

ITEM 21
MANAGER'S REPORT NO. 77
COUNCIL MEETING 85/12/09

RE: DESIGN AND CONSTRUCTION OF THE NEW BONSOR RECREATION CENTRE

MUNICIPAL MANAGER'S RECOMMENDATION:

1. THAT the recommendation as contained in the report from the Director Recreation & Cultural Services.

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1985 DECEMBER 05

TO: MUNICIPAL MANAGER
FROM: DIRECTOR RECREATION & CULTURAL SERVICES
RE: DESIGN AND CONSTRUCTION OF THE NEW BONSOR RECREATION CENTRE

RECOMMENDATION:

1. THAT Municipal Council authorize that a bylaw be brought down to appropriate \$7.5 million from the Capital Works Financing Fund to finance the Bonsor Recreation Centre project.

REPORT

INTRODUCTION

On 1985 June 05, the Parks and Recreation Commission appointed the firm of Carlberg Jackson Partners Limited as architects for the new Bonsor Recreation Centre.

The Commission has since worked with the architects in preparing a design concept. At its meeting of 1985 December 04, the Commission approved the design concept and approved proceeding to the next step of preparation of working drawings, tender documents and tender call.

THE BUILDING

The building is prestigious in nature and suitable to its location in Metro-town. The final complex will be approximately 162,000 sq.ft. in size made up as follows: main recreation building (similar to Cameron Recreation Centre) approximately 100,000 sq.ft.; new arena 41,000 sq.ft.; existing Bonsor Pool 17,000 sq.ft., and pool extension 4,000 sq.ft.

In this first phase, the Commission proposes to build 80% of the main building (80,000 sq.ft.) and the pool extension (4,000 sq.ft.)

The Architects' treatment of the building within the Park is excellent in that, the Park will sweep up via terraces on to the surface of the roof areas of the rink and double collegiate gymnasium, both of which are buried 15' into the ground in order to achieve this effect. The Commission is very pleased with the final results of this design.

THE RECREATION COMPONENTS

The main recreation components for this first phase consist of the double collegiate gymnasium, 5 squash or racquetball courts, large fitness area and exercise room, banquet room with stage, elder citizen's component and craft and general purpose rooms.

One major entrance will serve both the main building and the existing pool and will contain a restaurant and child care room. A component is set aside to service other park users with outdoor washrooms and changerooms and also a component to be used by the South Burnaby Men's Club who make extensive use of the existing Bonsor Recreation Centre which will be demolished when the new construction takes place.

The building is designed to allow for a future expansion to include a judo room, preschool rooms and additional service areas. The whole will be attractively landscaped with plazas, ramps, plantings, a terraced grass area outside the elder citizen's component and a feature waterfall.

POOL EXTENSION AND ALTERNATE BID

In reviewing the budget for this first phase of development, the Commission determined that the extension to the pool may also have to be delayed to a future date.

This component consists of: a whirlpool, a training pool for children and handicapped, a tanning area, and saunas, similar to the set up at C.G. Brown Pool.

The Commission has instructed that the tender documents be prepared for the main building and that separate tender documents be prepared for the pool extension. The tenders will then be called together and depending upon how favorable the bid prices are, a decision will be taken at that time whether or not to proceed with the pool extension as part of this first phase.

Plans illustrating the new Centre will be posted at the Council meeting of 1985 December 09. A copy of a perspective on the building is attached to this report.

FUNDING

Funding for this project will be provided by internal borrowing from existing Capital Reserves, as approved by Council on 1985 July 15. This project for Bonsor of \$7.5 million, was part of the major capital expansion program of \$20.9 million for the Library, Museum and Parks expansion. The program was reflected in the Recast 1985-1989 Capital Budget.

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FUNDING - Cont'd..

It is proposed to repay the borrowings over 20 years at prevailing interest rates. In order to make the funds available, it is necessary to pass a bylaw to appropriate the funds from the reserve. Such a bylaw requires the approval of 2/3 of all the members of Council, and the approval of the Minister of Municipal Affairs.

It is therefore recommended that a bylaw be brought down to appropriate \$7.5 million from the Capital Works Financing Fund to finance the Bonsor project.

MUNICIPAL BUILDING CO-ORDINATING COMMITTEE

The staff Building Committee has been involved in the full process and has approved the plans as presented.



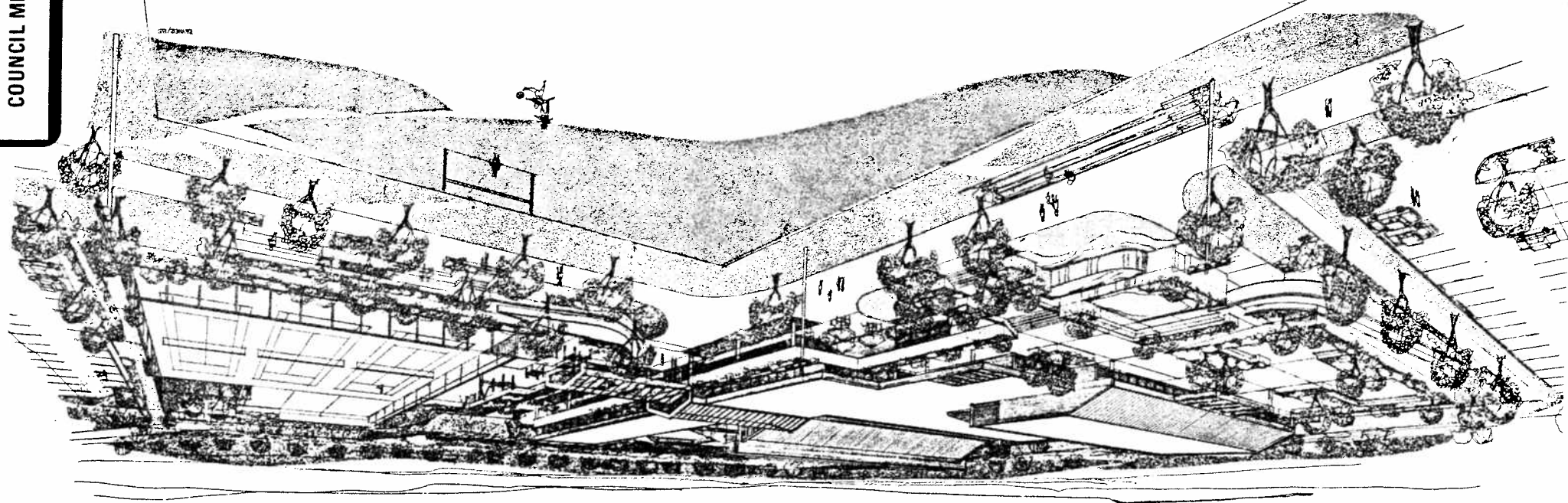
DENNIS GAUNT
Director Rec. & Cultural Services

DG:hh
Attach.

C.C.
Director Finance
Director Planning & Building Inspection
Members of the Municipal Building Co-ord. Committee



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BONSOR PARK RECREATION CENTRE

cjp architects

ATTACHMENT TO THE COUNCIL REPORT RE: DESIGN & CONSTRUCTION OF THE NEW BONSOR RECREATION CENTRE - 1985 DECEMBER 05

