

Getting Guelph through construction: Wyndham Street Reconstruction



The City of Guelph is beginning the first phase of the Downtown Infrastructure Renewal Program (DTIRP), which is a multi-phased project that will span the next decade within Downtown Guelph. During Phase 1 upgrades will be made to the road, sewers, and watermains, and improvements will be made to sidewalks, cycling facilities, and the streetscape on Wyndham Street.

Infrastructure reconstruction in a busy Downtown creates challenging circumstances for businesses, residents, and visitors due to disruptions to normal business activities, noise, dust, traffic management, and other factors beyond what is experienced on typical reconstruction projects.

The City has recognized the importance of construction mitigation from the beginning, and it has continued to remain top of mind as this project has been planned. The four key elements of the construction mitigation plan are:

Communication and information sharing

Direct construction support

Business support plan

Construction pace, phasing and staging

Mitigation Measure 1: Communication and Information Sharing

1. Extensive communication plan
2. Street Captain program
3. Ongoing and continuous communication with the DGBA

We're committed to keeping residents, businesses, and the community informed throughout construction. Clear, consistent communication helps everyone understand what's happening, what to expect, and how to get support when they need it.

How we're keeping you informed...

Extensive Communication Plan

Stay connected and find out about construction activities, updates and events at:

- The project webpage on guelph.ca that highlights the current stage of the project, what's been completed and next steps.
- The interactive [Diggable Downlow](#) page where up to date and timely information will be shared
- Monthly [Downtown newsletter](#) featuring updates across all of the Downtown projects
- City of Guelph social media channels:
 - » [Facebook](#)
 - » [Instagram](#)
 - » [LinkedIn](#)
- [Construction notices](#)
- Monthly [construction cafés](#) with the project team to encourage one on one conversations with residents and business owners

- Information hand-outs
- Conversations with the Project Team at our Downtown Construction Office with weekly office hours that are posted on guelph.ca
- Updates included in the DGBA Newsletter
- Physical signage throughout and surrounding the construction area that includes wayfinding, a business directory and information about the project

Downtown Street Captains

Do you live, work or own property in Downtown? Find out who your Street Captain is. They are another dedicated contact for updates on the project. They provide two-way communication and share your questions and concerns with the Project Team and the contractor so problems can be fixed quickly and properly.

Ongoing communication with the Downtown Guelph Business Association (DGBA)

The City is working with the DGBA and maintaining ongoing and continuous communication by attending DGBA Board meetings. This provides a space for the DGBA to bring comments and concerns they have been hearing from the Downtown businesses, but also allowing the City to provide project updates to ensure consistent and accurate information is being shared. This will also facilitate coordination support for Downtown events.



Downtown
Renewal



Mitigation Measure 2: Direct Construction Support

1. Downtown Construction Office
2. Downtown Ambassador
3. Complimentary Alternative Parking
4. Wayfinding
5. Access to businesses
6. Business Delivery Access plans
7. Facilitating quick-stops and accessible parking
8. Enhanced construction safety measures

Construction is disruptive, but we're working hard to keep Downtown vibrant, accessible, and supported every step of the way. These measures are designed to help businesses operate smoothly, maintain customer access, and keep the community connected and informed.

How we're supporting Downtown during construction...

Downtown Ambassador and Downtown Construction Office

We've set up a Downtown Construction Office which is a shared space with the DGBA and located at 42 Wyndham Street North, Suite 202. Our Downtown Ambassador is onsite and in the office to help businesses and the public with day-to-day issues, provide updates, and take action quickly when concerns arise. You can reach our Ambassador at DowntownProject@guelph.ca.

Complimentary Downtown parking

To make up for the lost street parking on Wyndham Street, you can park for free for the first two hours in the Macdonell Street Parking Lot.

Wayfinding

Clear signage will be installed to guide you around the construction area, to parking, to businesses, and to transit for pedestrians, cyclists, and drivers.

Access to business

Businesses will remain open and accessible. The contractor is responsible for keeping pedestrian routes safe, clear, and easy to navigate throughout construction.

Business Delivery Access Plan

We've made a plan to help businesses get their deliveries. The contractor and their equipment will be available to help move goods through the construction area when needed.

