

# Prelude Lake Territorial Park

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## Draft Management Plan

**GNWT, Department of Industry, Tourism and Investment**

**December 2012**

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# 1.0 INTRODUCTION

## Purpose of the Plan

This plain-language document attempts to address concerns heard by the Department of Industry, Tourism and Investment (ITI) from various Prelude Lake Territorial Park (the Park) users. It also highlights the need for additional planning to help deal with issues stemming from increased use, coupled with deferred investment in park infrastructure.

The recent increase in use makes it clear that an updated plan is required in order for the Park to continue to provide a high quality outdoor experience for NWT residents and tourists during the May through September operating season. This document highlights areas where planning is most needed, and lays out ITI's short-, medium- and long-term capital projects, both approved and proposed.

Over the past few years, a significant rise in the number of park users has increased the demand for park services and amenities. In an effort to address these increasing demands, the 2006 NWT Territorial Parks System Plan included the goal of improving infrastructure and the park experience, while the vision, in part, states "Parks planning and development will meet emerging user needs."

The Park also faces pressure from a variety of sources not directly related to park use. Local residents use the Park's marina facilities and easy access to the lake for boating day trips, as well as extended excursions. During peak summer and winter months, the Park serves as the primary access point for seasonal cabin owners who maintain a variety of properties around the lake and in the surrounding area. There are also homeowners within and around the Park, as well as commercial operators.

Developing a plan addressing the demands of multiple user groups is important to the Park's future success. In addition to posting this Management Plan on the ITI website and inviting comments from user groups, ITI will meet with the Park's residents and campers in mid-January. Ongoing communications between all parties is part of the long-term solution to ensure that the Park is developed to serve the needs of all Park users.

## Management Plan Timeframe

**Spring - Fall 2012** – Initial planning and background data collection

**Winter 2013** – Draft plan completed and posted on ITI's website for public review and comment, meetings with park residents and campers

**Spring 2013** – Management plan finalized with action items and associated time frames

## 2.0 BACKGROUND SUMMARY

### Location and Description

Prelude Lake Territorial Park is located along the Ingraham Trail, approximately 30 kilometres from Yellowknife and is ninety-seven hectares in size. The Park consists of a series of parcels of land, as well as 32 privately owned residences. Along with the private residences, the Park also includes a waterfront lease held by ITI for the Park's marina and docking facilities, a 3.55 hectare lease of an aurora borealis viewing site to Aurora Village Ltd., as well as a 2.64 hectare lease to the Girl Guides.

A short drive from Yellowknife, the Park is intensely used by Yellowknife residents and tourists for camping, boating and picnicking. As mentioned, the Park has a diverse range of user groups which require careful attention and management to help diffuse and avoid conflicts.

### Park Goals

According to the 2001 Master Plan prepared by Avens Associates Ltd., there are two goals for Prelude Lake Territorial Park:

1. **Park Experience** – Provide an enjoyable, safe and natural setting with clearly defined activities for touring vacationers, local campers and day users.
2. **Environmental Stewardship** – Preserve and protect the environment and natural experience at Prelude Lake Park through sound and sustainable environmental management.

### Features and Attractions

The Park has three camping loops, a day-use area and beach, two hiking trails, as well as a 50-slip marina and boat launch. These amenities, combined with the Park's proximity to Yellowknife, where campers can work in the city and spend evenings at the lake with their families, have increased the Park's popularity in recent years. On summer weekends, campsites are nearly full. As the Park is also the gateway to popular Prelude Lake, it's not uncommon for boaters to line up for an hour or longer to launch their vessels. While ITI has made every effort to improve the availability of camp sites, marina slips and spots on the beach, it is becoming clear that a concerted effort is required to meet the rapidly growing demand being placed on the Parks facilities.

## **Natural History**

The Park was created in the 1960s. There is no species list for the Park, according to the 2001 Master Plan, but the plants and trees are typical of the boreal forest, with tree species of jack pine, white and black spruce, white birch and tamarack. Willows, wild rose, foxtail, bearberry, lichens, grasses, saxifrage, cranberry and mosses can also be found in the Park. Typical mammals, birds and fish include red squirrels, snowshoe hares, black bears, ravens, warblers, sparrows, gulls, mallards, grebes, loons, northern pike, whitefish and lake trout.

## **Classification**

Prelude Park is classified within the *Territorial Parks Act* as a Recreation Park. A Recreation Park, established in accordance with the applicable regulations, is intended to encourage an appreciation for the natural environment or to provide for recreational activities.

## **Accessibility**

The Park has direct vehicle access from Yellowknife on a year-round basis via the Ingraham Trail, a hard surfaced highway. There is a two-kilometre gravel access road running from the Ingraham Trail into the Park.

Both roads are maintained year-round by the GNWT's Department of Transportation (DOT). The primary road into the Park is owned and operated by DOT, though the road from the Park's gate house down to the marina has been ITI's responsibility since 2009. Under a Memorandum of Understanding with DOT, ITI pays to ensure the road is cleared in the winter. This road serves as the main access point for the Park's campground area, docking facilities and residential areas.

During summer, alternate access to the Park is through Prelude Lake and the available docking facilities. Winter access is primarily by snowmobile.

