

ENDERBY AND DISTRICT SERVICES COMMISSION

**Brad Case
Tundra Baird**

**Herman Halvorson
Denis Delisle**

AGENDA

DATE: Wednesday, September 26, 2018
TIME: 11:00 am
LOCATION: Council Chambers, Enderby City Hall – 619 Cliff Avenue

1. APPROVAL OF AGENDA

2. ADOPTION OF MINUTES

[Enderby & District Services Commission Regular Meeting Minutes of May 7, 2018](#) Pg 1

[Enderby & District Services Commission Regular Meeting Minutes of June 27, 2018](#) Pg 3

3. NEW BUSINESS

Riverside Park Backstop Extension

[Memo from Chief Administrative Officer dated August 30, 2018](#) Pg 4

Riverside Park Diamond 5 Feasibility Study

[Memo from Chief Administrative Officer Dated September 17, 2018](#) Pg 9

4. PUBLIC QUESTION PERIOD

5. CLOSED MEETING RESOLUTION

Closed to the public pursuant to Section 90 (1) (k) of the *Community Charter*

6. ADJOURNMENT

ENDERBY AND DISTRICT SERVICES COMMISSION

MINUTES of a regular meeting of the **ENDERBY AND DISTRICT SERVICES COMMISSION** held on Monday, May 7, 2018 at 9:00 a.m. in the Council Chambers of Enderby City Hall.

Members: Brad Case City of Enderby
Tundra Baird City of Enderby
Denis Delisle Electoral Area F
Herman Halvorson Electoral Area F

Staff: Tate Bengtson – Chief Administrative Officer, City of Enderby
Bettyann Kennedy – Recording Secretary

Others: Public

APPROVAL OF AGENDA

An In-Camera item was added to the agenda pertaining to Section 90 (1)(c) and (k) of the *Community Charter*.

Moved by Tundra Baird, seconded by Brad Case that the agenda be approved as amended.
Carried

ADOPTION OF MINUTES

Regular Meeting Minutes of Mar 2, 2018

Moved by Herman Halvorson, seconded by Brad Case that the minutes of the regular meeting of March 2, 2018 be adopted as presented.

Carried

NEW BUSINESS

BC Hydro Community ReGreening Grant Approval – Correspondence from BC Hydro dated April 11, 2018

Moved by Tundra Baird, seconded by Brad Case that the correspondence be received and filed.
Carried

Cemetery Land Use Plan Award - Memo from Chief Administrative Officer dated April 15, 2018

Moved by Brad Case, seconded by Tundra Baird that the Enderby and District Services Commission award the Cliffside Cemetery Land Use Plan to Lees and Associates in the amount of \$27,710.

Carried

Discussion:

- Director Halvorson suggested that public consultation be made prior to awarding the plan. The CAO explained that public consultation is part of what the land use plan will undertake.
- Director Halvorson said that the cost appear to be high. The CAO explained that there was an RFP process that was advertised, and the proposal is consistent with industry rates and standards, as this is a specialized area.
- The CAO noted the importance of getting specialized expertise in, as this plan will guide the cemetery for the next 20+ years and it is important that new projects are not committed without a land use strategy, as it will cost more in the long run.

Mobile Vendor Request – Scandalous Snacks

Moved by Tundra Baird, seconded by Brad Case that the Enderby and District Services Commission grant permission for Scandalous Snacks (Tammy Kiff and Amanda Harvey) to operate as a mobile vendor in the Tuey Park parking lot from June 15 – September 30, 2018, subject to the applicants obtaining a Business License and paying the annual rental fee of \$100.
Carried

PUBLIC QUESTION PERIOD

None.

CLOSED MEETING RESOLUTION

Moved by Brad Case, seconded by Tundra Baird that pursuant to Section 92 of the *Community Charter*, the regular meeting convene In-Camera to deal with matters deemed closed to the public in accordance with Section 90 (1) (c) and (k) of the *Community Charter*.
Carried

ADJOURNMENT

The regular meeting re-convened at 9:30 a.m.

Moved by Tundra Baird, seconded by Herman Halvorson that the meeting adjourn at 9:30 a.m.
Carried

CHAIR

CHIEF ADMINISTRATIVE OFFICER

ENDERBY AND DISTRICT SERVICES COMMISSION

MINUTES of a regular meeting of the **ENDERBY AND DISTRICT SERVICES COMMISSION** held on Wednesday, June 27, 2018 at 9:00 in the Council Chambers of Enderby City Hall.

Members: Brad Case City of Enderby
Tundra Baird City of Enderby
Denis Delisle Electoral Area F
Herman Halvorson Electoral Area F

Staff: Tate Bengtson – Chief Administrative Officer, City of Enderby

APPROVAL OF AGENDA

Moved by Tundra Baird, seconded by Brad Case that the agenda be approved as presented.
Carried

CLOSED MEETING RESOLUTION

Moved by Herman Halvorson, seconded by Brad Case that pursuant to Section 92 of the *Community Charter*, the regular meeting convene In-Camera to deal with matters deemed closed to the public in accordance with Section 90 (1) (k) of the *Community Charter*.
Carried

ADJOURNMENT

The regular meeting reconvened at 9:20 am

The following was removed from in-camera:

City of Vernon Affordable Access Pass Participation – Memo from Chief Administrative Officer dated June 14, 2018

Moved by Tundra Baird, seconded by Herman Halvorson that the Enderby and District Services Commission declines to provide funds to the City of Vernon to continue offering the Affordable Access Pass program to residents of the City of Enderby and Rural Enderby;

And that this matter be removed from in camera.

