
TO: CITY MANAGER **DATE:** 2016 DECEMBER 07

FROM: MAJOR CIVIC BUILDING PROJECT **FILE:** 4230-08
COORDINATION COMMITTEE

SUBJECT: SOUTH BURNABY ARENA FEASIBILITY STUDY

PURPOSE: To advise Council of the advancement of the arena feasibility study.

RECOMMENDATION:

1. **THAT** this report be received for information purposes.

REPORT

1.0 BACKGROUND

In 2016 August, the City issued a Request for Proposal (RFP) on BC BID inviting proposals from qualified consulting firms to undertake a Feasibility and Schematic Design Study for the proposed South Burnaby Arena project.

The preferred site at 10th Avenue and 18th Street is located within the Council-adopted Edmonds Town Centre Plan area (see *attached* Sketch #1). The site is made up of two parcels at 7789 and 7799 18th Street, which has a combined frontage on 18th Street of approximately 210 m (689 ft.), and an area of approximately 16,560m² (4.09 acres). Directly to the west and northwest is Byrne Creek Secondary School. To the northeast across 18th Street is the proposed Southgate Neighbourhood, which will accommodate a new 2.02 hectare (5 acre) City park surrounded by multiple-family and mixed-use development. To the southeast across 18th Street are existing institutional (Church) and single and two family uses fronting 10th Avenue. The preferred site is highly accessible to south Burnaby residents via Griffiths Drive, Southridge Drive and 10th Avenue. Bus access to the site is available via the 116 Edmonds Station / Metrotown Station and 112 Edmonds Station / New Westminster Station routes. The site is located approximately 950 m (3,116 ft.) walking distance from the Edmonds SkyTrain Station and is connected to the Urban Trail network in the area.

A rezoning from the prevailing M1 Manufacturing District to the CD Comprehensive Development District (utilizing the P2 Administration and Assembly District) and related Community Plan amendment, would be required to permit the proposed arena facility development.

At the completion of the RFP process, a total of five (5) proposals were received by the Purchasing Department. Staff reviewed the proposal for compliance to the terms of reference in the RFP and short-listed four (4) consulting firms for further consideration.

On 2016 November 28, the Major Civic Building Project Coordination Committee and senior support staff conducted interviews of the short-listed firms. At the conclusion of the interview process, the Committee determined that the consulting proposal from HCMA Architecture + Design best met the City's requirements and objectives for the feasibility and schematic design study.

2.0 RECOMMENDED CONSULTING FIRM

HCMA Architecture + Design is a well-established Vancouver-based design and planning firm that has extensive experience in planning community recreation facilities, including gymnasias, fitness facilities, ice facilities and aquatic facilities. Their portfolio covers 18 new community recreation projects in the past decade, including 14 ice sheets.

The firm advises that their approach to projects includes technological innovations, valuable community engagements, consultation and evaluation. In addition, their most sustainable designs are not only environmentally sensitive, but seek to improve user experience and building operational efficiency.

3.0 PROJECT FUNDING

Funding for the Feasibility and Schematic Design Study in the amount of \$250,000 is in place under Bylaw No. 13521 and is adequate to cover the work program which is estimated to cost in the range of \$200,000.

The remaining balance of Bylaw funds, approximately \$50,000, will be required to undertake geotechnical and environment assessments. Work in these areas is already in progress.

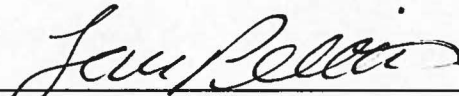
4.0 CONCLUSION

Based on the proposal submitted by HCMA Architecture + Design and information obtained during the interview process, staff will be preparing the Client/Architect Agreement to engage


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the firm and commence work on the South Burnaby Feasibility and Schematic Design Study in the coming weeks.

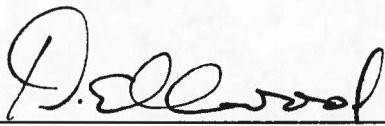
Updates on the progress of the Study will be reported through the Financial Management Committee.



