



Cambridge Park Parking Lot

Electoral Division: 6

File: 1012-450

Date:	March 4, 2025
Presenter:	Jeannette Lee, Manager
Department:	Capital & Engineering Services

REPORT SUMMARY

At the Special Council Meeting on November 28, 2024, Council requested a report for consideration with additional information on a parking lot within the community of Cambridge Park to accommodate visitors from within the community and adjoining areas. This evaluation is intended to address the parking needs of both local residents and those from adjoining areas, given the restriction on on-street parking.

MOVED by Councillor Samra that Administration be directed to prepare a report to be presented to Council, no later than the end of Q1 2025, with additional information on a parking lot in Cambridge Estates to address a safety issue of vehicles parking on both sides of the road parallel to the park.

The provision of a parking lot comprising 20 stalls can be accommodated within Lot 112MR, with budgetary estimates for developing a graveled parking lot adjacent to Park Drive at approximately \$240,000. Alternately a paved parking lot is estimated to be \$300,000. Subject to Council's approval, the Public Reserve is available and holds sufficient funds to finance the project.

While the Recreation and Parks Master Plan approved in 2021 has outlined priorities for recreation facilities and active transportation network improvements, this parking initiative is not designated as a priority within the plan. Recognizing that construction of the proposed parking lot will establish a public recreation amenity, offering a secure parking space that enhances services to County residents.

ADMINISTRATION'S RECOMMENDATION

THAT Council refers this Cambridge Park Parking Lot initiative, along with its associated budget allocation, to the 2025 Spring Budget Finalization for deliberation concurrently with other initiatives.

BACKGROUND

The subject land Lot 112MR is designated as a Municipal Reserve (MR) located in the community of Cambridge Park. With the increase in pedestrian and resident use of the park and field, concerns have been raised over illegal parking along Park Drive by park users. Creating a parking lot will ease on-street parking along Park Drive and provide a safe and convenient place to access the park and field.

The subject land was dedicated as a Municipal Reserve (MR) at the time of the original subdivision; the land is considered a public recreation area and includes multiple constructed pathways used by area residents for amenity purposes. As regulated under Section 671(2) of the *Municipal Government Act* (MGA), the County may use MR lands for multiple purposes, including a public recreation area. The construction of the parking lot is ancillary to and further supports the public recreation area by providing a safe area for visitors to park while enjoying the amenities of the subject land. As such, the proposal is consistent with the requirements of the MGA for MR limitations and the current land use.

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ANALYSIS

The proposed parking lot will require two new approaches built to tie in with Park Drive. In an effort to minimize the impact on the landowners to the west of the park and maximize the separation distance from the existing dwellings, the parking stalls will be located on the interior of the lot with a one-way circulation driving aisle around the perimeter of the lot. Considering 2.6 meters wide parking stalls and an adequate driving lane, the proposed parking lot is approximately 845 square meters.

Budgetary cost estimates include site survey, grading, sub-grade preparation and gravel placement, perimeter fencing, required signage and central stall delineation. The total costs are estimated at approximately \$240,000. The total cost of developing a paved parking lot is estimated at approximately \$300,000.

COMMUNICATIONS / ENGAGEMENT

No communication or engagement is required.

IMPLICATIONS

Financial

Advancing the project outlined in this report for fiscal year 2025 would require a draw from the tax stabilization reserve.

Safety

Implementing this improvement will enhance user safety for pedestrians and vehicles.

STRATEGIC ALIGNMENT

Key Performance Indicators		Strategic Alignment
Effective Service Delivery	SD2: Services are resourced and delivered to specific groups as intended, and citizens are satisfied with the outcomes	SD2.1: Citizens satisfied with the range of County services available/delivered
		The incorporation of a parking lot in Cambridge Park will create a public recreation amenity that provides a safe area for visitors to park. This will enhance the services provided to County's residents.

ALTERNATE DIRECTION

THAT Council receive the report for information.

ATTACHMENTS

Attachment A: Site Plan

APPROVALS

Manager:	Jeannette Lee, Manager Capital & Engineering
Executive Director/Director:	Byron Riemann, Chief Operating Officer
Chief Administrative Officer:	Reegan McCullough, Chief Administrative Officer