



# Memo

**TO:** Chair, Committee of the Whole

**SUBJECT:** Municipal Hall Progress Report – April 2023

**DATE:** May 5, 2023

**FROM:** Chief Administrative Officer

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The scheduled completion date for the hall renovations now appears to be the end of June of this year. This does not obviously allow for a smooth transfer of services.

## **Current Status**

- Plumbing rough-in complete;
- • HVAC underway – 90%;
- • Electrical rough-in complete
- • Sprayfoam insulation overpaint complete;
- • Exterior insulation 90%;
- • Main entry stair / ramp –Walls formed and rebar in-place;
- • GWB nearly completed. Some walls primed and painted (1 coat);
- • Exterior cladding and flashing underway – exterior insulation and strapping complete;
- • Water service to building complete;
- • Lobby Vestibule installed;
- • Main entry and Council Chambers aluminum doors & frames installed; and
- • Interior doors on-site

In the meantime, staff have also had to co-ordinate the installation of services by Telus, Shaw, our security hardware, and computer hardware firms. This process has been an onerous one.

Attached is a listing of the Change Orders issued. Just received another this morning that needs to be approved.

Joseph A. Fernandez

CO No.	Concerning	Initating Reference	Date issued	Value	Adjusted Contract Sum	Running sum	Status
					2,695,000		
1	Course of Construction Insurance	Not included in original scope of work	25-Mar-22	\$ 34,892.40	\$ 2,729,892.40	\$ 34,892.40	resolved
2	Geotechnical Work	Site Conditions	13-Jun-22	\$ 78,665.00	\$ 2,808,557.40	\$ 113,557.40	resolved
3	CCN 17 (R1)Door, Frame and Hardware Revisions	Site Conditions	09-Nov-22	\$ 18,554.40	\$ 2,827,111.80	\$ 132,111.80	resolved
4	CD #1 - Reroute existing rainwater leader	Site Conditions	09-Nov-22	\$ 3,636.31	\$ 2,830,748.11	\$ 135,748.11	resolved
5	CCN 18R1 - New roof drains	Building Code Requirement	09-Nov-22	\$ 4,516.19	\$ 2,835,264.30	\$ 140,264.30	resolved
6	CCN13 - Framed access hatch into council chambers crawlspace	Not included in original scope of work	09-Nov-22	\$ 870.00	\$ 2,836,134.30	\$ 141,134.30	resolved
7	CCN 8 - new window into open office area	Not included in original scope of work	09-Nov-22	\$ 3,777.94	\$ 2,839,912.24	\$ 144,912.24	resolved
8	CCN 7(R1) - Crawlspace ventilation openings and grilles	Not included in original scope of work	09-Nov-22	\$ 6,312.00	\$ 2,846,224.24	\$ 151,224.24	resolved
9	CCN 12 - scope existing foundation drainage lines	required to confirm existing conditions prior to new work	17-Nov-22	\$ 2,522.00	\$ 2,848,746.24	\$ 153,746.24	resolved
10	Structural Changes - Determination	Product availability and existing site conditions	13-Dec-22	\$ 113,515.00	\$ 2,962,261.24	\$ 267,261.24	resolved
11	Structural addition at overhang	Not included in original scope of work	21-Dec-22	\$ 3,323.00	\$ 2,965,584.24	\$ 270,584.24	resolved
12	Electrical - new panel and wiring in kitchen area	Site Conditions	21-Dec-22	\$ 12,750.00	\$ 2,978,334.24	\$ 283,334.24	resolved
13	CCN 19 - T-bar ceilings to existing offices	Site Conditions	10-Jan-23	\$ 8,398.78	\$ 2,986,733.02	\$ 291,733.02	resolved
14	Standby Generator	Owner request	10-Jan-23	\$ -	\$ 2,986,733.02	\$ 291,733.02	deleted
15	CCN15 - Spray foam 7 vapour barrier to existing joist ends	Site Conditions	10-Jan-23	\$ 24,140.00	\$ 3,010,873.02	\$ 315,873.02	resolved

16	CCN10 - Changes to layout in existing building	Site Conditions & Owners request	07-Feb-23	\$ 15,375.00	\$ 3,026,248.02	\$ 331,248.02	resolved
17	CCN16 - new t-bar to Office 115, 116 & 117	Site Conditions & Owners request	09-Feb-23	\$ 3,532.00	\$ 3,029,780.02	\$ 334,780.02	resolved
18	CCN20 - increasing duct size in Rm. 113 & 114	Site Conditions	09-Feb-23	\$ 2,150.00	\$ 3,031,930.02	\$ 336,930.02	resolved
19	CCN26 - ECCN3	Site Conditions & Owners request	01-Mar-23	\$ 18,435.84	\$ 3,050,365.86	\$ 355,365.86	resolved
20	ECCN4, 5 & 6 - AV, Front Desk and Council Chamber lighting conduits	Site Conditions, Architect & Owners request	08-Mar-23	\$ 12,973.20	\$ 3,063,339.06	\$ 368,339.06	resolved
21	CCN29 - Millwork Revisions (kitchen and front reception counter)	Architect & Owners request	10-Mar-23	\$ 21,615.20	\$ 3,084,954.26	\$ 389,954.26	resolved
22	CCN25 - Change to Vestibule size to make lobby larger	Architect & Owners request	13-Mar-23	\$ 4,757.60	\$ 3,089,711.86	\$ 394,711.86	resolved
23	CCN27 - MCCN2 Add exhaust duct for Range Hood in kitchen	Owner request	13-Mar-23	\$ 4,166.30	\$ 3,093,878.16	\$ 398,878.16	resolved
	<b>Total</b>			<b>\$ 398,878.16</b>			