Carried

Moved by Brad Case, seconded by Herman Halvorson that the meeting adjourn at 9:20 a.m.
Carried

CHAIR

CHIEF ADMINISTRATIVE OFFICER

THE CORPORATION OF THE CITY OF ENDERBY

MEMO

To: Enderby & District Services Commission
From: Tate Bengtson, CAO
Date: August 30, 2018
Subject: Riverside Park Backstop Extension

RECOMMENDATION

THAT the Enderby & District Services Commission directs staff to proceed with extending the backstop on Diamond #1 at Riverside Park, at a cost not to exceed \$8,000.

BACKGROUND

During the Master Parks Plan Minor Update in 2017, the Enderby & District Services Commission supported the provision of a covering structure in Riverside Park for the playground adjacent to the Lions Gazebo.

The intent of this covering was two-fold:

1. to provide shade to children using the playground equipment; and
2. to provide protection of those same children from foul balls, given the proximity of the playground to Diamond #1.

Various concepts have been explored in an effort to blend these two intentions together into the same structure in a cost-effective way; however, it has proven difficult to adequately address both objectives in a single structure without overbuilding what is essentially a shade cover, at a higher cost and in a way that is detrimental to playground functionality and park aesthetics.

Staff are recommending instead that the two objectives be addressed separately and phased in, which will ultimately prove more cost effective and enable the Commission to deal with risk management concerns in a more timely fashion.

The proposed solution would extend the backstop along the fence adjacent to the right foul line of Diamond #1. This would create a higher barrier capable of intercepting foul balls before they cross into the playground area. Once this is established, more cost-effective methods for providing shade can be explored.

A cost estimate for this project has been obtained, valued at \$7,125. This includes supply and installation of the backstop posts, horizontal supports, nylon netting, chain link fence, and

concrete work. Staff are requesting authorization to expend up to \$8,000 so that there is some contingency to deal with hidden conditions and unanticipated items.

Funding for this project has been reserved within the annual Parks Plan contribution in accordance with the 2017 Minor Parks Plan Update.

A variety of alternative solutions have been explored, including:

1. Relocating the existing playground equipment to a different part of the park
 - Estimated cost includes using a similar rubber surfacing to what is currently in place, as well as disposal, remediation of the old site, preparation of the new site, moving and reinstallation, base and borders: \$36,000
 - If a grant for 50% of the rubber surfacing costs is obtained, deduct \$12,500 from the above
 - If sand or wood chips is used rather than rubber surfacing, deduct \$24,000 from the above
 - The playground would likely be moved to a place that is more difficult for ball users who are parents to supervise, would likely be closer to a roadway without a separating fence, and further away from the washrooms. This will likely create a new set of consequences to be risk-managed at additional cost not included in the above estimate.

2. Decommissioning the playground
 - Estimated cost for demolition, disposal, and remediation of the site: \$2,000
 - A reduction in service levels to children and young families

3. Prohibiting use of the playground while Diamond #1 is in use
 - No cost
 - A reduction in service levels to children and young families, who often use the playground during ball games

