

ITEM 30

MANAGER'S REPORT NO. 92

COUNCIL MEETING Dec. 10/73

30. RE: EDMONDS HOUSE

The 1973-1978 Capital Improvement Program for the above project makes the following reference:

"Certain finishing work will extend the use of the building and since funds are available in the Senior Citizens Reserve it is recommended that it be done at an estimated cost of \$70,000. A report will be presented to Council at an early date."

Recreation staff have worked on details with the Chief Building Inspector and have produced the plan attached. The plan is quite large in size and is therefore attached only to Council members' reports.

The work may be described as:

Legend of finishing rooms as related to the plan

1. Meeting room - For group meetings, dinners, carpet bowling, bingo, or other organized activities for large gatherings up to 200 persons.
- 2.) Storage room - For equipment used in Room 1.
- 3.) Storage room - For equipment used in Room 1.
4. Games room - For shuffleboard, billiards, darts, etc., and provision for preparation of coffee by Senior Citizens.
5. Storage room - For equipment used in Room 4.
6. Cloak room - With benches.
7. Elevator - To install equipment, provision for which was made in initial construction of the building.
8. Women's Lavatory - To finish and install fixtures (rough plumbing already installed).
9. Men's Lavatory - To finish and install fixtures (rough plumbing already installed).
10. Storage room - For large items of equipment needed on this floor (example: tables, chairs, etc.).
11. Elevator machinery room - For pump and controls for hydraulic elevator.
12. Corridor - To finish in conjunction with secondary means of egress from above rooms.

30. Re: EDMONDS HOUSE Cont'd.

Cost estimates are:

Heating	\$ 5,000	
Plumbing	6,286	
Electrical	13,600	
Emergency lighting	1,000	
Masonry	2,350	
Millwork	6,558	
Floor covering	4,650	
Elevator	22,800	
Fire alarm	2,500	
Painting	1,980	
Carpentering	3,100	
Suspended ceiling	4,750	
	<u>74,574</u>	
+ 10% for profit	7,457	
	<u>82,031</u>	
+ 10% for overhead	8,203	\$ 90,234
Fees @ 7.4% total		6,677
Furnishings		<u>5,000</u>
		101,911
Contingency and miscellaneous @ 5%		<u>5,096</u>
		<u>\$107,007</u>

Sources of revenue are:

1973 C.I.P. allocation	\$ 70,000
Elderly Citizens Housing Aid grant to be applied for	<u>35,669</u>
	105,669
Balance required	<u>1,338</u>
	<u>\$107,007</u>

RECOMMENDATIONS:

THAT this project be approved in principle; and

THAT the Municipal Treasurer be instructed to make application for a grant of \$35,669 under the Elderly Citizens Housing Aid Act; and

THAT the firm of architects, Harrison and Kiss, who designed the Senior Citizens Housing Project at Edmonds, be engaged to prepare plans and specifications for this project.