

BUILDINGS AND GROUNDS COMMITTEE
Reporting to Public Session, Monday, November 28, 2016

The Buildings and Grounds Committee met on Wednesday November 16, 2016 at 5:41 pm. In attendance were: Trustees Larry Hayes (Chair), Meiling Chia and Baljinder Narang; DPAC Representative Calvin Taplay, Secretary-Treasurer Russell Horswill, Deputy Secretary-Treasurer Roy Uyeno and Acting Director Facilities Services Phil Shepherd.

1. Capital Projects Update

Acting Director Facilities Services Phil Shepherd provided the committee with a report on capital projects currently in various stages of planning within the district. Highlights include:

Alpha Secondary School Seismic Upgrade and Partial Replacement

- Southeast block roof replacement added to project, funded by School Enhancement Program (\$130,000)
- North wing addition - tender closed November 10
- North wing demolition commenced November 9
- Call to trade contractors to bid on north wing addition was posted on BC Bid on October 14, 2016. Tender closed November 3
- Scope of work increased to include new Carbon Neutral Capital Project (see below)
- Drawings submitted to City of Burnaby for Preliminary Plan and permit approval
- Preliminary phase 1 work currently underway includes:
 - Relocation of underground services to accommodate demolition/addition
 - Small gym, main gym - seismic upgrade work
 - North wing - preparation for demolition currently underway
- Construction value of project estimated at \$16.5 million

Alpha Secondary School CNCP Project – New Project

- Boilers ordered October 4
- Replacement of existing boiler plant and upgrading of digital controls to be undertaken in conjunction with seismic upgrade and partial replacement project (see above)
- Project funding \$180,000

Montecito Elementary School Seismic Upgrade and Expansion Project

- Unitech was the successful bidder on the tender call for Construction Management Services
- Unitech to mobilize mid-November
- Unitech will work with the school district to develop a construction phasing plan
- Call to tender trade contracts expected in late October
- Scope of work increased to include new Building Envelope Remediation project (see below)
- Drawings submitted for building permit
- Approval received from the Ministry to use construction management
- Seismic upgrade includes corridors and northwest classrooms on both floors
- Construction value of project \$3.44 million

Montecito Elementary School Building Envelope Remediation – New Project

- To be carried out in conjunction with seismic upgrade and expansion project (see above)
- Installation of new windows, insulation and cladding on existing structure and gym
- Construction value of project \$820,000

Burnaby North Secondary School Seismic Upgrade

- Fifteen per cent NLC (Neighbourhood Learning Centre) space added to accommodate district programs.
- Burnaby North is #1 Seismic Priority on the 2016/17 Capital Plan
- The full replacement option is the preferred option recommended to the Ministry
- Three options under consideration: (i) pure seismic remediation, (ii) partial replacement, and (iii) full replacement
- Study underway

Stride Avenue Community School Seismic Upgrade

- Stride is the #2 Seismic Priority on the Capital Plan
- Study underway

Stride Avenue Community School Mechanical Upgrade – Phase 2 –
New School Enhancement Project

- Commissioning of mechanical systems started November 10
- Millwork/painting by Maintenance Services underway
- Project mechanical systems substantially complete mid-October
- Late pump delivery has delayed boiler startup by 2 weeks
- Replacement of unit ventilators and boilers
- Millwork replacement by Maintenance Services
- Estimated cost \$1.65 million
- To be completed by March 31, 2017

Aubrey Elementary School Mechanical (HVAC) Upgrade – Phase 2 –
New School Enhancement Project

- Commissioning of mechanical systems started November 10
- Project substantially complete mid-October (excluding millwork by Maintenance Services)
- Replacement of unit ventilators
- Estimated cost \$1.41 million
- To be completed by March 31, 2017

University Highlands Eight-Classroom Addition – New Project

- KDS Construction Ltd. was the successful bidder on the RFP for construction management services
- Ministry funding approval received
- Design development anticipated to be complete early in the new year
- Call to tender for construction anticipated to go out in the new year
- Construction value of project estimated at \$3.6 million

Recommendation: THAT the Board of Education receive this information.

2. School Enhancement Program

Mr. Shepherd informed the committee that as a result of efficiencies realized on the Stride Avenue and Aubrey school enhancement programs, the district has submitted a request to the Ministry of Education to use the remaining funds to install exterior shutters or solar blinds at Cameron, Forest Grove, Kitchener, Marlborough and Maywood elementary

schools, Burnaby Mountain and Cariboo Hill secondary schools and Canada Way Education Centre.

Recommendation: THAT the Board of Education receive this information.

**3. Montecito Elementary School Building Envelope
Project: Funding Agreement**

Russell Horswill, Secretary-Treasurer, reviewed with the committee the Ministry of Education funding agreement for the building envelope project at Montecito Elementary School. This project has been approved as part of the district's 2016/2017 capital plan. The funding agreement will be executed by the Secretary-Treasurer and returned to the Ministry of Education so that work may proceed on this project.

Recommendation: THAT the Board of Education receive this information.

4. Seaforth Elementary School Field

Mr. Shepherd reviewed with the committee a letter from a student regarding the school playfield and grounds and distributed a copy of the district's reply. Some of the concerns are weather-related, such as dust on the playfield in the summer and excess water in the fall, and are addressed during the regular maintenance schedule. Parking requirements are determined by the City of Burnaby. Facilities staff will be following up on the use of chalkboards in the school.

Recommendation: THAT the Board of Education receive this information.

5. Next Meeting

The next Buildings and Grounds Committee meeting will be held on Wednesday, January 18, 2017 at 5:30 pm.

6. Adjournment

The meeting was adjourned at 5:57 pm.