

Greater Sudbury Convention and Performance Centre / Library Art Gallery Update

Presented by:

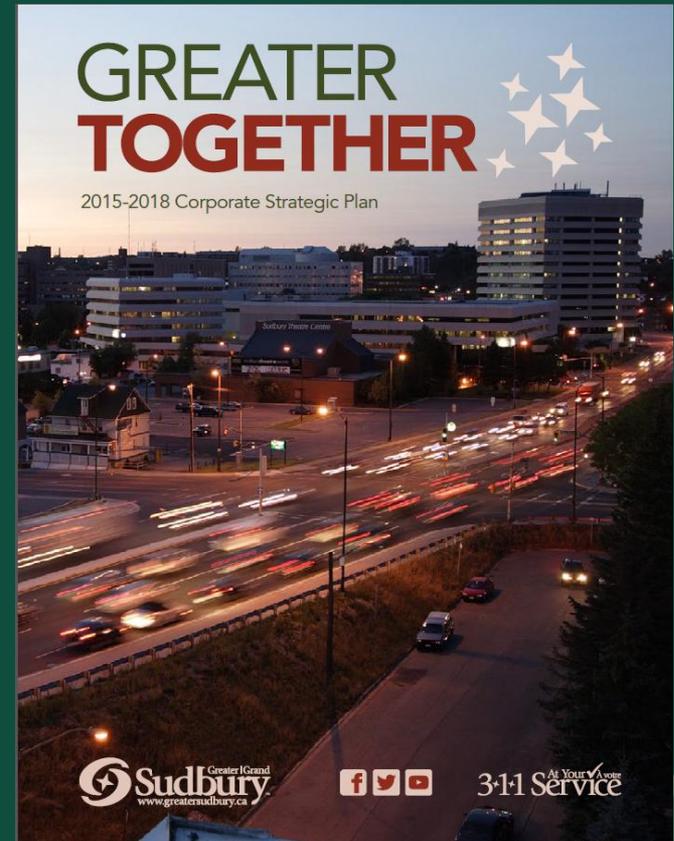
Ian Wood, Director of Economic Development



GREATER TOGETHER

Vision

A growing community, recognized for innovation, leadership, resourcefulness and a great northern lifestyle.



GREATER TOGETHER

Priorities

- Growth and Economic Development
- Quality of Life and Place
- Responsive, fiscally prudent, open governance
- Sustainable infrastructure

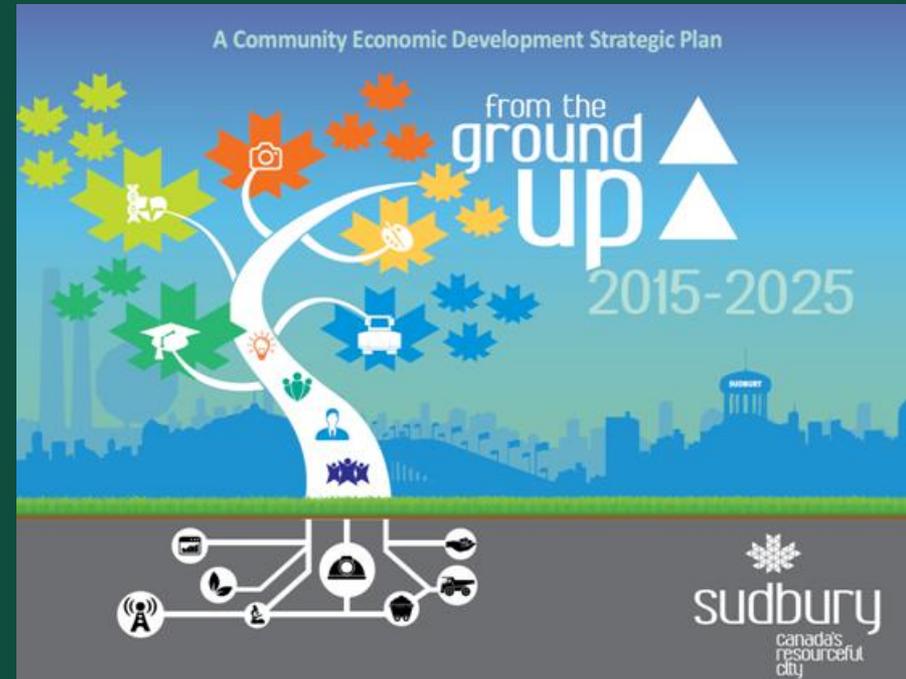


FROM THE GROUND UP

Aligns with....