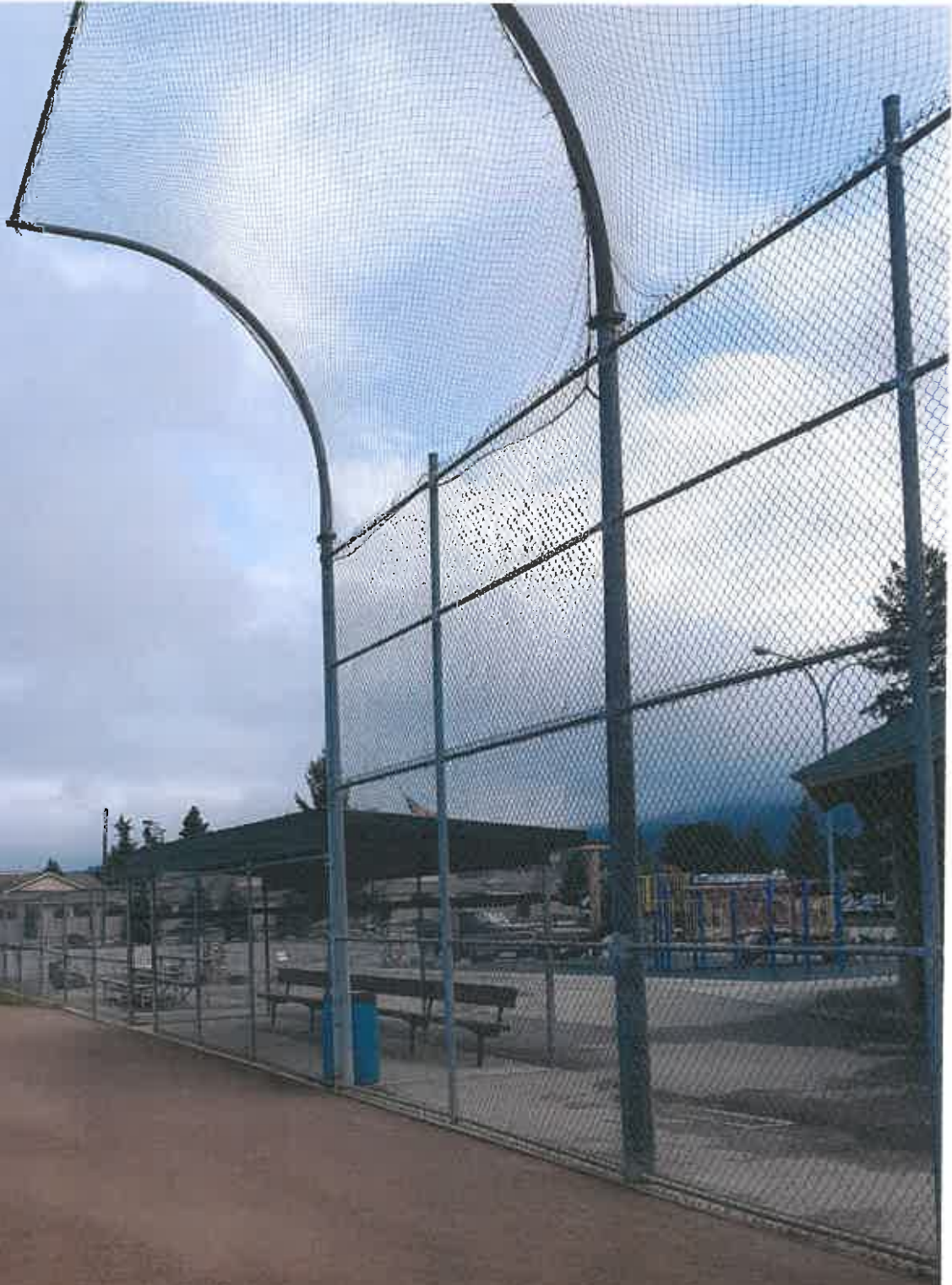
Recently, a number of ball users have submitted public request forms expressing their concern over the risks associated with the playground. Given the risks that they have identified, Staff are recommending that, if the proposed extension to the backstop is not supported by the Commission, and the Commission is also not in favour of relocating or decommissioning the playground, then, at minimum, signs are posted prohibiting use of the playground when Diamond #1 is in use. However, Staff respectfully caution the Commission that this would represent a reduction in service levels that would likely be met with public opposition.

Respectfully submitted,



Tate Bengtson
Chief Administrative Officer







THE CORPORATION OF THE CITY OF ENDERBY

MEMO

To: Enderby & District Services Commission
From: Tate Bengtson, CAO
Date: September 17, 2018
Subject: Riverside Park Diamond 5 Feasibility Study

RECOMMENDATION

THAT the Enderby & District Services Commission refers the "Feasibility Design & Cost Estimating Services for Riverside Park Ball Fields" report to the ball user group meeting scheduled for October 2018;

AND THAT, subject to the ball user groups supporting a particular concept for a fifth ball diamond, the Commission directs staff to proceed with refining the design and costs, and work with the ball diamond user groups to discuss potential fundraising targets;

AND FURTHER THAT, subject to the ball user groups supporting a particular concept, the Commission provides notice to the Regency on the River strata corporation of the proposed project and invites comment.

ALTERNATE RESOLUTION

THAT the Enderby & District Services Commission postpones referring the Riverside Park Diamond 5 Feasibility Study to the Ball User Groups and provides further direction to staff.

BACKGROUND

As part of the 2018 budget, the Enderby & District Services Condition supported retaining an expert to perform an analysis of the feasibility to install a fifth diamond. Lawson Engineering & Development were retained for perform the analysis.

A copy of the report is attached to this memorandum. The report investigates a variety of options, and also provides sketches and a Class "D" opinion of probable costs. A Class "D" opinion (e.g. an estimate) provides a high-level magnitude of costs that can be used for preliminary discussion of proposed capital projects; it is refined further as the project definition takes shape.

The report recommends that a ball diamond with dimensions suitable for play by ages 13 and under is the best fit. This size of diamond will alleviate current and anticipated pressure, but it may not have as much impact as a diamond built to a 15 and under standard. When asked

about the potential of constructing a fifth diamond to the 15 and under standard by shortening the right or left field lines, the report author indicated that this was feasible, but should properly be discussed by the user groups given the play consequences. In essence, this would create an asymmetrical field, but it would be playable by a wider age range. The report author stated the following:

An asymmetrical U15 facility could be made to fit. I was basing our concepts and analysis on diamond with the outfield fence at the same distance from home plate all around. Anything different than a symmetrical field is worth considering based on users [feedback].