Quick-stops and accessible parking

Where side streets temporarily "dead-end" at Wyndham Street, we are designing them to accommodate accessible parking, short-term parking for quick-stops, as well as pick-ups and drop-offs, and solid waste pick-up and storage.

Construction zones that are safe and inviting

To create a fun and inviting atmosphere in Downtown during construction, we're upgrading required safety measures including the screening on construction fencing, and enhanced lighting for pedestrian areas.



Mitigation Measure 3: Business Support Plan

1. Marketing strategy
2. Training and business consulting services
3. Downtown event grant
4. Construction information package and checklists
5. Enhanced cleaning services
6. Construction tours
7. Guelph Transit
8. Seasonal Patio Program Fee reduction

We want to help keep Downtown vibrant during construction. This measure is to support businesses, bring more people Downtown, and make sure everyone has the tools they need to get through the construction period.

How we are supporting Downtown businesses...

Marketing strategy

A marketing consultant will help create campaigns and marketing strategies that promote Downtown. These ideas and materials will be shared with businesses and community partners so everyone can use them in Downtown reconstruction.

Training and business consulting services

Free, bookable help will be available at a Downtown location. Business owners can get support with topics such as managing cash flow, handling lower inventory and improving online sales and e-commerce.

Downtown event grant

The City will be providing funding to the DGBA to enhance or add Downtown events. More events mean more people visiting Downtown. Some funding may also support contests or other fun ways to encourage people to come Downtown and support businesses.

Construction information package and checklists

A website and electronic (pdf) package will be [available](#) that will include current construction information and resources.

Enhanced cleaning services

The contractor will keep the area clean by regularly washing windows, cleaning building fronts, and maintaining the sidewalks in active construction areas.

Construction tours

Special tours will be offered during construction. These events will let people learn about the project and enjoy a visit Downtown at the same time.

Guelph Transit

To keep buses running well during Downtown construction, we will be adding extra transit resources. These resources will support weekday service on routes with ongoing schedule challenges due to construction.

Seasonal Patio Program Fee reduction

Lowering the fees will encourage more businesses to set up patios in areas not affected by construction. More patios help keep Downtown lively and give people more reasons to visit during the busy construction months from May to September.

Mitigation Measure 4: Construction Pace, Phasing and Staging

1. Expedited construction
2. Extended construction work hours
3. Staging of Phase 1 coordinated with Baker Street
4. Facilitating utility replacement prior to construction
5. Incentive and disincentive clauses for construction finish on-time or early

We know construction can be challenging, so we have taken steps in the planning process which promote faster, smoother, and more organized work. These actions promote shorter construction time, keeping the project on track, and reducing delays.

What we've done to promote a successful project...

Expedited construction

The City has limited the construction to two construction seasons beginning in April 2026 and ending in late 2027. We anticipate Wyndham Street will be closed to vehicular traffic for the duration of construction so that the work can be completed as efficiently and quickly as possible. Re-opening completed sections of the street may be possible. Minor finishing touches construction is anticipated in 2028, however, it will not result in full road closures on Wyndham Street.

