

For Information Only

Flour Mill Museum Relocation Update

Presented To: Community Services Committee

Presented: Monday, Aug 12, 2019

Report Date: Tuesday, Jul 23, 2019

Type: Correspondence for Information Only

Resolution

For Information Only

Relationship to the Strategic Plan / Health Impact Assessment

This report supports the Strategic Plan adopted by City of Greater Sudbury, as it aligns with the Create a Healthier Community objective, by offering programs and services designed to improve the health and well-being of our youth, families and seniors.

In addition, this report aims to improve the quality of life and place for citizens of Greater Sudbury as it will promote Population Health in the areas of Investing in Families and a Compassionate City.

Report Summary

The Flour Mill Museum consists of three buildings: the Heritage House, the Log Cabin and the Office/Storage building. The museum is currently located at 245 St. Charles Street, co-located with the St. Charles Lift Station.

As capital work is being conducted with the St. Charles Lift Station, the Flour Mill Museum was required to be relocated. The site selected as the new home for the Flour Mill Museum buildings is O'Connor Park. This report will provide an update to the progress of the project since the presentation to Community Services Committee on July 9, 2018.

Financial Implications

There is a total of \$500,000 allocated towards the construction of the third museum building which consists

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Health Impact Review

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Division Review

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Financial Implications

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of \$250,000 from the 2019 Capital Budget for the Flour Mill Museum Office Building along with \$250,000 from the St. Charles Lift Station wastewater capital project. This new building will replace the current Administration/Storage building as well as incorporate potential community meeting space. As this new build is still in the discussion phase as to the final design and composition, any further capital requirements will be brought forward through the Capital Budget process.

At this time, there are no financial implications with this report as this is an update to the current project progress.

Executive Summary

On July 9, 2018, staff made a presentation to the Community Services Committee which outlined plans to move the building and operations of the Flour Mill Museum to O'Connor Park. Since that time, significant progress has been made and relocation is expected to begin this month.

This report will provide an update on the progress of the project since the last year's presentation and will outline a process to consider the development of enhanced community space at the new location in O'Connor Park.

Background

The Flour Mill Museum has been located at 245 St. Charles Street since 1987 and consists of three buildings: The Heritage House, The Centennial Log Cabin, and an Administration/Storage building. These three museum buildings are co-located with the St. Charles Lift Station (Appendix A – Flour Mill Museum Buildings). Due to age and condition, the St Charles Lift Station is being replaced. The existing footprint of the property is not sufficient to construct the replacement of the St. Charles Lift Station with the Flour Mill Museum and as a result, the Museum is being relocated to O'Connor Park.

The St. Charles Lift Station was constructed in the 1930s to service the Flour Mill area and is one of the oldest lift stations in Greater Sudbury. Due to the age and condition of the existing Lift Station, a new lift station, with a force main to the existing rock tunnel, is being built at the current location. As the existing footprint of the property is not sufficient to construct the replacement of the St. Charles Lift Station with the Flour Mill Museum, the Museum is being relocated to O'Connor Park.

O'Connor Park was selected as the site for the relocation of the Flour Mill Museum based on the following principles:

- Remain in the current neighbourhood
- Do not take away too much green space with the relocation
- Ensure opportunities for community synergies

R.V. Anderson Associates Ltd. has been hired to undertake the detail design for the new lift station and forcemain and to coordinate the move of the existing museum buildings.

During the preliminary design of the St. Charles Lift Station upgrades and inspection of the Flour Mill Museum buildings it was determined that the Administration/Storage Building was in disrepair and needed significant investment to repair. Given that the building does not have significant cultural or heritage value, it was determined it was best to rebuild the structure on the new site. Through the 2019 capital budgeting process, a total of \$500,000 has been allocated to the rebuild of the Administration/Storage building. As further work and consultation occurs over the next few months with regards to the opportunities of the new building, a request will be brought forward through a future capital budgeting process.