## Existing Facilities and Infrastructure

Recent investments in infrastructure include a new shower facility and a small increase in the number of parking spaces by the marina. However, many of the items on the list below require maintenance or replacement.

### Campsites

Powered Campsites:	0
Non-Powered Campsites:	52
Tent Pads:	11

### Campsite Amenities

Fire Pits:	70
Picnic Tables:	77

### Current Infrastructure

**Staffed Gatehouse:** built in 2003; 581 square feet

**Firewood storage compound:** built in 2000; 581 square feet

**Shower Building:** built in 2011; 1076 square feet

**Boat Launch Ramp:** built in 1995

**RV Dump Station**

**Potable drinking water sheds x 6**

**Outhouse x 7**

**Playground:** added in 2009

**Prelude Nature Trail:** two small boardwalks were constructed over wet areas in 2012

**Prelude Panoramic Trail:** a small walking bridge was repaired in 2012

**Parking Lots:** marina, nature trail and overflow trailer parking (near old conference building) beside the Aurora Village lease

**Day Use Area:** small playground (added in 1995) & kitchen shelter (roof shelter built in 1995); 484 square feet

**Marina:** original docking facility built in 1995, but informal shelter built in 2010; boat slips expanded in 2009-2010 to maximum 50, depending on water level

**Kitchen Shelter:** built in 1985; 968 square feet

### Beach

Picnic Tables

### 3.0 CURRENT USAGE STATISTICS

Prelude Lake Territorial Park is one of the NWT’s most popular territorial parks. Its camping sites have the NWT’s highest average occupancy rate and the number of Day Use Permits more than doubled between the 2010 and 2011 seasons. Seasonal sites are very popular and the number of ballots entered in the draw for the Park’s 40 seasonal permits and permits at Reid Lake Park have increased significantly from 87 in 2010 to 150 in 2012.

#### Camping Occupancy

In 2012, the Park’s 61% average daily occupancy rate was the highest of any NWT territorial park. The Park has also experienced a 90% increase in daily occupancy rates between 2009 and 2012, which is nearly seven times the 14% increase posted by NWT parks overall.

Campers also stay longer, on average, than at any other park in the NWT. The Park’s 2012 average stay of 3.99 nights was a significant increase over 2009’s 2.65 nights, and much longer than the NWT-wide 2012 average of 2.33 nights.

#### Total Camping Nights

	2009	2010	2011	2012		2009 to 2012 Per cent increase
<b>Prelude Lake</b>	1,732	1,671	1,596	2,051		18.4%

Note: these numbers include camping permits only, including seasonal permits.

#### Average Daily Occupancy of Camp Sites

	2009	2010	2011	2012		2009 to 2012 Per cent increase
Prelude Lake	32.0%	46.8%	48.6%	60.7%		89.6%

It’s also important to note that in 2012, the Park had six days where it was at greater than 90% capacity, compared to one or none in the three previous years. The Park was also booked to at least 20% of its capacity every day of the 2012 camping season, the only NWT location where this was the case.

#### Camping Permits

	Year			
	2009	2010	2011	2012
	All Permits - Prelude Lake			
Camping	489	455	473	553

During the 2012 season, the total number of camping permits sold rose significantly to 553. During summer weekends, sites are often booked well in advance and the campsites are nearly full on most weekends. Due to the restructuring of the seasonal camping permit process, the number of extended stay, seasonal camping permits has doubled to 40 since 2009.

**Visitation**

Yellowknife residents represent the largest group of campers at the Park during the summer months, accounting for over 86% of all campers during the 2011 season. Yellowknife residents tend to visit the campground in larger groups and stay longer. During the 2011 season, Yellowknife residents camped for an average of 3.2 nights per visit, compared to only 2.1 nights for non-residents. Party sizes were also slightly larger for Yellowknife residents, at approximately 3.3 campers in 2011, compared to 2.5 campers for non-Yellowknife residents.

**Day Use Permits**

An annual comparison of Day Use Permits shows a significant increase in permits sold in 2011. In 2011, more than 700 Day Use Permits were sold at Prelude Lake Park, more than double both 2009 and 2010. These users include everyone from families using the beach or having a barbecue, to hikers and boaters.

**Revenue and Expenditures**

Annual revenue from permit sales at the Park has increased steadily over the past several years and rose to just over \$76,000 in 2012. At the same time, expenditures have risen from approximately \$147,000 in 2011 to approximately \$180,000 in 2012 due to various capital projects (this does not include prorated salary costs).

	<b>Territorial Park Revenue Overview</b>		
	<b>2010</b>	<b>2011</b>	<b>2012</b>
Gate	\$28,037.25	\$34,947.50	\$34,155.75
Online	\$24,840.25	\$28,682.50	\$42,393.75
Total	\$52,877.50	\$63,630.00	\$76,549.50



## 4.0 USER MANAGEMENT

The primary challenge within Prelude Lake Territorial Park is managing its diverse user groups. These groups all make use of the Park facilities and enjoy the surrounding area in similar ways. However, they each have a unique way of viewing the role of park management in the overall operation and control of the available services and amenities.