Extended construction work hours

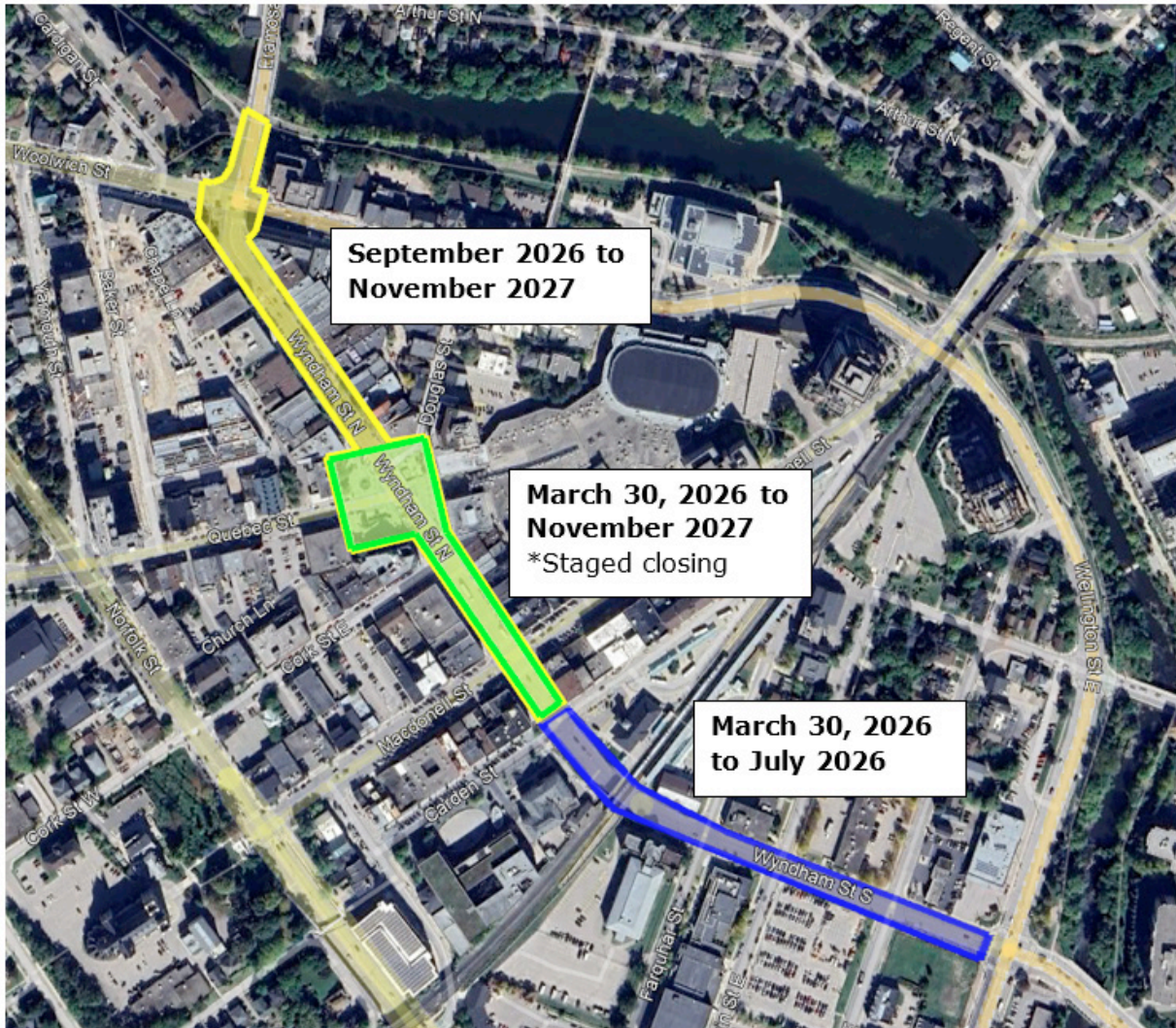
To help meet timelines and maintain the project schedule, we have provided the contractor with flexibility to work 24 hours a day during Monday through Friday and on Saturday 5:00 a.m. to 7:00 p.m. They will not be permitted to work on statutory holidays and during Holiday Shutdown periods.

Staging of Phase 1 coordinated with Baker Street

To ensure that there won't be an extended period of time where parking is not available north of St. George's Square, we have planned a staged approach for Phase 1 construction that better corresponds to the opening of the Baker Parkade in early 2027:

- **March 30, 2026 to July 2026:** Wyndham Street closed from Wellington Street East to Carden Street
- **March 30, 2026 to November 2027:** Wyndham Street closed from Carden Street to Douglas Street
- **August 2026:** Intersection at Wyndham Street North and Macdonell Street closed to vehicular traffic.
- **September 2026 to November 2027:** Wyndham Street closed from Carden Street to Woolwich Street

Figure 1: DTIRP Phase 1: Wyndham Street Sequencing Plan



Utility replacement prior to construction

We are having Enbridge Gas replace the natural gas system, and Alectra Utilities is completing the relocation and improvement of the electrical system before our contractors begin the Phase 1: Wyndham Street Reconstruction to reduce overall construction timelines and impacts. Enbridge Gas and Alectra Utilities will continue work on Wyndham Street North in 2026.

Incentive and disincentive clauses for construction finishing on-time or early

The construction contract contains wording along with incentive and disincentive clauses to minimize the amount of time that various sections of the construction zone are closed to vehicular traffic.