

ITEM

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MANAGER'S REPORT NO.

61

COUNCIL MEETING

90/10/09

TO: MUNICIPAL MANAGER  
1990 OCTOBER 04

FROM: MAJOR CIVIC BUILDING PROJECT  
COORDINATION COMMITTEE

SUBJECT: RENOVATIONS TO KINGSWAY BRANCH LIBRARY  
7252 KINGSWAY, BURNABY

PURPOSE: To seek authority of Council to engage an architectural firm for design and preparation of contract documents for the proposed renovations.

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RECOMMENDATION:

1. THAT Council authorize the execution of a Client/Architect Agreement with the firm of Raymond Letkeman Architects Inc. for the preparation of contract documents and construction administration of the Kingsway Library renovations.

R E P O R T

On 1990 September 04, Council adopted Bylaw No. 9460 which appropriated \$214,000 from Capital Reserves to finance the proposed renovations to the Kingsway Branch Library. These renovations are required to provide library services following the opening of the new Bob Prittie Metrotown Branch. Many of the municipal wide services currently provided from Kingsway Branch shift to Metrotown, with the Kingsway Branch becoming more of a local community library similar to McGill and Cameron.

Under the proposed schedule, the Kingsway Branch will close 1990 Dec. 17 to undergo renovation work and re-open on 1991 March 11.

The major components to the Kingsway renovation include:

- Changes to the public washrooms to make them handicapped accessible.
- Recarpeting of the public areas.
- Replacing light fixtures and miscellaneous electrical upgrading.
- Millwork, shelving, etc.
- General repainting and clean up.
- New partition walls.
- Mechanical alterations.

Given the nature of the work and the tight construction schedule, it is essential that the design work proceed immediately in order for staff to tender the project and obtain Council approval for the awarding of the construction contract. In this regard, staff has requested and received a fee proposal from Raymond Letkeman Architects Inc. in the amount of \$18,000 for the preparation of the necessary contract documents and supervision of the project during construction. 135

The firm is well experienced in this field of work and is currently being retained by the Corporation on the Parks' Facilities Automation project which includes similar renovations to six recreation centres in the municipality.

The proposal put forward by the architect is in keeping with the recommended fee scale of the Architectural Institute of B.C. and takes into consideration the time frame in which the various components of the project are to be completed.

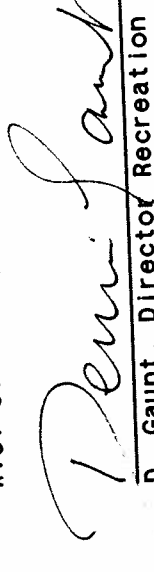
Since the project is of a relatively minor scale, it will not require the continuing involvement of the Major Civic Building Project Coordination Committee, in which case liaison between the client and the architect will be handled by the Project Manager rather than by the full committee.

In keeping with Council's policy regarding the retention of architects for municipal buildings, it is necessary to seek authority from Council for the execution of the customary Client/Architect Agreement.

With the concurrence of the Municipal Purchasing Agent, the committee recommends that the firm of Raymond Letkeman Architects Inc. be retained for the design and supervision of the Kingsway Library renovations.

  
A.L. Parr, Chairman, Major Civic  
Building Coordination Committee

  
W.C. Sinclair, Director Engineering

  
D. Gaunt, Director Recreation  
& Cultural Services

JC:lm

cc: Director Finance  
Municipal Solicitor  
Purchasing Agent