

**FINANCE AND CIVIC DEVELOPMENT COMMITTEE**

*HIS WORSHIP, THE MAYOR  
AND COUNCILLORS*

**SUBJECT: BURNABY VILLAGE MUSEUM  
INTER-URBAN TRAM DISPLAY BUILDING**

**RECOMMENDATION:**

1. THAT Council authorize an expenditure of \$28,814 from the Casino Gaming Fund to meet the construction costs of the Inter-Urban Tram Display Building, as outlined in this report.

**REPORT**

The Finance and Civic Development Committee, at its meeting held on 2007 June 28, received and adopted the attached report providing a wrap-up report on the Inter-Urban Tram Display Building Project.

Respectfully submitted,

Councillor D. Johnston  
Chair

Councillor N. Volkow  
Vice Chair

Councillor G. Begin  
Member

Copied to:	City Manager Deputy City Manager Director Finance Chief Building Inspector Director Engineering Director Planning & Building Director Parks, Rec. & Cult. Services
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COMMITTEE REPORT

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**TO:** FINANCE & CIVIC DEVELOPMENT COMMITTEE **DATE:** 2007 JUNE 18

**FROM:** MAJOR CIVIC BUILDING PROJECT COORDINATION COMMITTEE

**SUBJECT:** BURNABY VILLAGE MUSEUM  
INTER-URBAN TRAM DISPLAY BUILDING

**PURPOSE:** To provide a wrap-up report on the Inter-Urban Tram Display Building Project.

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**RECOMMENDATION:**

1. **THAT** Council authorize an expenditure of \$28,814 from the Casino Gaming Fund to meet the construction costs of the Inter-Urban Tram Display Building, as outlined in this report.

**REPORT****BACKGROUND**

In 2001, the Burnaby Parks, Recreation and Culture Commission approved the restoration and housing of the 1912 Inter-Urban 1223 Tram Car which operated in Burnaby until the 1950's and played a significant part in the development of the community. In 2001, the City entered into an agreement with the non-profit group, Friends of Inter-Urban 1223, wherein the group would restore the vehicle at their expense and the City would construct a Tram Building to house and interpret the restored vehicle at the Burnaby Village Museum.

In 2004, the Commission approved the site of the Tram Display Building near the Carousel Building, replacing the old Miniature Railway Station, and authorized the pursuit of steps to achieve the Tram Building through the Finance and Civic Development Committee. In 2005, the firm of Toby Russell Buckwell Partners, Architects, were engaged to proceed with planning and design and the preparation of contract documents suitable for tendering to General Contractors.

On 2006 May 19, Council authorized the execution of stipulated sum contract with Novacom Construction Ltd. to construct the proposed Tram Display Building.

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From: Major Civic Building Project Coordination Committee  
Re: Burnaby Village Museum – Inter-Urban Tram Display Building  
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The general contractor, Novacom Construction Ltd., commenced work on site on 2006 June 23 and completed the project on 2007 February 20. The restored Tram was moved from its restoration location on Imperial Street into the new Tram Display Building on 2007 February 16.

The building was opened to the public at a ceremony held on 2007 March 17. The new buildings and the restored Tram display have been well received by members of the public.

### **FINANCIAL SUMMARY**

The budget established for the Tram Display Building was \$868,900 (exclusive of GST). The budgeted amount included design and construction costs, furniture, fixtures and equipment and other miscellaneous costs, along with the cost of moving the Tram and associated artifacts to the new building. The final project expenditures total \$897,714 resulting in a shortfall of \$28,814. The additional expenditures are primarily the result of over excavation requirements due to poor soils and the removal and disposal of buried construction debris encountered on site during the trenching phase for the installation of the water, sewer and hydro services to the Tram building that could not have been predicted at the time of tender.

It is recommended that the Committee and Council authorize an expenditure of \$28,814, drawing from the same initial funding source (Casino Gaming Fund), to meet the final construction costs for the project.

The final expenditures on the project are as follows:

• Original Contract Value – Novacom	-	\$665,125
• Change Order Additions	-	\$ 76,624
• Less: Change Order deductions	-	<u>(\$ 3,496)</u>
• Final Contract Value	-	\$738,253
• Miscellaneous Project Costs	-	<u>\$159,461</u>
<b>TOTAL PROJECT EXPENDITURES</b>	-	<b>\$897,714</b>
<b>Total Project Budget</b>	-	<b>\$868,900</b>
Balance required to fund project	-	<b>(\$ 28,814)</b>

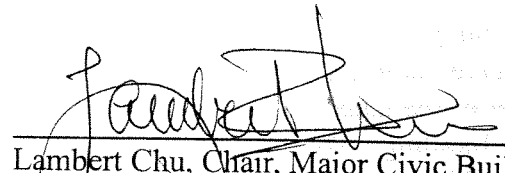
*(Note: The above amounts are exclusive of GST)*

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**CONCLUSION:**

The contract with Novacom Construction is now complete. The new building was opened to the public on 2007 March 17 and has been well received by both the public and the Museum's staff.

Over the following year, Project staff will continue to monitor the completed work and deal with the contractor on any warranty issues that may arise.

  
Lambert Chu, Chair, Major Civic Building  
Project Coordination Committee

  
Basil Luksun, Director Planning & Building

  
Kate Friars, Director Parks, Recreation &  
Cultural Services

JC/TA:ap

cc: City Manager  
Deputy City Manager  
Director Finance  
Chief Building Inspector

Q: Tony BVM-Intertram Bldg Prjct-wrap-up report