### Specific user groups

#### *Residential Property Owners in Prelude Lake Territorial Park*

There are 32 residential properties in the Park. These properties are permanent, year-round residences for individuals and families with the amenities expected of a permanent residence. Some cabins are very close to camp sites, which can cause conflict relating to diesel generator use and noise issues. Property owners take stewardship of the area very seriously and are critical of any environmental abuse or disturbance in the area that affects their enjoyment. They're also concerned that the Park is at capacity and that further development, unless managed properly, will exacerbate the current issues.

As a residential neighbourhood, the owners of these properties have specific expectations regarding various standards for privacy and quiet enjoyment of their homes. There is also a certain expectation of freedom associated with these residences, as they are not within municipal limits and therefore not subject to the same rules and regulations as typical homeowners. ITI provides free annual Day Use Permits to allow cabin owners living within the Park to access the Park's marina area.

<b>Number of Properties:</b>	32
<b>Typical Usage:</b>	Residential Access / Multi-Use
<b>Timeframe:</b>	Year-round
<b>Basic Requirements:</b>	Pumping water from the lake /Road Access / Peaceful enjoyment of their home

#### *Seasonal Cabin Owners on and Around Prelude Lake*

Prelude Lake is an ideal location for Yellowknife residents to establish seasonal cabins that are accessible from the lake. The majority of these cabins can be used year-round, but are not treated as permanent residences. Access to these cabins is typically through the Park by boat or canoe in the summer and snowmobile during the winter. Some cabin owners on or around the lake have a federal or territorial recreational lease while others have un-leased temporary structures on federal public lands. While it is difficult to determine the exact number of cabins in the area, recent estimates indicate anywhere from 100 to 144 properties exist around the lake and surrounding area.

The basic requirement for these users is consistent access to the lake via the Park's docking facilities. This includes adequate parking space for vehicles and trailers, as well as proper docking facilities for various types of recreational vehicles. Informal ice roads are typically created during the winter to access cabins on the lake.

<b>Number of Properties:</b>	Approximately 100
<b>Typical Usage:</b>	Water-based cabin access
<b>Timeframe:</b>	Seasonal, primarily summer
<b>Basic Requirements:</b>	Docking Facilities / Parking / Road Access/ Garbage

### ***Campground Visitors / Tourists***

The Park operates and maintains a public campground comprising of 63 campsites from May 15 until September 15. Campground visitors are users who purchase a camping permit and intend to use one of the sites available within the Park. These users are generally short-term, typically visiting for two nights at a time, mainly on weekends. They're a mix of predominantly NWT residents, as well as a few Canadians from outside the NWT and international visitors.

Many of these users stay at the Park for the direct access to the lake and surrounding areas. They often bring recreational vehicles, such as boats, canoes and ATVs. Increasingly, visitors from outside of the NWT bring campers as long as 40 feet, which has created a need for longer camp sites, and easier access to back into sites. Creating a positive experience for tourists will help ensure these visitors recommend the NWT to others.

<b>Number of Campsites:</b>	63 (including 20 seasonal campsites)
<b>Typical Usage:</b>	Camping / Water-based recreational activities / Hiking Trails
<b>Timeframe:</b>	Short term, summer, primarily weekends
<b>Basic Requirements:</b>	Campsites / Access to nature / Access to lake/ Garbage

### ***Seasonal Campground Visitors***

There are 40 seasonal camping permits available for Prelude Park. These permits cover 20 campsites and allow discounted, uninterrupted access to a specific site for two months at a time, or half the operational season of May 15 through September 15. These users are generally residents of Yellowknife, and have the same basic requirements as the typical campground visitor, but over an extended timeframe. Often, the purchasers of a seasonal camping permit will transport a semi-permanent residence, such as a trailer or motorhome, to the site. In this respect, the basic requirements of these users mirror those of local park residents. Often seasonal visitors will erect temporary structures, such as screen tents, play equipment and water tanks, as well as bringing ATVs and boats to add to their experience.

**Number of Campsites:** 20  
**Typical Usage:** Residential Access / Multi-Use  
**Timeframe:** Seasonal (May-July & July-September)  
**Basic Requirements:** Campsites / Docking Facilities / Road Access/ Garbage

### ***Day-use Visitors***

These visitors consist of Yellowknife residents and tourists visiting the city. They use the Park in a variety of ways, from visiting campers and cabin owners, to enjoying the beach, to hiking one of the two trails, to using the day-use area or going boating on the lake. Their needs are varied, but their numbers have been increasing significantly.

**Typical usage:** Boat launch / Parking lot / Beach / Hiking Trails / Day Use Shelter  
**Timeframe:** Single day, often weekends  
**Basic requirements:** Access to Beach / Access to Nature / Access to Lake/ Garbage / Washrooms

### ***Commercial Operators***

Currently, the number of commercial operators within the Park is limited. One commercial operator has been contracted by ITI to operate the marina facility. The operator also runs a small confectionary and offers rentals of boats and Recreational Vehicles. The services offered are appreciated and well used, with the boat and RV rentals offering tourists – and even Yellowknife residents – unique opportunities to access the water.

There is also a tourism lease held by Aurora Village Ltd. for land that has, in the past, been used for aurora viewing. A number of small cabins, a power generator, a main lodge and other tent structures were constructed on the site in the past, and the new owner is considering options for utilizing this infrastructure.

