Planning Commission

City Building

City of Sandusky, Ohio 44870

SEPTEMBER 20, 2017
1ST FLOOR CONFERENCE ROOM
6:00 P.M.

SPECIAL MEETING

1. Preliminary Engineering and Conceptual plan for the Jackson Street Pier.

CITY OF SANDUSKY, OHIO
DEPARTMENT OF DEVELOPMENT
DIVISION OF PLANNING

PLANNING COMMISSION REPORT

APPLICATION FOR RECOMMNEDATION TO CITY COMMISSION FOR THE PRELIMINARY ENGINEERING AND CONCEPTUAL PLAN FOR THE JACKSON STREET PIER

Reference Number: PC-14-2017

Date of Report: September 13th, 2017

Report Author: Angela Byington, Planning Director

City of Sandusky, Ohio
Planning Commission Report

BACKGROUND INFORMATION

Alex Pesta, with City Architecture, on behalf of the City of Sandusky has submitted a preliminary engineering and conceptual plan for the Jackson Street Pier. During the Bicentennial Vision process, one of the topics proposed for improvements to the Jackson Street Pier were discussed. As such, the City contracted with Osborn Engineering, who subcontracted with City Architecture to complete preliminary engineering and a conceptual plan, which included a public outreach component.

The process for the project included preliminary data gathering, by way of conducting a detailed survey, geotechnical sampling and visual inspections of test holes, underwater inspections of the sheeting around the perimeter of the pier as well as public outreach and presentations throughout the process. The public outreach component included a community open house, stakeholder conversations, and individual conversations. With input provided through public outreach, the consultants created a draft plan and made revisions based on ongoing public feedback.

Examples of activities that the public stated that they would like to see include, but are not limited to, parking vistas and turnarounds, fishing, ferry service, public restrooms, boardwalk, shade structures, great lawn, and pavilions.

The proposed conceptual plan includes: over ninety total spaces (over 50 of them being located at the northern end of the pier), a widened and continuous boardwalk, benches, bench swings and shading for seating, a great lawn which will be passive in nature but have the ability for programming as needed, an elevated platform for programming, a bus and passenger drop-off area for Goodtime ferry service, relocation of the Goodtime ticket house to a southern location on the pier, which will include an improved waiting area for passengers, relocation of the Pelee Islander dock to the south as well as all of the Homeland Security facilities, new and improved restrooms on the pier, traffic calming elements by way of raised pavement for the paved plaza, a market area and a multi-purpose all-season pavilion.

Planning Commission is charged with making a recommendation to City Commission regarding the proposal. If City Commission adopts the conceptual plan, Osborn Engineering will provide the City with a proposed fee and a refined scope for detailed engineering, construction documents and construction administration. Prior to moving forward with a contract, staff would request City Commission approval.

CONCLUSION/RECOMMENDATION

In conclusion, Planning Staff recommends Planning Commission give a favorable recommendation to City Commission for the preliminary engineering and conceptual plan for the Jackson Street Pier.

CITY OF SANDUSKY - JACKSON STREET PIER & SHORELINE DRIVE

JACKSON STREET PIER EXISTING CONDITIONS AERIAL PHOTOGRAPH

CITY OF SANDUSKY - JACKSON STREET PIER & SHORELINE DRIVE

SHORELINE DRIVE EXISTING CONDITIONS AERIAL PHOTOGRAPH

CITY OF SANDUSKY - JACKSON STREET PIER & SHORELINE DRIVE

DOWNTOWN CONTEXT EXISTING CONDITIONS AERIAL PHOTOGRAPH

CITY OF SANDUSKY - JACKSON STREET PIER & SHORELINE DRIVE

JACKSON STREET PIER - EXISTING CONDITIONS

CITY OF SANDUSKY - JACKSON STREET PIER & SHORELINE DRIVE

JACKSON STREET PIER - EXISTING CONDITIONS

CITY OF SANDUSKY - JACKSON STREET PIER & SHORELINE DRIVE

JACKSON STREET PIER - EXISTING CONDITIONS

CITY OF SANDUSKY - JACKSON STREET PIER

OSBORN ENGINEERING City Architecture

CITY OF SANDUSKY - JACKSON STREET PIER & SHORELINE DRIVE

JACKSON STREET PIER - AERIAL VIEW FROM WATER'S EDGE

CITY OF SANDUSKY - JACKSON STREET PIER & SHORELINE DRIVE

JACKSON STREET PIER - AERIAL VIEW OF PIER PLAZA

CITY OF SANDUSKY - JACKSON STREET PIER & SHORELINE DRIVE

JACKSON STREET PIER - VIEW ALONG SHORELINE DRIVE & SANDUSKY BAYFRONT CONNECTOR

CITY OF SANDUSKY - JACKSON STREET PIER & SHORELINE DRIVE

JACKSON STREET PIER - PANORAMIC VIEW ATOP THE SUN STAIRS

CITY OF SANDUSKY - JACKSON STREET PIER & SHORELINE DRIVE

JACKSON STREET PIER - VIEW ALONG EASTERN BOARDWALK & PICNIC AREA

CITY OF SANDUSKY - JACKSON STREET PIER & SHORELINE DRIVE

JACKSON STREET PIER - VIEW OF CONTINUOUS MULTI-PURPOSE BOARDWALK ALONG WESTERN PIER

CITY OF SANDUSKY - JACKSON STREET PIER & SHORELINE DRIVE

JACKSON STREET PIER - AERIAL VIEW LOOKING TOWARDS SANDUSKY BAY

CITY OF SANDUSKY - JACKSON STREET PIER & SHORELINE DRIVE

JACKSON STREET PIER - PEDESTRIAN EXPERIENCES

CITY OF SANDUSKY - JACKSON STREET PIER & SHORELINE DRIVE

JACKSON STREET PIER - WATERFRONT VISTA PARKING