If your user group is comfortable that a fence only 240' in either Left or Right field works for the players up to 15U, then we can work with that. We do have some opinion in the report that a shorter outfield could be considered. We didn't want to guess what that number was. Your baseball association is certainly the experts in what will work with the players' abilities.

The estimate for a 13 and under diamond is \$161,175 and the estimate for a 15 and under diamond is \$202,387.50. Staff anticipate that, as this project gets better defined, these costs are likely to increase, particularly as the backstop and concrete footing requirements get priced out. However, there are likely to be some offsetting reductions if an asymmetrical field is constructed.

The initial intent for the feasibility study was to determine whether a fifth diamond could even fit in Riverside Park, and provide an opportunity for dialogue between the Commission and ball user groups around fundraising.

At this point, staff are recommending that the Commission refers this study to the ball user groups, who are meeting in early October. The user groups can review the study and provide comment, as well as indicate whether they feel that any of the options would be supported as a fundraising objective. This fundraising would be used to leverage the Commission's contribution. It is anticipated that this project will need savings amassed over a number of years, but that will ultimately be determined by the proportion and success of fundraising relative to taxpayer dollars.

If the user groups are supportive of one of the options, it will be further refined with the report author in order to obtain a concept design and a Class "B" opinion of probable cost. Staff also recommend that, if the user groups do support a particular design, notification be provided to the Regency on the River strata corporation of the proposed changes, as there are several units adjacent to the location of the fifth diamond; this will provide the strata with an opportunity to comment prior to further expenditure on design or fundraising commitments being made, and enable concerns to be addressed at the design stage to the extent reasonably possible.

Respectfully submitted,



Tate Bengtson
Chief Administrative Officer

Friday, August 24, 2018

Mr. Tate Bengtson,
Chief Administrative Officer
City of Enderby
619 Cliff Avenue
PO Box 400
Enderby, BC V0E 1V0

RE: Feasibility Design & Cost Estimating Services for
Riverside Park Ball Fields

Dear Sir:

As requested by the City of Enderby, Lawson Engineering and Development Services Ltd. (LEDS) has undertaken the preliminary design for the potential construction of a new youth baseball field in the southeast corner of Riverside Park.

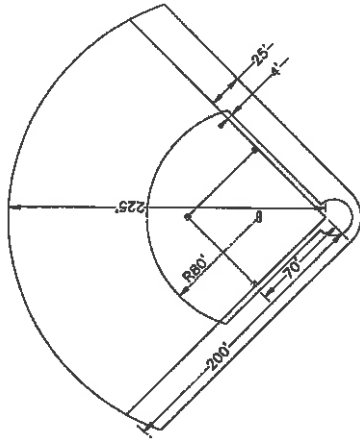
In this regard, LEDS has developed a number of alternatives, as discussed below, to locate a baseball field that would be multi-purpose to accommodate a number of age categories of play and in particular:

- Ages 11 and Under, in T-ball and Mosquito leagues;
- Ages 13 and Under, in T-ball, Mosquito and Pee wee leagues;
- Ages 15 and Under, in T-ball, Mosquito, Pee wee and Bantam leagues.

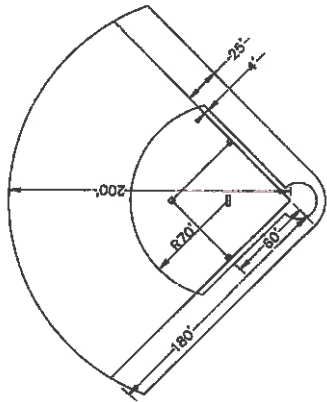
The dimensions for the respective fields are based on the recommended minimum dimensions in the Official Rules of Baseball – Canadian Content as established by Baseball Canada and adopted by BC Minor Baseball, as shown in **Figure No. 1**. The dimensions to fences along the base – paths and to the outfield are flexible to meet the needs of the players as well as any constraints on the area available.

All potential alternatives have been developed in consideration of the following:

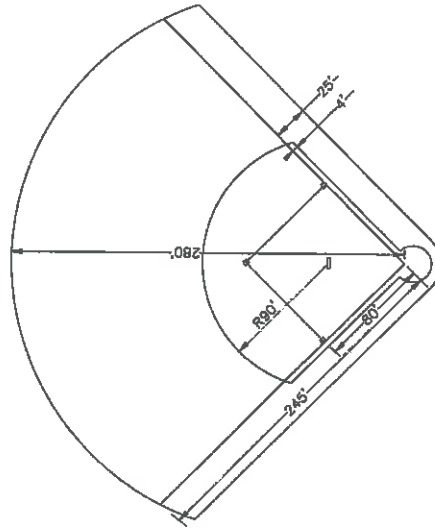
- Alignment of the field,
- Location adjacent to and impacts on the existing Youth fields to the west and north;
- Location adjacent to and impacts on existing residential properties on the south side of Riverside Park;
- Walking trail along the Shuswap River and other trails within the park.