Commercial operators often require a large footprint to operate effectively. These types of operations need to be managed to ensure they remain complementary services to the Parks operations. Commercial operators also tend to attract additional, casual park users who may not have previously visited the area, resulting in increased demand on nearby services and facilities.

**Number of Operators:** 1 active  
**Typical Usage:** Commercial  
**Timeframe:** Seasonal (May-September)  
**Basic Requirements:** Space / Public Access / Docking Facilities / Road Access / Public Parking

## 5.0 Specific Areas of Concern

The increasing demand for recreational space within the Park and the diverse nature of the various user groups present in the Park has led to challenges regarding appropriate management of the Park and surrounding area. Some areas of concern include:

### ***Marina / Docking Facilities***

As one of the key attractions for the majority of users, ITI's marina and docking facilities need to be repaired or, preferably, replaced. ITI has contracted out the marina's operation since taking over responsibility for the facility in 2008.

The marina docking service is well-used by Park patrons, but the docks themselves are unstable, with gaps in a number of spots along the boardwalk. The docks must be replaced.

In recent years, the demand for slips at the docking facility has far exceeded the available supply, resulting in greater line-ups at the boat launch during busy times. Replacing the current outdated docking system with a low-maintenance professional system while increasing the number of slips would help solve the problem. This may require the expansion of the marine lease while ensuring clear and unrestricted access to current public docks.

### ***Public Parking***

On a normal summer weekend, the marina parking lot fills up quickly. Recently, ITI has been directing overflow trailers to another portion of the Park by the Old Conference Building beside the Aurora Village lease. While this solution has helped in controlling the congestion in the boat launch area, it's clear the number of parking spots must be significantly increased to meet the demand of a typical weekend and provide convenient access to the lake and beach for users. During many summer weekends, the boat launch area parking lot is full and many people park vehicles and trailers on the main road, causing further congestion.

Over time, there has been an informal parking area used beside the Girl Guide lease. ITI had been referring people there for overflow parking but with the creation of the overflow parking area by the Conference Building, beside the Aurora Village lease, this informal parking lot is being decommissioned.

### ***Main Road***

The main access road from the highway runs through the centre of the Park and serves a variety of purposes, including park access, marina access and residential access. The volume of traffic along this road is constantly increasing and can be very heavy during peak periods. Improved maintenance of the road will help accommodate peak traffic volumes but this will

come at additional cost. As well, the brush at the side of the road has started to encroach on the driving area.

### ***Infrastructure***

The buildings and structures within the Park are in need of general maintenance and improvements, and most were not designed to handle the current high volume of users. To effectively accommodate current users and ensure adequate capacity in the future, the following structures need to be enhanced or replaced:

- **Perimeter Fencing** – replacing this will limit damage to parkland by ATVs. Currently, there are three types of fencing used, from wooden farm posts to 6x6 metal posts, much of which has been removed to improve public safety. To protect the integrity of the Park, this fencing needs to be replaced. Without proper fencing in place, the Park’s vegetation has already been damaged by ATV riders.
- **General Campsite Improvements**– current campsites were created to house the 18-24 foot RV units of the 1980s. Today, 24-40 foot units are common and longer campsites are needed. This can be accomplished relatively easily and with minimal cost through moving the posts marking the campsite and lengthening the gravel pad.
- **Contractor Buildings** –the marina support buildings were originally built by the contractor as storage for life jackets and other equipment, but the contractor has morphed the structures into a small store and maintenance building. Now a collection of ad hoc sheds, the structures do not meet park standards and the foundations are unstable. ITI has paid to install siding on the buildings as a temporary measure to improve their appearance. However, to allow ITI to build proper facilities to service the public, the contractor must remove the sheds.
- **Kitchen Shelter** – this structure is old, past its useful life, small, and unsuitable for the public’s needs. It needs to be replaced with a modern structure designed for the Park.
- **General Landscaping** – improvements in this area will create a more park-like setting.
- **Old Conference Building** – this structure is in such poor condition that it cannot be repaired or repurposed. The department is planning to have this building demolished.
- **Day-use Area Playground** – this is currently a borrow pit. It needs to be redeveloped and the aging playground structure on it should be replaced.

### ***ATV Use***

Improper off-road use of ATVs has long been a problem within the Park. The vehicles are currently prohibited from travelling off road within the Park, as they can destroy the roots of trees and damage the Park grounds. The environment is highly sensitive to ATV movement and soil cover is extremely susceptible to pressure. When ATVs are travelling over areas that should be fenced off, it creates large sandy areas.

In 2012, the *Territorial Parks Act* was amended to require ATV drivers to obtain permits to use the vehicles within territorial parks. The Act now requires riders to wear a helmet, drive with due care, not drive between 10:30 p.m. and 7:30 a.m., and be at least 14 years old. During the 2012 season, 35 permits (at no cost) were issued at Prelude Lake Territorial Park, although drivers still continued to drive in restricted areas. ITI will continue to enforce the permit requirement and review the situation as necessary. If improper ATV use continues in 2013, it may be necessary prohibit all ATV's within the Park.

