

ITEM 10
MANAGER'S REPORT NO. 50
COUNCIL MEETING 92/07/27

TO: MUNICIPAL MANAGER 1992 JULY 21
FROM: ACTING DIRECTOR PLANNING & BUILDING OUR FILE: 17.811.1

SUBJECT: INTRODUCTION OF A CAPITAL RESERVE FUND EXPENDITURE BYLAW FOR
RETENTION OF AN ARCHITECTURAL CONSULTANT FOR THE DESIGN OF A
MUNICIPAL CHILD CARE FACILITY AT 6786 SOUTHPOINT DRIVE
REZONING REFERENCE #14/91

PURPOSE: To recommend introduction of a Capital Reserve Fund
Expenditure Bylaw to expend funds for retention of an
architectural consultant for the design of the proposed
Municipal Child Care facility at 6786 Southpoint Drive.

RECOMMENDATIONS:

1. THAT Council bring forward a Capital Reserve Fund
Expenditure Bylaw in the amount of \$65,000 for
retention of an architectural consultant for the design
of a proposed Municipal child care centre at 6786
Southpoint Drive.

R E P O R T

1.0 BACKGROUND

In conjunction with the rezoning process for the B.C. Hydro
Headquarters Complex, the Municipality received a \$250,000 cash
contribution and a 15,000 square foot site from B.C. Hydro to be
used for development of a group day care centre (see Sketch 1,
attached). A figure of \$410,000 is included in the 1992 Capital
Budget for developing the child care facility.

The \$410,000 figure represents the estimated cost of designing and
constructing a modular child care facility. Upon considering the
relative merits of modular versus purpose built construction, the
Civic Development Committee, in 1992 May, directed staff to work
towards development of a purpose built child care facility. The
estimated cost of a purpose built centre is \$600,000. The Civic
Development Committee is pursuing Provincial funding to cover the
difference between B.C. Hydro's cash contribution and the total
project cost.

2.0 CURRENT SITUATION

At the direction of the Civic Development Committee, staff have
begun preparation of terms of reference for retention of
an architectural consultant for the project. These terms of
reference will be forwarded to the Civic Development Committee for
review and approval in August. It is expected that selection of
the project consultant would occur in September.

The cost of retaining the architects and their consultants is
estimated at \$65,000. The fee covers design work, preparation of
contract documents, disbursements, and contract administration
during the construction phase.

3.0 SOURCE OF FUNDS

It is recommended that funds be appropriated from Capital Reserves for retention of the consultants. As indicated, the funds are included in the 1992 Capital Budget under Municipal Child Care Facility.

4.0 CONCLUSION

It is necessary to retain project architects as soon as possible because

- a) a strong need exists for additional child care services to accommodate the growing residential and employee population in the Edmonds area, and
- b) a Section 215 covenant has been registered against the title of the subject property, whereby the Municipality is required to have a child care centre constructed and operating by 1994 August or be faced with returning the site and \$250,000 cash contribution (plus interest) to B.C. Hydro.

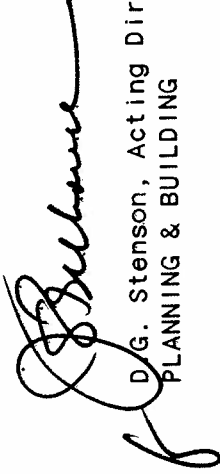
Staff are therefore recommending that Council bring forward a Capital Reserve Fund Expenditure Bylaw for retention of architectural consultants for design of the proposed Municipal child care facility.

