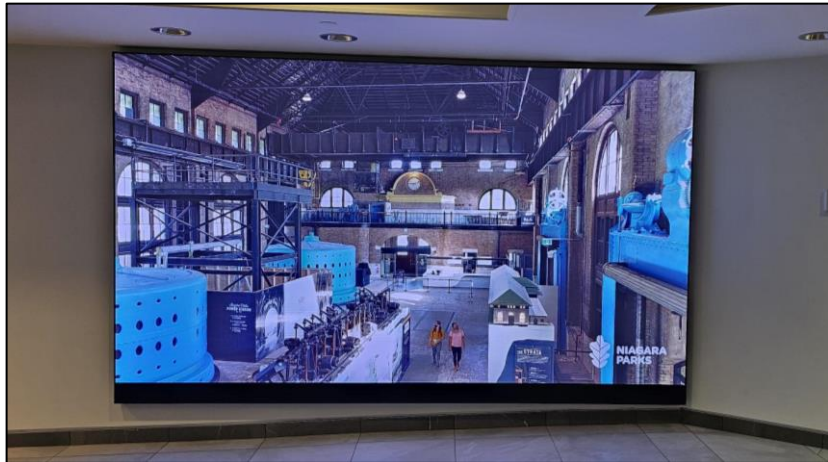


Table Rock

Flooring replaced

Video Wall
(Across from the Bistro)

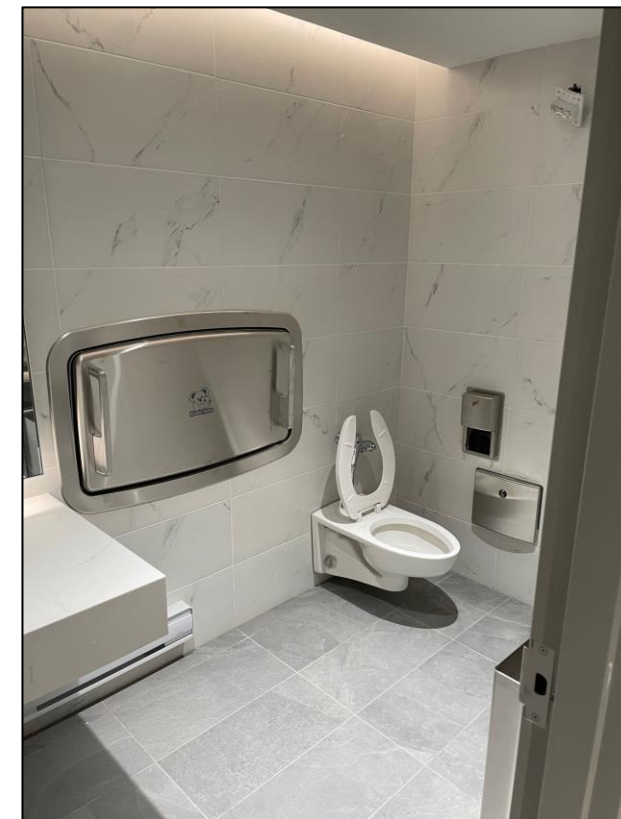


Table Rock Upper Floor Washrooms and Welcome Centre



Welcome Centre In Progress
Opening Expected End of July

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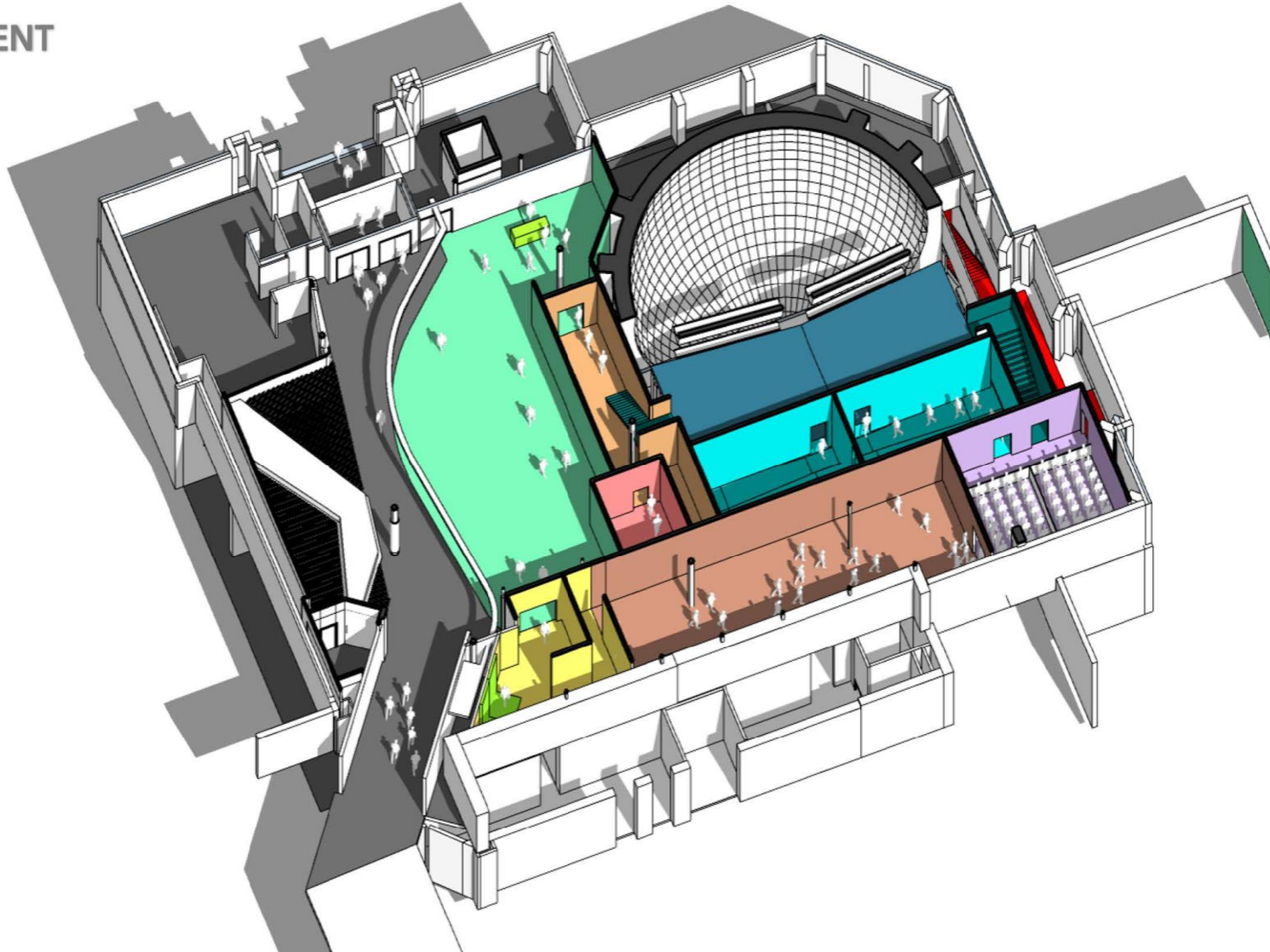