**Quality of place and lifestyle
that is second to none**

4.1.6 Develop public spaces,
buildings and infrastructure as
a catalyst for revitalization and
private sector investment in
the Downtown



FROM THE GROUND UP

**Nationally recognized for
artistic excellence,
vibrancy and creativity**

6.1.2 Create shared cultural
facilities to maximize
synergies and incubate
creative initiatives



COUNCIL KEY DECISIONS

November 2015

Council invited the community to present transformational projects

April 2016

Council endorsed four large projects
Direction to combine Library and Art Gallery

July 2016

Lord Cultural Resources selected to assist with co-located library and art gallery project



COUNCIL KEY DECISIONS

June 2017

Concepts for both projects approved

Direction to staff to undertake site selection – including potential for shared site development – business plans, operational model/governance, financial plan and conceptual design



COUNCIL KEY DECISIONS

September 2017

Council approved site selection criteria

Council delegated authority to Director of Economic Development to complete the projects subject to Council approval of: a Business Plan, Operational Model, Financial Plan and Conceptual Design



PURPOSE OF THE PRESENTATION

Provide an update on four key deliverables: business plan, operational model, financial plan and conceptual design

Present the results of the site evaluation process for Council's approval

Identify next steps

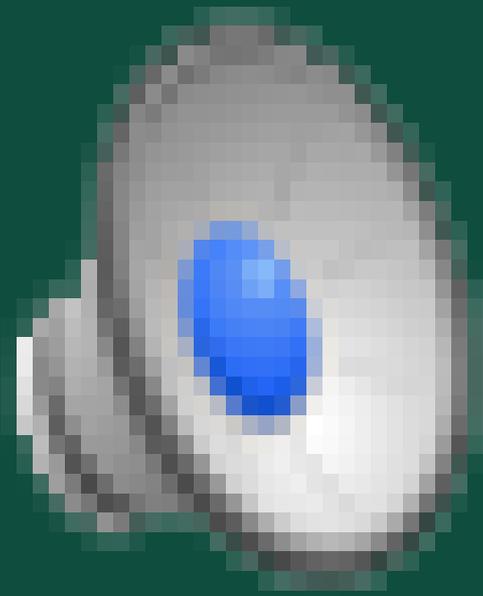


COMMUNITY PARTNERS

Library Art Gallery

- Greater Sudbury Public Library Board
- Art Gallery of Sudbury





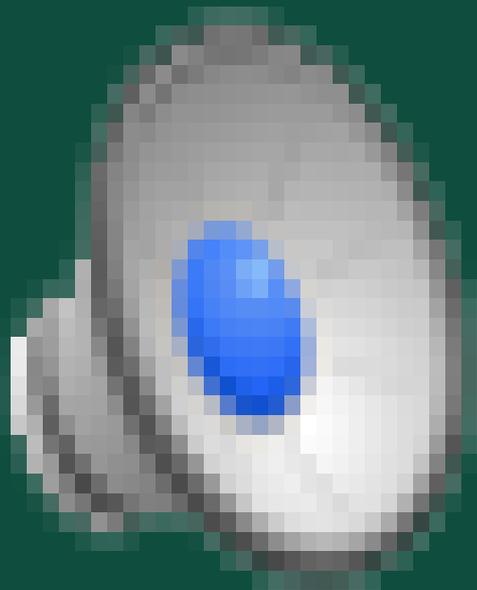
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COMMUNITY PARTNERS

GSCPC

- Synergy Centre Citizens Group
- Greater Sudbury Development Corporation
- Sudbury Community Foundation
- Laurentian University
- Science North
- Health Sciences North
- CEMI





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SITE EVALUATION

- September 12th, Council approved evaluation criteria and weighting
- Established Site Evaluation Team
- Potential development sites short listed
- External technical expertise obtained
- Full day workshop and follow up