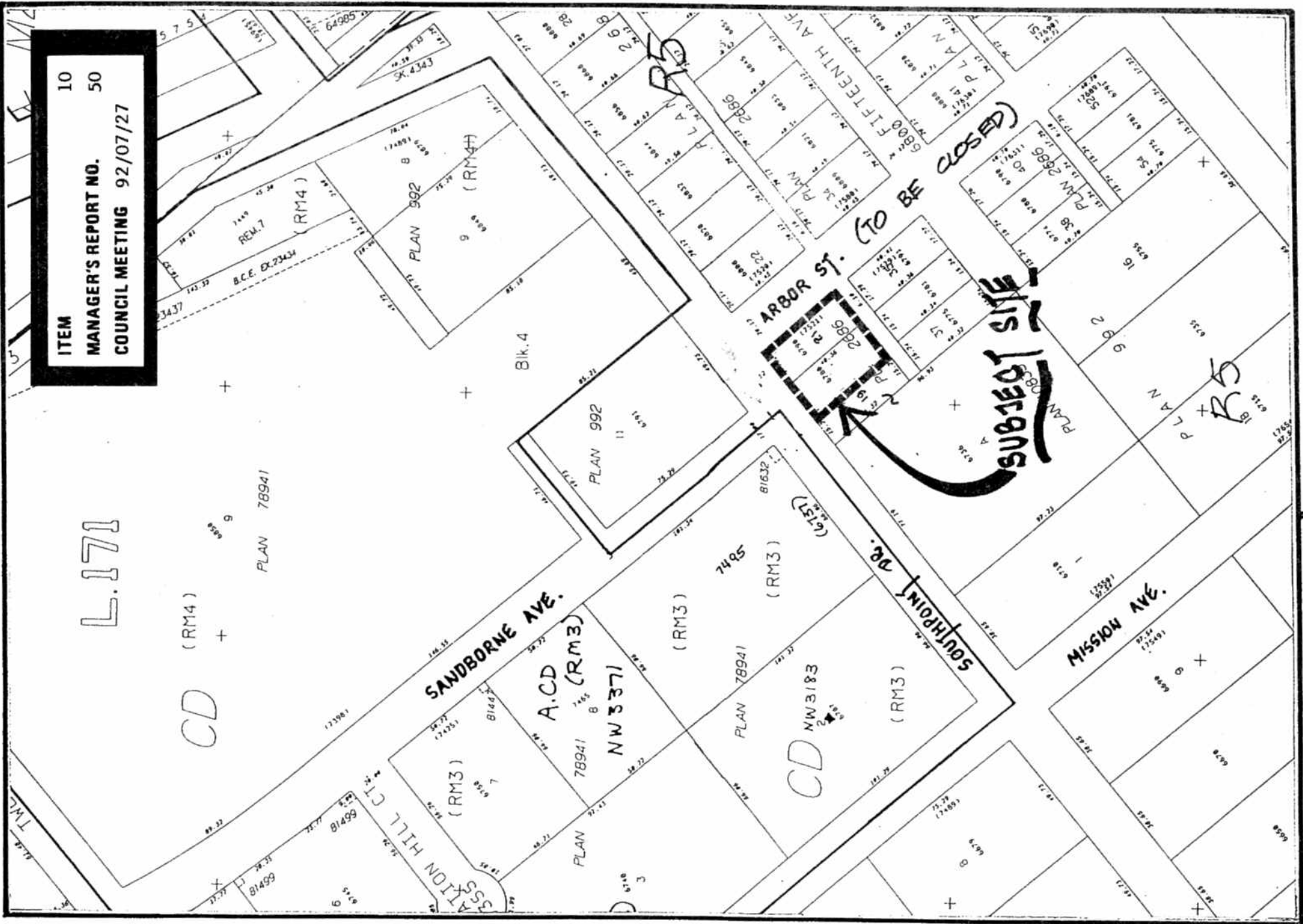
As indicated, it is expected that the architect selection process will conclude in September, with the Civic Development Committee making its recommendation to Council shortly thereafter.


JF/db

Attachment

cc: Director Finance
S. Lum, Long Range Planner


D.G. Stenson, Acting Director
PLANNING & BUILDING



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BURNABY
 Planning &
 Building Inspection
 Department



Date: June 1991

Scale: 1:2000

Drawn By: J.P.C.

REZONING REFERENCE # 14/91
 Proposed Daycare Site
 6786 Southpoint Drive

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SKETCH #1

