

Subject: Fort McKay Community Centre**APPROVALS:****Annette Antoniak**_____
Director_____
Chief Administrative Officer**Recommended Motion:**

There is no administrative recommended motion. Council may consider the options outlined within the alternatives section of the report.

Summary:

The Fort McKay Métis Community Association (FMMCA) initiated design of a facility to be used by Fort McKay community members and residents of the Wood Buffalo Region. The design, completed by the FMMCA, is 90% complete. The current design of the proposed Community Centre would accommodate 500 people, include a commercial kitchen, concession, stage, retractable bleachers and walls, 145 parking stalls, and associated site improvements. The FMMCA requested financial support to complete design work on the facility.

Background:

In 2017, the FMMCA hired a construction company for the design and construction of the Fort McKay Community Centre. This facility is expected to be used by Fort McKay community members (Métis and First Nation) as well as interested individuals and groups from Fort McMurray and the Regional Municipality of Wood Buffalo (RMWB).

As a part of the 2019 Capital Budget process, the Fort McKay Métis Community Association produced a report and requested financial support from the RMWB to complete work on the facility. In December 2018, Council approved a construction budget of \$6.2M. To meet funding requirements, the project needs to be managed by the RMWB. Project management has shifted to the Municipal Engineering Team.

Administration engaged the community of Fort McKay on March 6 and 13 to gather feedback on the Community Centre. A total of 24 residents participated in these engagements from both the Métis Association and First Nation. A second engagement opportunity to discuss the Community Centre was provided to residents on September 11 as a part of the Fort McKay Open House hosted by Administration. Feedback from

engagements undertaken to date with the Métis Association and First Nation has varied greatly. As the feedback is varied, it appears that the proposed development is not in alignment with community interests.

Administration has requested the FMMCA provide a Master Plan document to better understand the connection between the community, its infrastructure, and the surrounding environment so that it may incorporate this into the Municipality's future planning. Once available, a review of the Master Plan for the lands under FMMCA ownership in the hamlet will allow Administration the opportunity to better identify development and infrastructure requirements. Understanding this would allow appropriate design, better fiscal management, and build-out of the community.

Other challenges arising include:

- Communicating the schedule constraints with the community.
- Impact of land acquisition on project schedule.
- Approved budget is for construction and therefore will need to be revisited.
- Project scope needs to be confirmed with the community of Fort McKay.

FMMCA have committed to present to Administration the Master Plan for the all lands under their ownership in the hamlet, including the subject lands. To date, Administration has not been privy to that plan.

Alternatives:

Option 1: Complete the design, acquire land and work toward completing construction in 2021.

Option 2: Calculate long term operation and maintenance costs, confirm user groups, then right-size the scope of the project.

Option 3: Do not proceed with the project.

Budget/Financial Implications:

Council approved \$6.2M for this project. The overall estimated budget for design, construction, and land acquisition is over \$9M.

Rationale for Recommendation:

The opportunity to review and consider the findings of the Master Plan for the lands under FMMCA ownership prior to further action will contribute to the available information resources relevant to the project.

Strategic Priorities:

Regional Economic Development
Rural and Indigenous Communities and Partnerships