Washrooms Now Open
13 Gender Neutral Washrooms
2 Accessible



Table Rock – Flying Theatre Update

PLANNING
3D DEVELOPMENT



- Layout of flying theatre attraction is confirmed
- Working on electrical and mechanical changes required to building
- Media Development - Producer, Director and team visited Niagara Falls and scouted all potential shots
- Comprehensive Update to Commission with all scenes and some visuals - August 2024



Memorandum

Date: July 11, 2024
To: The Niagara Parks Commission
From: David Adames, CEO
Subject: Crime Stoppers Niagara

Niagara Parks has worked with Crime Stoppers Niagara for a number of years, including bringing awareness to issues such as vandalism on Niagara Parks' properties. The CEO and previous Chairs have appeared on Crime Stoppers' local cable show to discuss key issues.

Recently, Crime Stoppers Niagara has secured grant funding, through the "Building Safer Communities Grant Program", to advance its Anti-Human Trafficking Communications and Awareness Campaign.

Niagara Parks has discussed installing posters at select washrooms (ex. On the back of washroom stalls) to help educate the public about this important issue, while also offering assistance to potential victims of human trafficking. Posters are in development and will be reviewed by Human Trafficking expert Krystal Snider and by Niagara Parks prior to installation.

Through this initiative, Niagara Parks would be joining other organizations and businesses in Niagara that are working to combat human trafficking. Niagara Parks will be acknowledged as a supporter of Crime Stoppers.

Motion:

That The Niagara Parks Commission approve the initiative with Crime Stoppers Niagara to be part of the Anti-Human Trafficking Communications and Awareness Campaign.

Authorized by: _____

Name: David Adames

Title: Chief Executive Officer

Date: July 11, 2024



Report to The Niagara Parks Commission

RE: Summary of Decisions – June 13, 2024 Commission Meeting

Travel, Meal and Hospitality Policy Update

1. Approve the updated Travel, Meal and Hospitality Policy CPM-02-01.

Corporate Purchasing and Travel Cards Policy

1. Approve the Corporate Purchasing and Travel Cards Policy.

Red Light and Automated Speed Enforcement Procedure

1. Approve the formation of a procedure to require the operator of any Niagara Parks vehicle who receives a red light or automated speed enforcement camera ticket to pay for the ticket. Under the red light or automated speed enforcement camera initiative the registered owner (Niagara Parks) is provided with the ticket and is responsible for the fine.

Service Animals

1. Approve updates to the Accessibility Policy regarding Service Animals entering indoor sites at Niagara Parks to ensure clarity for employees when faced with requests from guests to enter indoor public areas with their animal/pet.

Proposed Bill 190 – Working for Workers Five Act, 2024

1. Receive Report 2024-46 respecting Proposed Bill 190 – Working for Workers Five Act, 2024 for information.

Niagara Parks Police Service Quarterly Report

1. Receive Report 2024-47 respecting Police Services Quarterly Report January to March 2024 for information.

Special Olympics – 2024 Niagara Golf Program

1. Waive fees for up to 28 Special Olympics athletes to practice and play at Legends on the Niagara's Chippawa golf course and practice facility once per week for 10 to 12 weeks from June to August 2024; and,



2. Waive fees for the Team Canada Special Olympics advanced athletes to play on the Championship courses at Legends on the Niagara three to five times during the 2024 golf season.

Prepared by: _____	Submitted and Authorized by: _____
Name: Darla Jones	Name: David Adames
Title: Executive Assistant to the Chair and Chief Executive Officer	Title: Chief Executive Officer
	Date: June 13, 2024