13 AND UNDER
BASEBALL DIAMOND



11 AND UNDER
BASEBALL DIAMOND



15 AND UNDER
BASEBALL DIAMOND

SCALE: AS SHOWN

CONSTRUCTION SERVICES

RIVERSIDE PARK
BASEBALL DIAMOND

FIGURE # 1

PROPOSED MINOR
BASEBALL DIAMONDS

1. 11 and Under Alternatives

1.1 Alternative No. 1 - 1

The position of home plate for this alternative is located in the southwest corner of the field and the out – of – play fencing along the right side of the field is at a constant distance from the rear yard boundary of the adjacent properties to the south. Play is generally towards the river. See **Figure No. 2**, attached. The dug-out footprints have not been shown, for clarity.

The location provides a buffer of approximately 7.5 m, minimum, between the limit of play on the left side of the field and the existing outfield limits of the adjacent Youth ball field as well as approximately 15 m between the limits of play on the right side of the field and the existing properties on the south side. The area along the left side will allow access to the field around the existing field, provide an area for spectators to watch the game and mitigate the risk of ball hits out – of – play from interfering with any game on the adjacent field. The buffer on the south side will also provide an area for spectators as well as mitigating the risk of ball hits out – of – play from impacting the residences on the south side. Safety netting similar to the installation along Kildonan Avenue will be required as additional protection for the residential properties.

This location will not have an impact on the existing field to the north.

As noted above, there is an existing trail along the Shuswap River, through Riverside Park. The right field corner of the proposed field, in this location, will be within 15 m of the trail but both the trail and the proposed outfield fence diverge from this point and the separation increase towards the north.

1.2 Alternative No. 1 - 2

The position of home plate for this alternative is located in the southeast corner of the field and the out – of – play fencing along the left side of the field is at a constant distance from the rear yard boundary of the adjacent properties to the south, similar to Alternative 1 – 1. Play is generally away from the river. See **Figure No. 2**, attached. The dug-out footprints have not been shown, for clarity.

The location provides a buffer of approximately 15 m between the limits of play on the left side of the field and the existing properties on the south side. The area along the left side will provide an area for spectators to watch the game and mitigate the risk of ball hits out – of – play from impacting the residences on the south side. Safety netting similar to the installation along Kildonan Avenue will be required as additional protection for the residential properties. There is a proposed minimum distance of 10 m between the outfield fence for this alternative and the outfield fence of the existing Youth field to the west, to accommodate spectator access to the proposed field and mitigate the risk of baseballs hit from one field interfering with play on the other.

This location will not have an impact on the existing field to the north.

As noted above, there is an existing trail along the Shuswap River, through Riverside Park. The home plate area of the proposed field, in this location, will be approximately 20 m from the trail and, as noted above, play is generally away from the river. There is the risk of balls being hit out



ALTERNATIVE 1-1



ALTERNATIVE 1-2



ALTERNATIVE 1-3

NOV 14 2014 11:00 AM

LAWSON
LANDSCAPE ARCHITECTS
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DENVER, CO 80202
TEL: 303.733.1100
WWW.LAWSONLA.COM

REVERSON
RIVERSIDE PARK
BASEBALL DIAMOND

FIGURE #2

PROPOSED ADDITIONAL
11 AND UNDER
BASEBALL FIELD

– of – play behind home plate, towards the trail. This risk can be mitigated with fencing of a suitable height behind home plate.

1.3 Alternative No. 1 - 3

The position of home plate for this alternative is located in the northeast corner of the field. Play is away from the river, but towards the existing properties to the south. See **Figure No. 2**, attached. The dug-out footprints have not been shown, for clarity.

The location provides a significant buffer around the outfield to the existing Youth field, to the west, the properties to the south and the existing Youth field, to the north.

This location will not have an impact on the existing field to the north.

As noted above, there is an existing trail along the Shuswap River, through Riverside Park. The left field corner of the proposed field, in this location, will be within 15 m of the trail, however, as noted above, Play is generally away from the river. There is the risk of balls being hit out – of – play along the left side of the field, towards the trail. Additional netting or screening may not be required.

2. 13 and Under Alternatives

2.1 Alternative No. 2 - 1

The position of home plate for this alternative is located in the southwest corner of the field and the out – of – play fencing along the right side of the field is at a constant distance from the rear yard boundary of the adjacent properties to the south. Play is generally towards the river. See **Figure No. 3**, attached. The dug-out footprints have not been shown, for clarity.

The location provides a buffer of approximately 15 m, minimum, between the limit of play on the left side of the field and the existing outfield limits of the adjacent Youth ball field, to the west, as well as approximately 15 m between the limits of play on the right side of the field and the existing properties on the south side. The area along the left side will allow access to the field around the existing field, provide an area for spectators to watch the game and mitigate the risk of ball hits out – of – play from interfering with any game on the adjacent field. The buffer on the south side will also provide an area for spectators as well as mitigating the risk of ball hits out – of – play from impacting the residences on the south side. Safety netting similar to the installation along Kildonan Avenue will be required as additional protection for the residential properties.

This location will not have an impact on the existing field to the north.

As noted above, there is an existing trail along the Shuswap River, through Riverside Park. This right field corner of the proposed field, in this location, will be within 10 m of the trail but both the trail and the proposed outfield fence diverge from this point and the separation increase towards the north.

