



ADDITIONAL ITEM
GENERAL PURPOSES Comm - FEB 21/00

CITY OF RICHMOND

REPORT TO COMMITTEE

TO: General Purposes Committee

DATE: February 21, 2000

FROM: Vern Jacques
Manager, Arenas Services

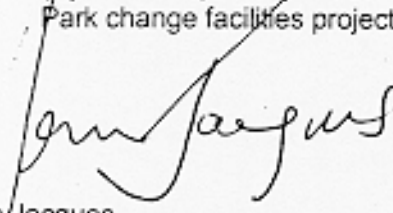
FILE: 1000-10-007

RE: Hamilton Elementary School/Community Centre Expansion

(00-004)

STAFF RECOMMENDATION

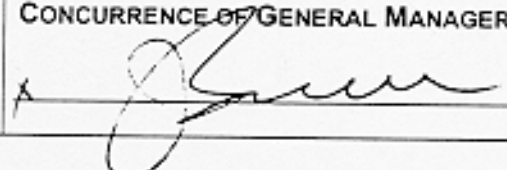
1. That the funding be increased for the Hamilton Community Centre expansion from \$150,000 to \$225,000.
2. That the additional \$75,000 be made available from the 1997 Capital Expenditure Reserve (Bylaw 6721) unexpended funds by redistributing the \$225,000 still available from the Minoru Park change facilities project.


Vern Jacques
Manager, Arena Services

VJ:sj

Att. 2

FOR ORIGINATING DIVISION USE ONLY

ROUTED TO:	CONCURRENCE	CONCURRENCE OF GENERAL MANAGER
Budget.....	Y <input checked="" type="checkbox"/> N <input type="checkbox"/>	

STAFF REPORTORIGIN

Hamilton Elementary School is about to be expanded to accommodate a rapidly growing community. The City currently has community space within the school, provided for by a joint project when the school was first built. The expansion of the school was seen as an opportunity to consider enlarging the very small portion of space dedicated for community use. In January of 1999 approval was given for expenditure of \$150,000 to "purchase" a conveniently located room from the school with the funds to be allocated to the school expansion. Subsequent evaluation of the project by school officials determined that this was not their best course of action and the project was steered toward adding community space on to the north side of the school, convenient to the existing community space and outside of the existing school envelope.

This report deals with the increases in costing as a result of the changes to the original plan.

ANALYSIS

The proposed changes to the scope of the project seemed to be satisfactory to all involved until the costing for the project was informally presented approximately 2 weeks ago. Quantity surveyed cost for the space has now been provided (see attachment 1) by the school board's architects.

Project funding has been approved by the Ministry of Education and the school board is in the final stages of producing working documents in preparation for tendering. The \$150,000 approved by the City is \$67,200 short of the amount required to complete the construction of the space (see attachment 2) and includes items such as design fees, testing, DCCs and other administrative costs.

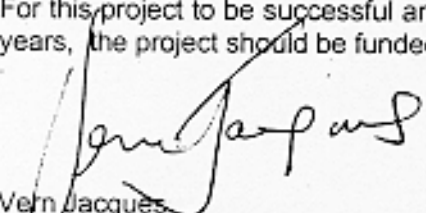
The space is not very large, so to reduce the scope of the work to fit into the approved funding would leave a space too small for most community recreation programs. The expansion is still very much needed and the opportunity to minimize disruption by working in the same schedule as the school expansion should be maintained.

FINANCIAL IMPACT

The additional \$67,200 cost has been increased to \$75,000 to allow for contingencies. The \$75,000 is available from the 1997 Capital Expenditure Reserve (Bylaw 6721) unexpended funds by redistributing the \$225,000 still available from the Minoru Park change facilities funding project. There is no impact on operating costs because of this change.

CONCLUSION

For this project to be successful and to adequately serve the community of Hamilton for the next several years, the project should be funded as presented.