Enforcing ATV regulations is challenging for Parks Officers. The planned replacement of the Park's perimeter fencing should limit the range of these vehicles and help preserve the overall integrity of the area's trees and land.

### ***Commercial Operators***

Any and all future commercial operations must complement the needs of the Park's recreational users. As well, park and lake capacity will be carefully considered when reviewing new applications from commercial operators. These developments have both positive and negative aspects, and must be considered within a broader context, including their effect on the Park and surrounding area.

Although a 3.55 hectare lease is held by Aurora Village Ltd. in an area designed for aurora viewing, the business is not currently using the land. Any proposed new operations at this site must be in line with the spirit and intent of a territorial park. Other commercial uses are not part of the overall vision for the Park's development.

The commercial operator at the marina facility will continue to provide slip services. Any proposed new operations at this site must be compatible and complementary services in line with the spirit and intent of a territorial park. Other commercial uses for the marina are not part of the overall vision for the Park's development.

### ***Enforcement***

Enforcement of the *Territorial Parks Act* and associated regulations is a high priority to ensure the health and safety of all users. However, the Park's diverse user groups have caused concerns in the past. Conflicts between overnight park users, day-use visitors and local residents and cabin owners, have been increasing proportionate to overall usage.

Throughout a typical season, Parks Officers issue several hundred written warnings and related tickets for a variety of offences established under the *Territorial Parks Act*. While these written warning and tickets are typically used as a last resort, they are being issued more frequently every year at busy Parks such as Prelude Lake. This is an unfortunate but not unexpected result of increased visitation to the Park. The *Territorial Parks Act and Regulations* exist to ensure the health and safety of all Park users and is a vital tool utilized by Parks Officers in the

performance of their duties. ITI typically reviews relevant legislation on an annual basis and incorporates changes when required.

Enforcement is a difficult task at the best of times and is made even more challenging by the remote location of the Park. As a result, Parks Officers must rely on the patience and cooperation of the public in order to safely and effectively carry out their daily tasks. ITI is constantly reviewing enforcement related policies and procedures and will look at increasing public awareness regarding the role that Parks Officers play in a safe and enjoyable Parks experience.

### ***14-day Maximum Stay Rule and Seasonal or Extended Stays***

ITI currently limits overnight campers at the Park to a maximum length of stay of 14 days. This limit was put in place several years ago with the goal of combating overcrowding at various Parks. However, a recent review of daily occupancy rates indicates that continued enforcement of the 14-day maximum at Prelude Park may not be necessary. ITI is planning to temporarily remove the 14-day maximum at Prelude Park during the 2013 season. The impact of this change will be monitored and reviewed in the fall.

ITI also issues a small number of extended stay permits for specific sites at Prelude Park. These seasonal site permits allow a camper to stay in one site for an extended length of time at a discounted rate. The popularity of seasonal sites has increased dramatically over the past 5 years, with demand far exceeding supply. Given the high demand for seasonal sites, ITI has committed to improving the allotment process to ensure greater transparency and fairness and will continue to refine the process on an annual basis.

## 6.0 RECOMMENDATIONS

ITI has already completed a number of projects that have improved Prelude Lake Territorial Park for both visitors and residents. One project is the installation of bear-proof garbage bins, which have reduced the number of bear complaints. The number of marina parking spaces has also been increased, though further expansion is needed to meet demand. As well, the walkway between the parking lot and the marina facility was replaced in 2011.

Many of the challenges and stresses experienced at Prelude Lake Territorial Park can be solved through additional capital investment. All capital projects, either approved or planned, will be developed in line with the requirements of the *Mackenzie Valley Resource Management Act*, as well as any applicable guidelines from the federal Department of Fisheries and Oceans.

### ***Challenge: Parking Capacity and Ageing Infrastructure Issues at the Marina***

**Planned Action: Increasing capacity of the Prelude Marina parking lot**

**Projected Timeframe: 2013/2014**

**Estimated Cost: \$150,000**

This project will roughly double the size of the current parking lot and is expected to largely alleviate the current overcrowding which often results in unauthorized parking on the main road. Most weekends, the Park's waterfront is overwhelmed with vehicles coming and going due to insufficient parking. The congestion causes long wait times for boaters to launch their vessels and tempers often flare. Increasing the capacity of the parking lot is the most pressing issue and will help ITI improve the experience for a wide range of the Park's users.

**Planned Action: Replacing marina complex; replace all docking structures, 20'x24' structure**

**Projected Timeframe: 2014/2015**

**Estimated Cost: \$250,000**

The existing marina complex and docking system are in poor condition. Operation and Maintenance funds have been used to complete some repairs and small improvements, but the entire docking system must be replaced.

**Planned Action: Landscaping and improving the marina beach area**

**Projected Timeframe: 2014/2015**

**Estimated Cost: \$150,000**

While the beach area is popular, particularly with families using the Park for the day, the area is small, and largely filled with reeds and rocks. This project will increase the amount of usable beach area while providing an alternate boat launching area. It will also bring the beach's landscaping up to a more acceptable condition.