2.2 Alternative No. 2 - 2

The position of home plate for this alternative is located in the southeast corner of the field and



ALTERNATIVE 2-1



ALTERNATIVE 2-2



ALTERNATIVE 2-3

PROJECT: RIVERSIDE PARK
13 AND UNDER BASEBALL FIELD

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RIVERSIDE PARK
BASEBALL DIAMOND

FIGURE # 3

PROPOSED ADDITIONAL
13 AND UNDER
BASEBALL FIELD

the out – of – play fencing along the left side of the field is at a constant distance from the rear yard boundary of the adjacent properties to the south, similar to Alternative 2 – 2. Play is generally away from the river. See **Figure No. 3**, attached. The dug-out footprints have not been shown, for clarity.

The location provides a buffer of approximately 15 m between the limits of play on the left side of the field and the existing properties on the south side. The area along the left side will provide an area for spectators to watch the game and mitigate the risk of ball hits out – of – play from impacting the residences on the south side. Safety netting similar to the installation along Kildonan Avenue will be required as additional protection for the residential properties. There is a proposed minimum distance of 10 m between the outfield fence for this alternative and the outfield fence of the existing Youth field to accommodate spectator access to the proposed field and mitigate the risk of baseballs hit from one field interfering with play on the other.

This location will not have an impact on the existing field to the north.

As noted above, there is an existing trail along the Shuswap River, through Riverside Park. The home plate area of the proposed field, in this location, will be approximately 20 m from the trail and, as noted above, play is generally away from the river. There is the risk of balls being hit out – of – play behind home plate, towards the trail. This risk can be mitigated with fencing of a suitable height behind home plate.

2.3 Alternative No. 2 - 3

The position of home plate for this alternative is located in the northeast corner of the field. Play is away from the river, but towards the existing properties to the south. See **Figure No. 3**, attached. The dug-out footprints have not been shown, for clarity.

The location provides a significant buffer around the outfield to the existing Youth field, to the west, the properties to the south and the existing Youth field, to the north.

As noted above, there is an existing trail along the Shuswap River, through Riverside Park. The left field corner of the proposed field, in this location, will be within 5 m of the trail, however, as noted above, play is generally away from the river. There is the risk of balls being hit out – of – play along the left side of the field, towards the trail. Additional netting or screening may not be required.

3. 15 and Under Alternatives

3.1 Alternative No. 3 - 1

The position of home plate for this alternative is located in the southwest corner of the field and the out – of – play fencing along the right side of the field is at a constant distance from the rear yard boundary of the adjacent properties to the south. Play is generally towards the river. See **Figure No. 4**, attached. The dug-out footprints have not been shown, for clarity.

The location provides a buffer of less than 5 m between the limit of play on the left side of the field and the existing outfield limits of the adjacent Youth ball field, to the west, as well as between the limits of play on the right side of the field and the existing properties on the south



ALTERNATIVE 3-1



ALTERNATIVE 3-2



ALTERNATIVE 3-3

PROJECT: RIVERSIDE PARK
DATE: 10/15/2014
SCALE: 1" = 100'

LAWSON
LANDSCAPE ARCHITECTURE
INCORPORATED
1000 S. WASHINGTON ST., #100
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**RIVERSIDE PARK
BASEBALL DIAMOND**

FIGURE #4

PROPOSED ADDITIONAL
15 AND UNDER
BASEBALL FIELD

side. The area along the left side will allow access to the field around the existing field but not provide an extensive area for spectators to watch the game nor mitigate the risk of ball hits out – of – play from interfering with any game on the adjacent field. The buffer on the south side will provide a limited area for spectators. There will be a high risk of ball hits out – of – play from the residences on the south side. Safety netting similar to the installation along Kildonan Avenue will be required as additional protection for the residential properties.

This location will also have an impact on the existing field to the north with less than 2 m between the existing and proposed outfield fences at the worst point.

As noted above, there is an existing trail along the Shuswap River, through Riverside Park. This right field corner of the proposed field, in this location, will be within 2 m of the trail but both the trail and the proposed outfield fence diverge from this point and the separation increase towards the north.

3.2 Alternative No. 3 - 2

The position of home plate for this alternative is located in the southeast corner of the field and the out – of – play fencing along the left side of the field is at a constant distance from the rear yard boundary of the adjacent properties to the south. Play is generally away from the river. See **Figure No. 4**, attached. The dug-out footprints have not been shown, for clarity.

The location provides a buffer of approximately 5 m between the limits of play on the left side of the field and the existing properties on the south side. The area along the left side will provide a limited area for spectators to watch the game. There will be a high risk of ball hits out – of – play impacting the residences on the south side. Safety netting similar to the installation along Kildonan Avenue will be required as additional protection for the residential properties. There is a proposed minimum distance of approximately 2 m between the outfield fence for this alternative and the outfield fence of the existing Youth field to the west, to accommodate spectator access to the proposed field. There is the risk of baseballs hit from one field interfering with play on the other.

This location will also have an impact on the existing field to the north with less than 2 m between the existing and proposed outfield fences at the worst point.