SITE EVALUATION TEAMS

LAG

- Working Group Co-Chairs
 - Josee Forest-Niesing, AGS Board Chair
 - Michael Bellmore, GSPL Board Chair
- AGS Director/Curator
- Consultant
- Economic Development
- Library & Heritage Resources
- Real Estate
- Planning Services
- Capital Assets
- Water/Wastewater

GSCPC

- Working Group Co-Chairs
 - Wendy Watson, GSDC, Chair
 - John Caruso, Synergy Citizen Group, Chair
- Consultant
- Economic Development
- Real Estate
- Planning Services
- Capital Assets
- Water/Wastewater
- Transit Services

LAG Evaluation Criteria

WEIGHTING	CRITERIA PRIORITY
Of Highest Importance	Collaboration Opportunities
	Ease of Access
	Parking
Extremely Important	Cost
	Environmental Site Factors
	Visibility
Highly Important	Downtown Revitalization
	Ease of Development
	General Considerations
	Site Size and Configuration
Important	Economic Impact

SITE EVALUATION RESULTS- LAG

	Existing Arena (Demolition)	Existing Arena (Adaptive Reuse)	Shaughnessy East	10 Elm	Minto East
Ease of Access	1	2	5	3	4
Collaboration Opportunities	1	2	3	4	3
Parking	1	2	4	3	5
Environmental Factors	2	2	2	1	2
Visibility	3	5	2	1	4
Cost Impact	1	2	1	2	1
Downtown Revitalization	2	2	1	2	1
General Considerations	2	1	1	3	3
Ease of Development	3	3	1	2	1
Site Size and Configuration	2	1	3	4	3
Economic Impact	2	2	3	1	3
Ranking	1	2	3	4	5

GSCPC Evaluation Criteria

WEIGHTING	CRITERIA PRIORITY
Of Highest Importance	New Hotel Development / Access to Accommodations
	Visibility
Extremely Important	Collaboration Opportunities
	Cost
	Ease of Access
Highly Important	Downtown Revitalization
	Economic Impact
	General Considerations
	Parking
Important	Ease of Development
	Environmental Factors
	Site Size and Configuration

SITE EVALUATION RESULTS- GSCPC

	Existing Arena (Demolition)	Existing Arena (Adaptive Reuse)	Minto East	Shaughnessy East
New Hotel Development / Access to Accommodations	1	2	2	3
Visibility	2	4	3	1
Collaboration Opportunities	2	2	2	1
Cost Impact	1	1	2	2
Ease of Access	1	1	1	2
Downtown Revitalization	2	2	1	1
Economic Impact	1	1	1	1
Parking	1	1	1	2
General Considerations	2	1	3	3
Environmental Factors	1	1	1	1
Site Size and Configuration	1	1	2	3
Ease of Development	1	1	2	3
Ranking	1	2	3	4

Sudbury Community Arena Site

- Ranked as top site in both processes
- Builds on Council direction to consider shared site development
- Envisioned as a campus model
 - Two separate buildings
 - One integrated site

RECOMMENDED SITE

- Owned by the City of Greater Sudbury
 - Sufficient property size to accommodate both projects
 - Surrounded by City-controlled property, creating flexibility
 - No property acquisition required
- Appropriately zoned
- Ability to realize complementary benefits