***Challenge: ATV's Causing Damage to Park Property***

**Planned Action: Replacement of perimeter park fencing**

**Projected Timeframe: 2014/2015**

**Estimated Cost: \$100,000**

This project will help protect the Park's grounds from unauthorized off-road ATV traffic and create a clear barrier around the perimeter of the Park. Controlling access to the Park's sensitive environmental areas will ensure the integrity of the Park's natural environment is preserved, as well as the quiet enjoyment of campers on their sites. Most of the current fencing was deemed unsafe and removed. However, it has not been replaced.

***Challenge: Camping Capacity Issues***

**Planned Action: New Loop D with 15 campsites and a washroom**

**Projected Timeframe: 2015/2016**

**Estimated Cost: \$250,000**

With the Park having the highest average occupancy of any NWT territorial park, and nearly fully booked on many summer weekends, an additional loop has been needed for a number of years. A number of options are being considered to make room, including minor modifications to the Prelude Nature Trail. Campers have indicated they would like to see more sites as the Park is an ideal location to experience the outdoors while still living and working in town. Any plans for a new loop will require specific planning and consultation.

**Future Planning –Twenty-year Capital Project Plan**

The projects listed above will help alleviate a number of the problems related to increased park usage, but there are many other needed investments. A number of these are identified in ITI's 20-year Capital Plan, which proposes some of the following projects:

- **Installing maintenance-free docks for marina:** replacing and, ideally, expanding the number of docking slips available for rent
- **Replacing the open-air gazebo in the day-use area**
- **Refurbishing the boardwalk and signage on the Prelude Nature and Panoramic Trail**
- **Building an interpretive centre for visitors**
- **Replacing the kitchen shelter on Loop C**

## **Forecast for Future Park Usage**

Approximately 86% of the Park's users are Yellowknife residents. By 2031, the city's population is forecast to increase by 14%, according to the GNWT's Bureau of Statistics. Over the next 20 years, even greater pressure will be placed on the Park's already strained resources and aging infrastructure. That means planning for demand is important to allow all stakeholders to fully enjoy the Park's facilities. As there are no current plans to expand the Park's borders, it also means wisely using a small space that's increasingly in demand. ITI will review this plan annually and update it every three years to ensure it responds to the Park's changing reality.

# Appendixes

1. **Map of Prelude Lake Territorial Park Camping Loops – Pg. 19**
2. **Prelude Lake Territorial Park Access Road and Lot Map – Pg. 20**
3. **Prelude Nature Trail Map – Pg. 21**
4. **Prelude Park Survey – Pg. 22**
5. **Survey of Aurora Village Lease – Pg. 23**