As noted above, there is an existing trail along the Shuswap River, through Riverside Park. The home plate area of the proposed field, in this location, will be less than 5 m from the trail but, as noted above, play is generally away from the river. There is the risk of balls being hit out – of – play behind home plate, towards the trail. This risk can be mitigated with fencing of a suitable height behind home plate.

3.3 Alternative No. 3 -3

The position of home plate for this alternative is located in the northeast corner of the field. Play is away from the river, but towards the existing properties to the south. See **Figure No. 4**, attached. The dug-out footprints have not been shown, for clarity.

The location provides a buffer of approximately 5 m between the limits of play on the left side of the field and the existing properties on the south side. The area along the left side will provide a

limited area for spectators to watch the game. There will be a high risk of ball hits out – of – play impacting the residences on the south side. Safety netting similar to the installation along Kildonan Avenue will be required as additional protection for the residential properties. There is a proposed minimum distance of approximately 2 m between the outfield fence for this alternative and the outfield fence of the existing Youth field to the west, to accommodate spectator access to the proposed field. There is the risk of baseballs hit from one field interfering with play on the other.

This location will also have an impact on the existing field to the north with less than 2 m between the existing outfield fence and proposed infield fences at the worst point, without consideration of a dugout location.

As noted above, there is an existing trail along the Shuswap River, through Riverside Park. The left field corner of the proposed field, in this location, will be within 2 m of the trail, however, as noted above, play is generally away from the river. There is the risk of balls being hit out – of – play along the left side of the field, towards the trail. Additional netting or screening may not be required.

4. Cost Estimates

We have prepared Class 'D' Opinions of Probable Costs for the various alternatives based on the following assumptions:

- Stripping of topsoil for the proposed footprint, regrading and placement of topsoil and seed for the areas outside of the infield.
- Use of Sport Shale for the infield surface.
- Fencing similar to the existing fields.
- Players' benches and dugouts similar to the existing Youth ball field.
- No allowance for bleachers or other spectator seating.
- No allowance for the installation of hose connection or tap for water.

The following Table No. 1 summarizes the probable costs, excluding applicable taxes, for the proposed new field.

As discussed above, there are a number of the alternative sitings that may warrant the installation of netting to provide protection to adjacent properties from errant fly balls. We estimate the installation costs of such netting to be \$20,000, based on a 12 m to 15 m height of the netting on timber poles, similar to the installation Kildonan Avenue. The approximate length of the netting is assumed to be 60 m.

The respective total costs, excluding applicable taxes, for the 9 potential field alternatives are summarized in Table No. 2.

Table No. 1
Estimated Field Costs

Item	11 and Under	13 and Under	15 and Under
Site Preparation	\$ 29,750	\$ 35,500	\$ 54,000
Proposed Field	\$ 80,975	\$ 92,350	\$ 106,600
Contingency	\$ 22,275	\$ 25,650	\$ 32,150
Totals	\$ 133,000	\$ 153,500	\$ 192,750

Table No. 2
Estimated Alternative Costs

Item	11 and Under Ail. 1 - 1 Ail. 1 - 2	13 and Under Ail. 2 - 1 Ail. 2 - 2	15 and Under Ail. 3 - 1 Ail. 3 - 2
Field Costs	\$ 133,000	\$ 153,500	\$ 192,750
Other (Netting)	\$ 20,000	\$ 20,000	\$ 20,000
Totals	\$ 153,000	\$ 173,500	\$ 202,750

5. Conclusions and Recommendations

LEDS has identified 9 potential alternatives for the construction of a Youth baseball field in the southwest corner of Riverside Park. These alternatives have been for the siting of multi-use fields to accommodate play for players in the age categories of *11 and Under*, *13 and Under* and *15 and Under*.

Alternatives 1 – 1, 1 – 2, 2 – 1, 2 – 2, 3 - 1 and 3 - 2 all have the potential risk of impacting the residential properties to the south of Riverside Park, although there are ways and means to mitigate the risks. The older the player on the field, the greater the extent of mitigation that will be required.

Alternatives 1 – 2, 1 – 3, 2 – 2, 2 – 3, 3 – 1, 3 – 2 and 3 – 3 all have the risk of fly balls being hit over the fences and lost in the river and, as above, the risk increases with the players on the north diamond.

The orientation of Alternatives 1 – 3, 2 – 3 and 3 - 3 will limit the time of day that play can occur. The height of the sun in the late afternoon or early evening will players facing west-southwest, being, primarily, the catcher, batter and umpire.

Alternatives 1 – 3, 2 – 3 and 3 - 3 have the lower total costs due to the direction of play and therefore no need to install protective netting for the adjacent residential properties.

All Alternatives except Alternative 1 – 1 have the risk of fly balls being hit over the fences and lost in the river and affecting users of the pathway along the river. Similar to the above, the risk increases with the players on the north diamond.

For all Alternatives, a symmetrical field has been considered. An asymmetrical field, where either the left Field or Right Field fence is closer to home plate would be acceptable and mitigate impacts. For Alternatives 1 – 1, 2 – 1 and 3 - 1, Left Field would be reduced and for Alternatives 1 – 2, 2 – 2 and 3 - 2, it would be Right Field.