Accomplishments to Date

Since the July 9th, 2018 Community Services Committee Meeting, significant work has been undertaken to advance this project from a museum, wastewater and community perspective. The highlights of this work include:

- Project team meetings lead by the consultant to advance the project forward
- Various discussions and feedback from stakeholders
 - A community consultation was held on July 25th, 2018 at St. Jean de Brebeuf Church
 - Consultation meeting with Ted Wilson from the School of Architecture
 - A presentation to the Flour Mill CAN on June 12th, 2019 was conducted by R.V. Anderson Associates Ltd.
- Falconbridge Arena/Curling Club was secured as the offsite storage facility for the artifacts
- Identified approximately 1,200 artifacts within the museum site:
 - Approximately 80% have been catalogued, photographed and packed to date
- Site drawings have been completed for Phase 1 of the project for the move of the Heritage House and Centennial Log Cabin (Appendix B – Site Drawings)
- Assessment of the current light pole and stationary engine that are on site to be completed for the move to the new location
- The museum buildings relocation was tendered through the City's procurement process at the end of June 2019

During this process, R.V. Anderson Associates Ltd.'s architectural team design approach to align the museum buildings utilized the following objectives as well as taking into account the feedback received from the various stakeholders:

1. Maintain the importance of the architectural form as a visual characteristic by locating the buildings to give the museum it's unique identity and community approach;
2. Have the opportunity to create an open space between the three museum buildings to use it as a center courtyard for future celebrations and museum programming; and
3. Have the opportunity to create visual historical link between the Flour Mill Museum buildings and the Flour Mill Silos.

Next Steps

As the project continues to move forward, the following steps are expected+:

- Award the RFP for the Flour Mill Museum relocation, including:
 - Construction of the structural foundations at O'Connor Park for the relocated buildings, light pole and stationary engine is scheduled to begin in August 2019.
 - Relocation of the Heritage House, the Centennial Log Cabin, the light pole and the stationary engine is scheduled to be completed in early fall of 2019.
 - Site work on O'Connor Park to include grading, ramps to buildings, landscaping, etc.
- Implementation of the communication plan for the relocation including the hiring of an agency to document/film the move of the museum buildings.
- Completion of cataloguing, photographing and packing of the remaining artifacts. It should be noted that this process has been beneficial in identifying additional artifacts and necessary actions to ensure appropriate storage, display and preservation.
- Continuation of planning for the rebuild of the third building (current Administration/Storage building. The City is developing options at O'Connor Park and work is underway for this phase of the project including:
 - Data gathering and site review of the existing Parks Fieldhouse at O'Connor Park
 - Hazardous Building Materials Assessments as well as other testing as required to be conducted
 - Review of the storage requirements for the Flour Mill Museum artifacts and possible location of the same
 - Conceptual designs and other required document
 - Consultations with residents and stakeholder groups are expected in the fall of 2019. Staff will meet with the local CAN, conduct community consultation session(s) and explore use of other input mechanisms

including paper submissions through libraries and citizen service centres to solicit feedback.

Further updates and information reports will be brought forward to the Community Services Committee as the project progresses.

Appendices

Appendix A – Flour Mill Museum Buildings

Appendix B – Site Drawings

References

Community Services Committee, July 9th, 2018 – Flour Mill Museum Relocation Update
<http://agendasonline.greatersudbury.ca/index.cfm?pg=agenda&action=navigator&lang=en&id=1264#agendaitem14468>