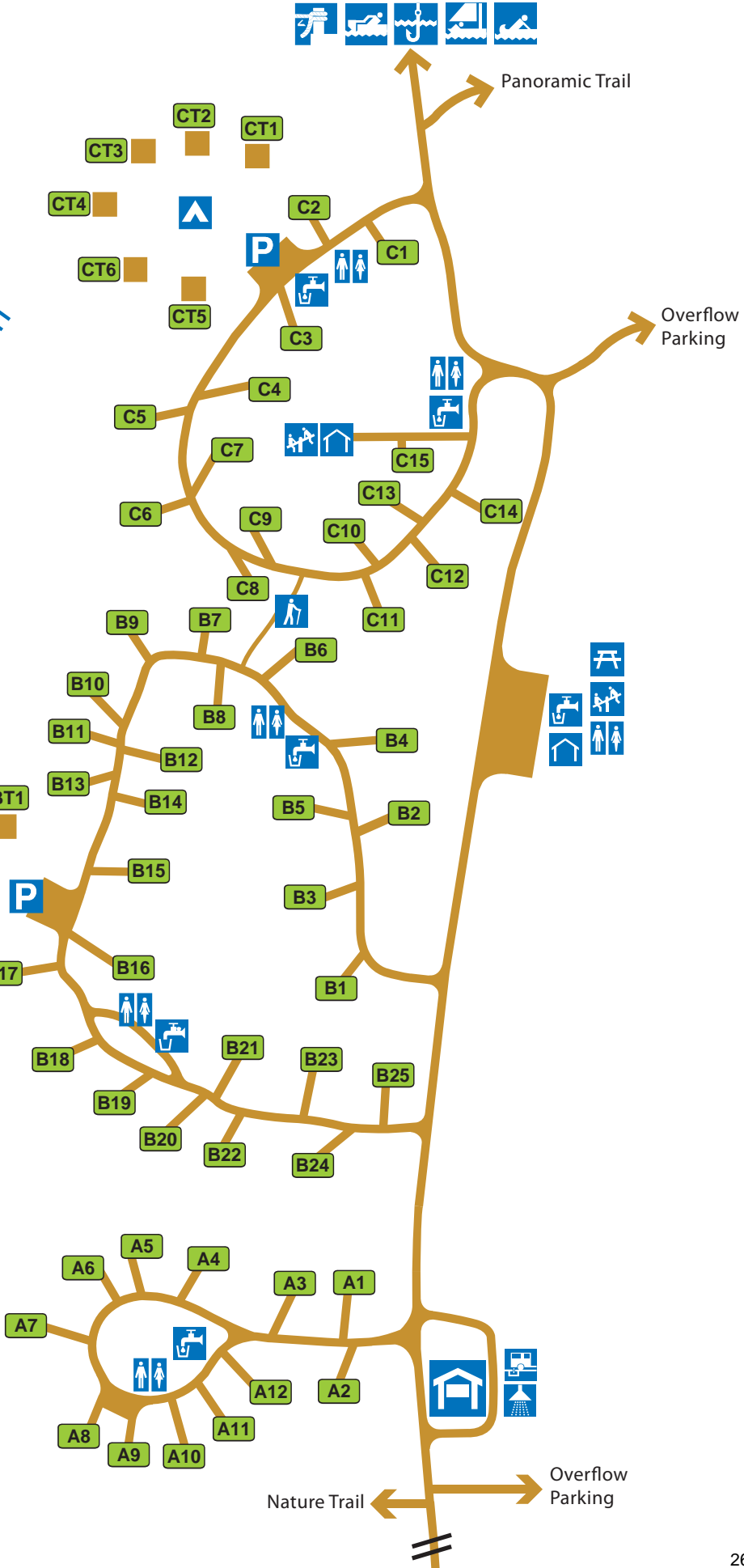
PRELUDE LAKE



LOOP C

LOOP B

LOOP A

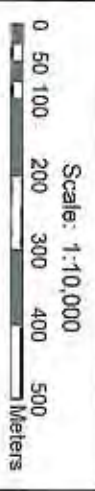




# Prelude Lake Territorial Park



- Legend**
- Surveyed Parcel
  - Federal Parcel
  - Commissioner's Parcel
  - Private Parcel
  - Unsurveyed Sketch
  - Reserve to ITI
  - DOT Portion of Road (1.2 kms)
  - ITI Portion of Road (0.8 kms)
  - Road