Vern Jacques
Manager, Arenas Services

VJ:sj

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URGENT
Facsimile TransmissionTo: City of RichmondDate: 00.02.17Attn: KathyFax Number: 278-4132From: Doug Gifford, MAIBCNumber of pages 1

RE: _____

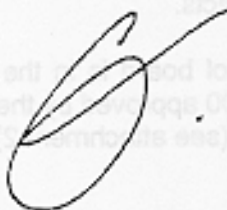
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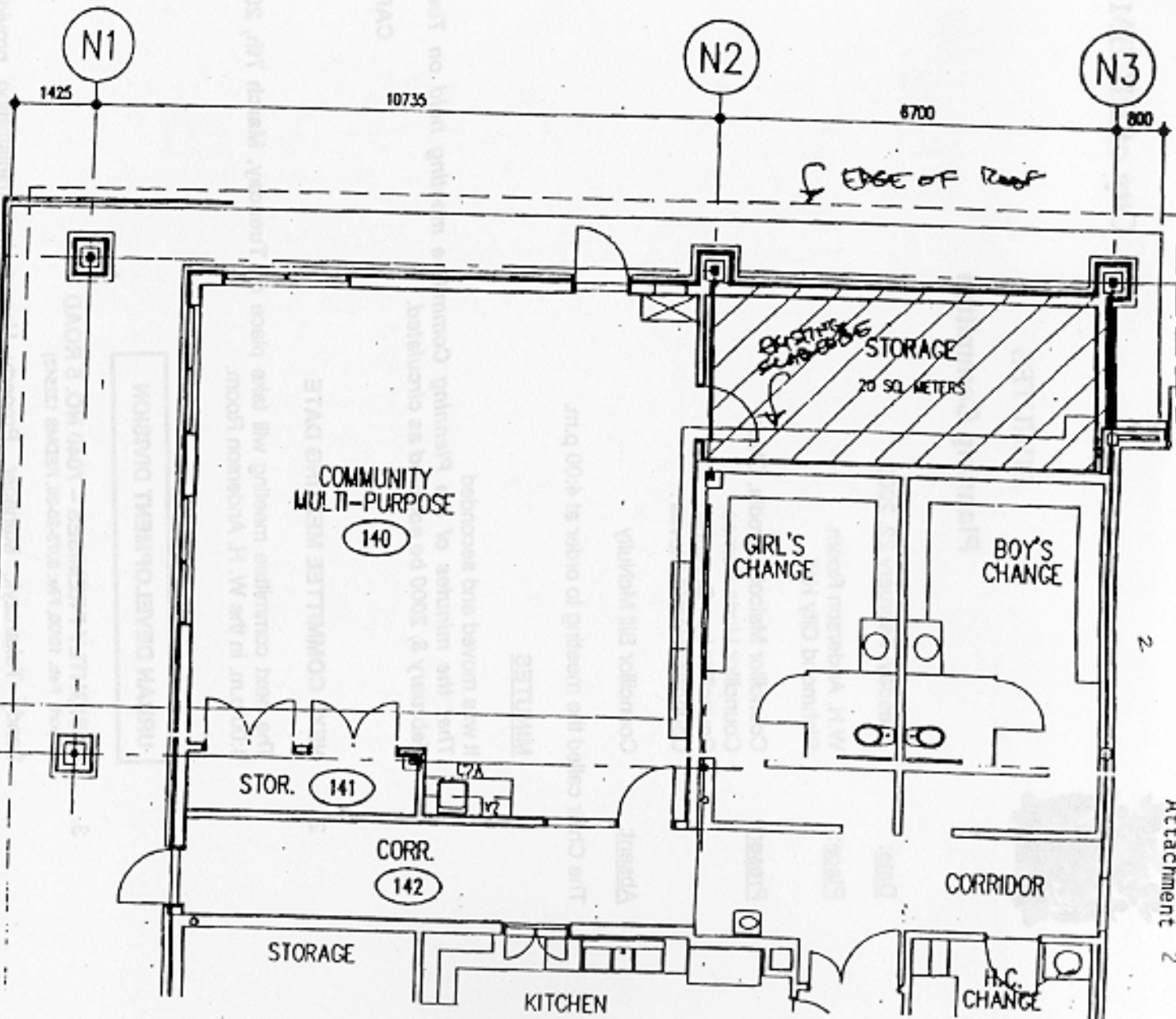
Message :

The soft costs associated with the Community Multi-purpose Room will be 20% of construction costs. This will include items such as design fees, testing, DCCs and other administrative costs.

Total Construction Cost = \$181,000 plus 20% = \$217,200


Copy:

School District #38 - Garry McLean



NO. REVISIONS

DATE

PROJECT

HAMILTON ELEM. SCHOOL

SHEET TITLE

COMMUNITY / M.P. EXTENSION

Grant & Sinclair Architects Ltd

1000-1500 West Georgia Street, Vancouver
British Columbia, Canada V6G 2Z6

SCALE 1:100

DATE 00.02.15

DRAWN

CO

CHECKED

DWG. NO.

SK 1

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Attachment 2