In consideration of the above, we would recommend that the City of Enderby consider the installation of a baseball field for use by local leagues in age categories up to and including *13 and Under*, as per Alternative 2 – 3, with an approximate construction cost of \$153,500.

If you have any questions or concerns, please let me know.

Best Regards,
Lawson Engineering and Development Services Ltd.

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**CITY OF ENDERBY
RIVERSIDE PARK
PROPOSED 11 AND UNDER BASEBALL FIELD
CLASS 'D' OPINION OF PROBABLE COST
(*Denotes Nominal Quantity)**

ITEM NO.	DESCRIPTION OF WORK	UNIT	QUANTITY	UNIT PRICE	AMOUNT
1.0	SITE PREPARATION				
1.1	Excavation grading	m ³	1100 *	15.00	<u>16,500.00</u>
1.2	Topsoil and seed	m ²	2650 *	5.00	<u>13,250.00</u>
2.0	FACILITY				
2.1	Supply & Place geotextile filter fabric	m ²	950 *	5.00	<u>4,750.00</u>
2.2	Supply & Place Sport Shale for Infield	m ³	285 *	125.00	<u>35,625.00</u>
2.3	Supply & Instal Chainlink Fence (1.2 m high)	m	225 *	30.00	<u>6,750.00</u>
2.4	Supply & Instal Chainlink Fence (2.4 m high)	m	20.00 *	60.00	<u>1,200.00</u>
2.5	Supply & Install Backstop Fencing	m	36.00 *	150.00	<u>5,400.00</u>
2.6	Players' Benches	ea	2.00 *	3,625.00	<u>7,250.00</u>
2.7	Irrigation	LS	LS	20,000.00	<u>20,000.00</u>
				Sub - Total	<u>110,725.00</u>
				Engineering & Contingencies (20%±)	22,275.00
				Total (Rounded)	<u>133,000.00</u>
				GST (5%)	6,650.00
				Total	<u>139,650.00</u>

August 24, 2018



**CITY OF ENDERBY
RIVERSIDE PARK
PROPOSED 13 AND UNDER BASEBALL FIELD
CLASS 'D' OPINION OF PROBABLE COST
(*Denotes Nominal Quantity)**

ITEM NO.	DESCRIPTION OF WORK	UNIT	QUANTITY	UNIT PRICE	AMOUNT
1.0	SITE PREPARATION				
1.1	Excavation grading	m ³	1300 *	15.00	<u>19,500.00</u>
1.2	Topsoil and seed	m ²	3200 *	5.00	<u>16,000.00</u>
2.0	PROPOSED FIELD				
2.1	Supply & Place geotextile filter fabric	m ²	1200 *	5.00	<u>6,000.00</u>
2.2	Supply & Place Sport Shale for Infield	m ³	360 *	125.00	<u>45,000.00</u>
2.3	Supply & Instal Chainlink Fence (1.2 m high)	m	250 *	30.00	<u>7,500.00</u>
2.4	Supply & Instal Chainlink Fence (2.4 m high)	m	20 *	60.00	<u>1,200.00</u>
2.5	Supply & Install Backstop Fencing	m	36 *	150.00	<u>5,400.00</u>
2.6	Players' Benches	ea	2 *	3,625.00	<u>7,250.00</u>
2.7	Irrigation	LS	LS	22,500.00	<u>20,000.00</u>
				Sub - Total	<u>127,850.00</u>
				Engineering & Contingencies (20%±)	25,650.00
				Total (Rounded)	<u>153,500.00</u>
				GST (5%)	7,675.00
				Total (Rounded)	<u>161,175.00</u>



CITY OF ENDERBY
RIVERSIDE PARK
PROPOSED 15 AND UNDER BASEBALL FIELD
CLASS 'D' OPINION OF PROBABLE COST
*(*Denotes Nominal Quantity)*

ITEM NO.	DESCRIPTION OF WORK	UNIT	QUANTITY	UNIT PRICE	AMOUNT
1.0 SITE PREPARATION					
1.1	Excavation grading	m ³	1950 *	15.00	<u>29,250.00</u>
1.2	Topsoil and seed	m ²	4950 *	5.00	<u>24,750.00</u>
2.0 PROPOSED FIELD					
2.1	Supply & Place geotextile filter fabric	m ²	1500 *	5.00	<u>7,500.00</u>
2.2	Supply & Place Sport Shale for Infield	m ³	450 *	125.00	<u>56,250.00</u>
2.3	Supply & Instal Chainlink Fence (1.2 m high)	m	300 *	30.00	<u>9,000.00</u>
2.4	Supply & Instal Chainlink Fence (2.4 m high)	m	20 *	60.00	<u>1,200.00</u>
2.5	Supply & Install Backstop Fencing	m	36 *	150.00	<u>5,400.00</u>
2.6	Players' Benches	ea	2 *	3,625.00	<u>7,250.00</u>
2.7	Irrigation	LS	LS	25,000.00	<u>20,000.00</u>
Sub - Total					<u>160,600.00</u>
Engineering & Contingencies (20%±)					32,150.00
Total (Rounded)					<u>192,750.00</u>
GST (5%)					9,637.50
Total (Rounded)					<u>202,387.50</u>