Date: December 16, 2010





# Prelude Nature Trail

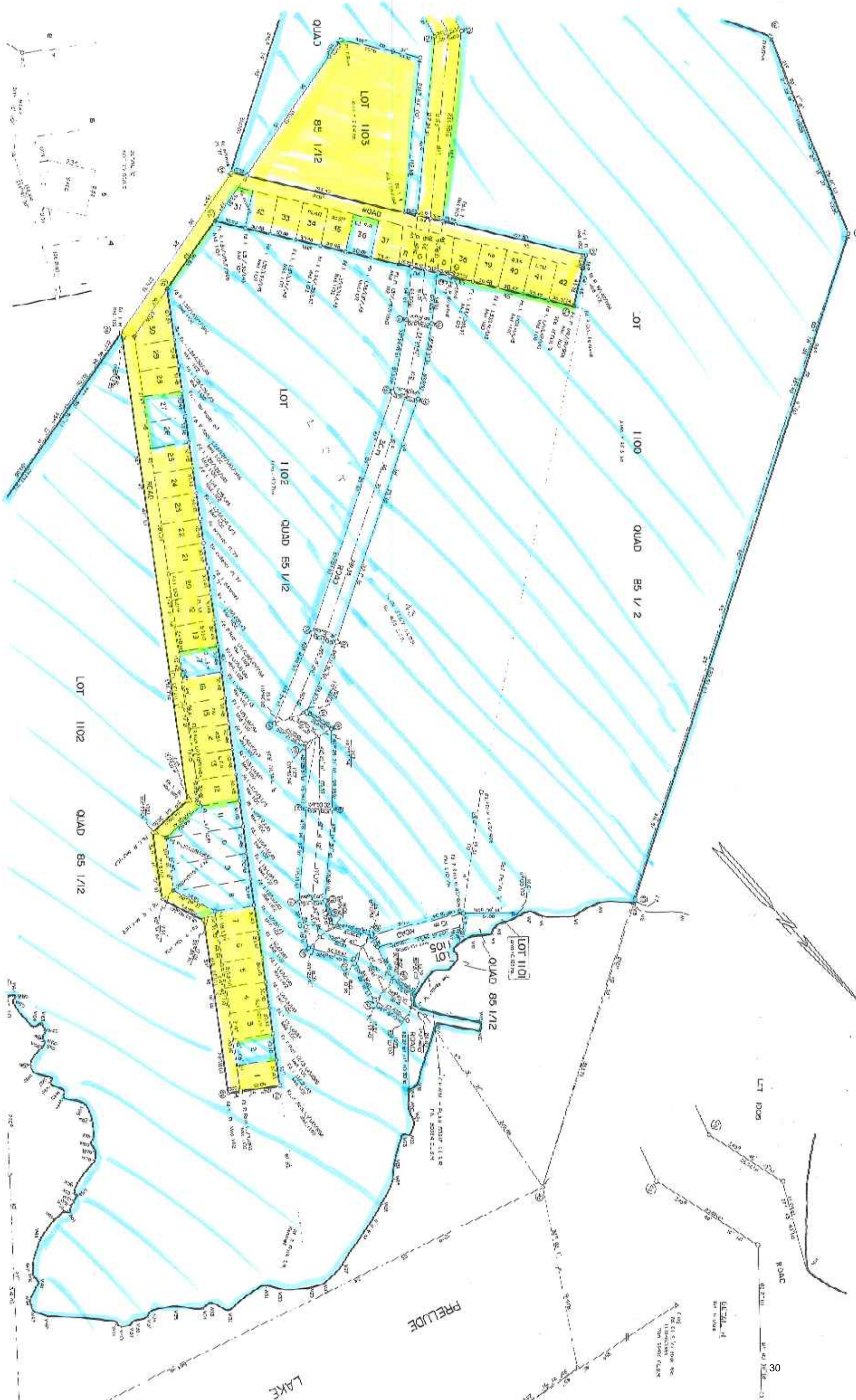


Gate House

P







LEZAL-H  
 8/11/1988

A 100' x 100' area  
 100' x 100' area  
 100' x 100' area

NOTES:  
 BEARINGS AND DISTANCES ARE  
 COPIED FROM PLAN 3719 L.T.O.  
 DATE OF SURVEY: JUNE 8, 2010

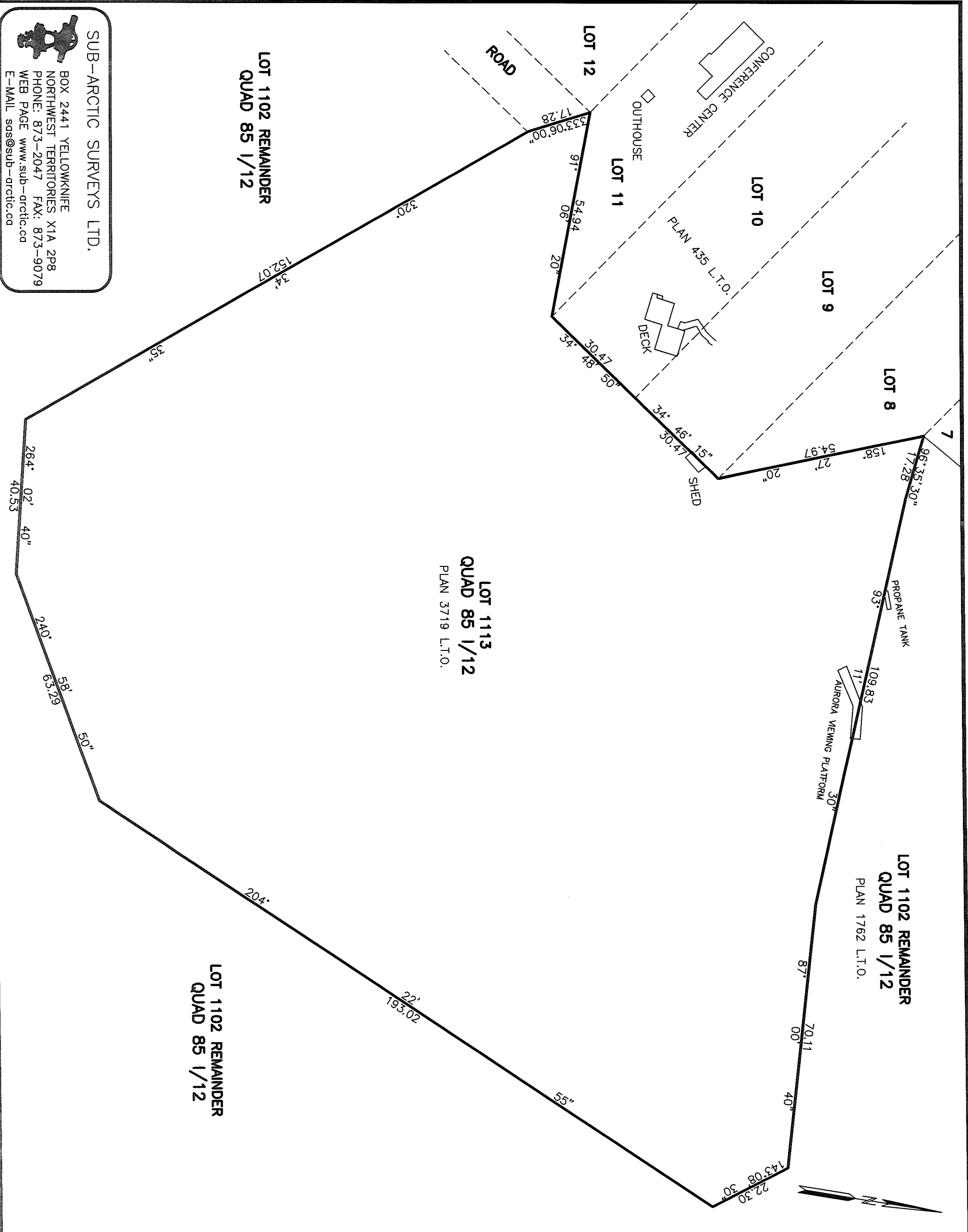
NO. REVISION\ISSUE DATE:


DRAWN BY: M.N.  
 CHECKED BY: B.H.

**TOURISM AND PARKS  
 INDUSTRY TOURISM AND INVESTMENT  
 GOVERNMENT OF  
 THE NORTHWEST TERRITORIES**

**SITE PLAN  
 OF  
 AURORA WORLD LEASE  
 LOT 1113, QUAD 85 I/12  
 PRELUDE LAKE, N.W.T.**

FILE NO.: 10-065-TP  
 DATE: JUNE 10, 2010  
 SCALE: 1:1000



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