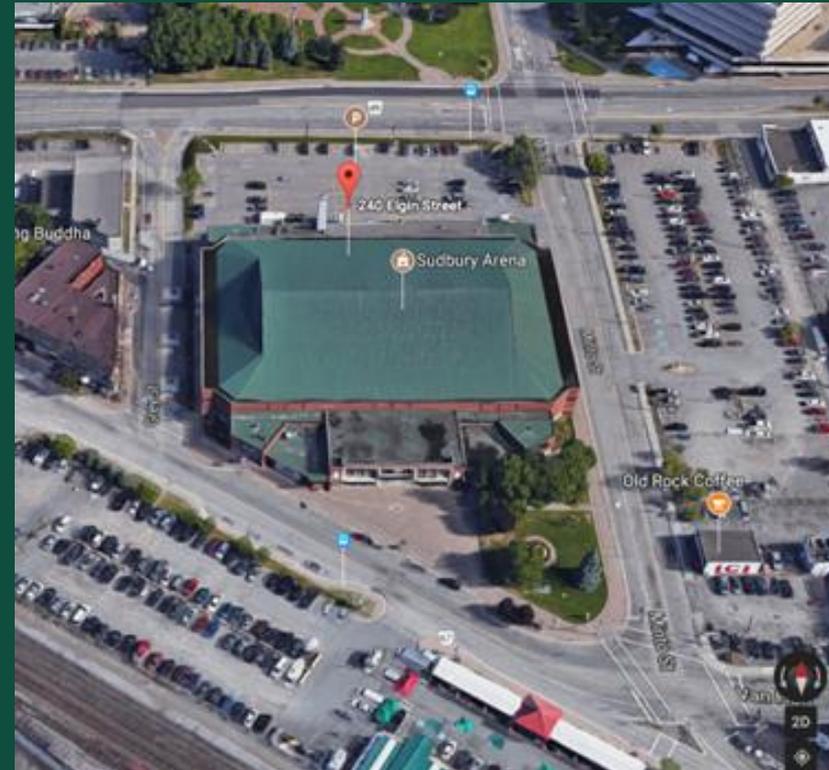
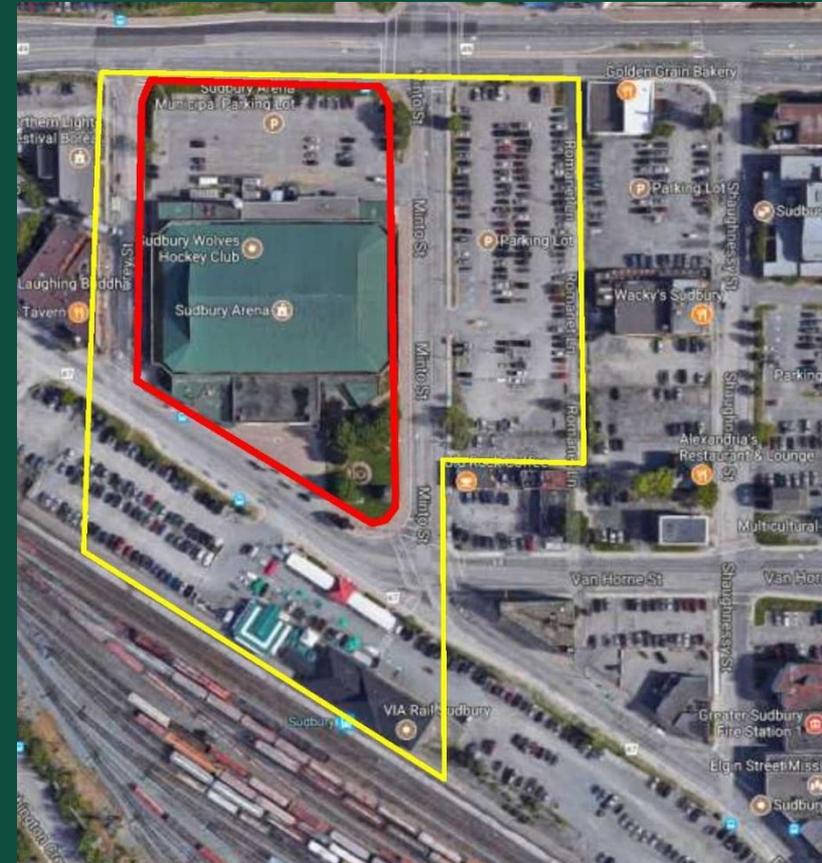


Photo courtesy of Google Maps

RECOMMENDED SITE

- Aligns with City's strategic vision and Downtown Master Plan
- Project construction can begin when Sudbury Wolves have relocated in April 2020
 - Community Partners have expressed concern about timing
 - Staff committed to mitigating impact and maximizing opportunity in project timeline for consultative planning and securing support



NEXT STEPS

- Organize and deliver public consultation sessions to solicit input on a shared site design strategy
- Undertake to understand development factors associated with shared site development
- Continue to refine business plan, financial plan and operational model
- Report back in early Q2 2018

QUESTIONS?

