

RE: BURNABY MOUNTAIN GOLF COURSE
CONSTRUCTION OF A PRO SHOP

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| ITEM | 13 |
| MANAGER'S REPORT NO. | 69 |
| COUNCIL MEETING | 1979 10 15 |

Following is a report from the Parks and Recreation Administrator regarding the Pro Shop at the Burnaby Mountain Golf Course.

Although this project may be reconsidered in the future, it is not possible at this time to indicate when this would take place, or under what circumstances.

It should be mentioned that the proposed termination of the contract with the architect is in no way due to any dissatisfaction with his work. The termination simply evolves from a decision to abandon the project because the projected cost substantially exceeds the amount of funds that are available in the budget.

RECOMMENDATION:

1. THAT the recommendations of the Parks and Recreation Administrator be adopted.

TO: MUNICIPAL MANAGER

1979 October 10

FROM: ADMINISTRATOR - PARKS AND RECREATION

RE: BURNABY MOUNTAIN GOLF COURSE
CONSTRUCTION OF PRO SHOP

Recommendation:

1. THAT Council terminate the contract with Peter F. Smith, Architect, for the design of the Golf Course Pro Shop.
2. THAT Council authorize the payment of fees to date to Peter F. Smith under the terms of the Architect's contract.

REPORT

At its meeting of 1979 April 04, the Parks and Recreation Commission approved an increased budget for the construction of the Golf Course Pro Shop in the amount of \$117,950.00 and this was the amount included in the 1979 C.I.P.

Since that time, staff have been working with the Architect on preliminary designs and cost-estimate reviews. Cost escalation has been such that further revised figures have now been brought forward bringing the building estimate to \$129,965.00 and the total project to \$149,461.00.

As a result of its concern with the anticipated costs, the Finance Committee of the Parks and Recreation Commission requested staff to meet with the Golf Professional to determine whether he would be interested in some arrangement which could subsidize a portion of the Pro Shop costs. This meeting was held and Mr. Leisen expressed a number of opinions about the Pro Shop development in relation to other required developments at the Golf Course.

In summary, Mr. Leisen feels any advantage to him from the new Pro Shop would be minimal and, for that reason, is not prepared to contribute to the capital cost. He bases this on the feeling he would not generate much more income from the new Pro Shop. Mr. Leisen also indicated he has had some reservations about the necessity of the new building and feels the whole golf course requires more study on what we intend to achieve with

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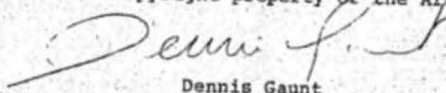
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any improvements. Mr. Leisen also emphatically stated any money available should be spent on the course. He further stated that, as this was his first season, he would want to completely analyse all aspects of his operation before committing himself to a capital outlay.

Mr. Leisen re-iterated his comments to the Commission at its meeting of 1979 October 3 and the Commission agreed that the Pro Shop project should be terminated and the funds in the 1979 C.I.P. for this purpose be re-allocated to other golf course development which will be determined following a study of needs.

The Commission was advised that fees in the amount of \$5,225 had been paid to the Architect to date and that a balance of \$2,090 was outstanding. Payment of this amount was approved.

The full working drawings and specifications are in the possession of the Corporation, although the drawings and related documents are the copyright property of the Architect.



Dennis Gaunt

DG:df

c.c. Chief Building Inspector
Municipal Solicitor
Municipal Treasurer