APPENDIX A - FLOUR MILL MUSEUM BUILDINGS

Current Site: 245 St. Charles Street



Future Site: O'Connor Park, Corner of Morin Street and Dell Street



APPENDIX A - FLOUR MILL MUSEUM BUILDINGS

Heritage House



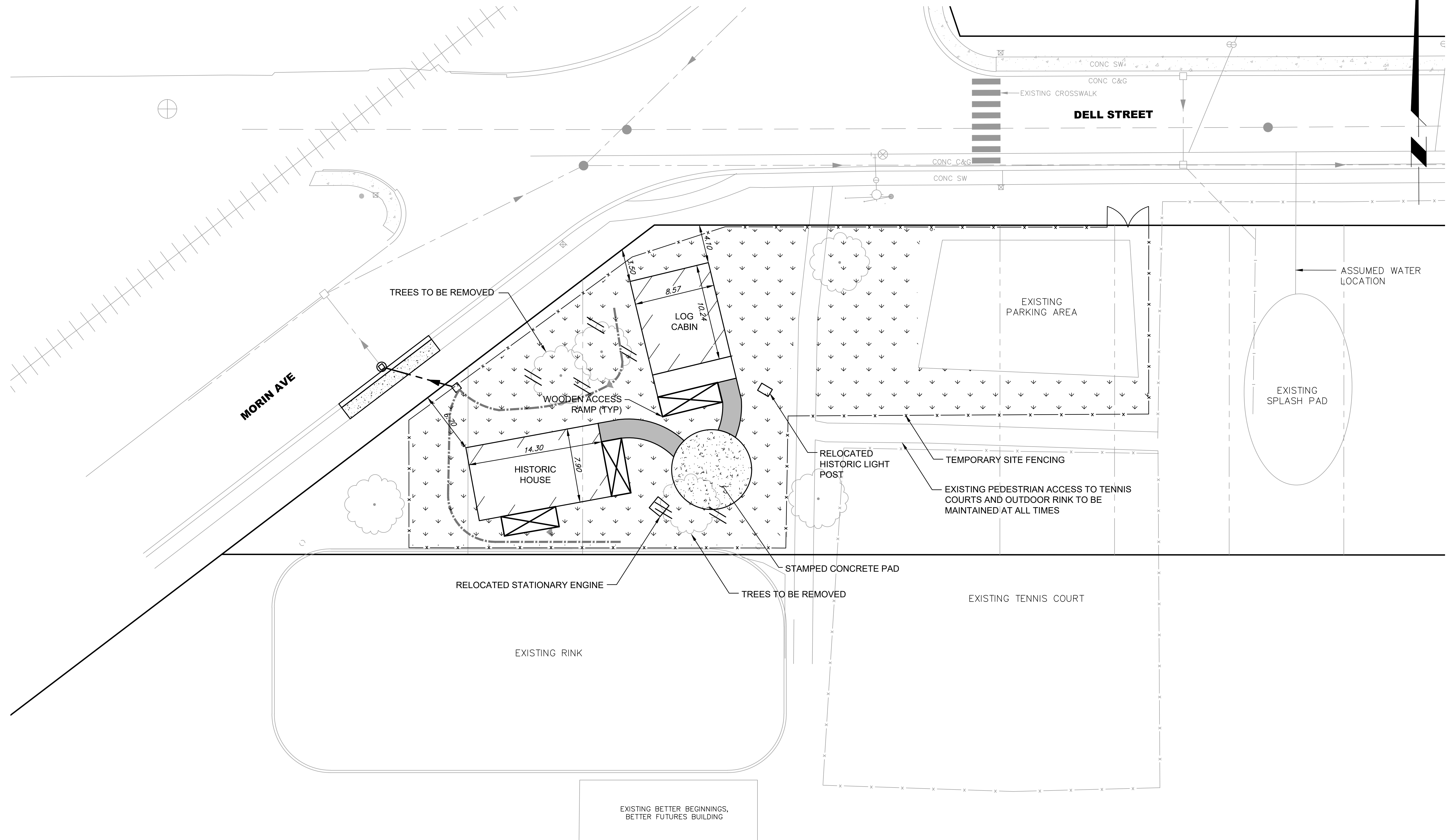
Centennial Log Cabin



Administration/Storage



PHASE 1 - HISTORIC BUILDING RELOCATION



FLOUR MILL MUSEUM RELOCATION

PHASE 2 - SITE DEVELOPMENT