Lou Pelletier, Chair, Major Civic Building Project
Coordination Committee



Leon Gous, Director Engineering

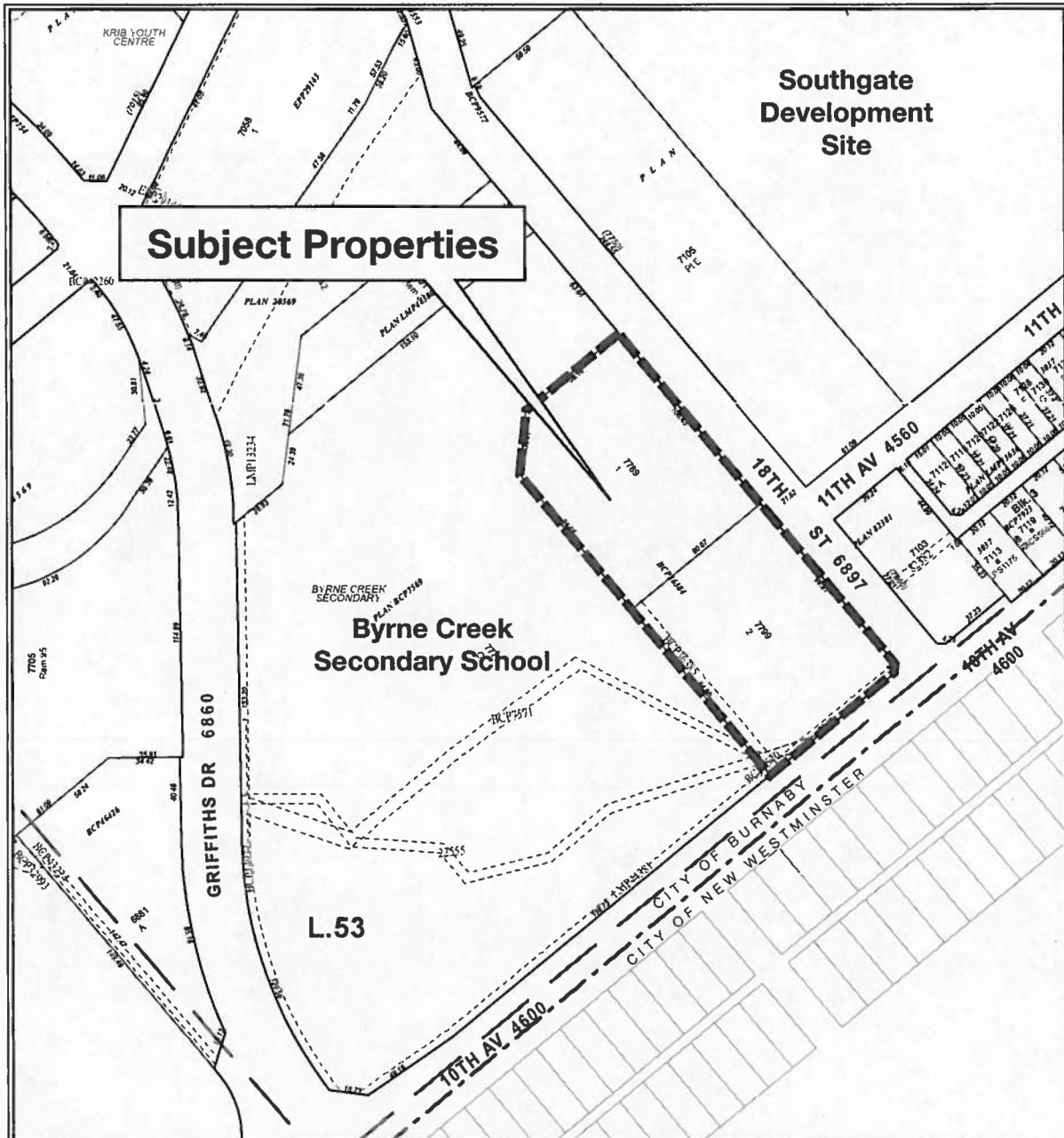


Dave Ellenwood, Director Parks,
Recreation and Cultural Services

JC:ap

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cc: Deputy City Manager
Director Finance
Director Public Safety and Community Services
Fire Chief
Chief Building Inspector
Purchasing Manager
Assistant Director – Recreation



PLANNING & BUILDING DEPARTMENT



DATE:
2016 12 07

SCALE:
NTS

DRAWN BY:
rcn

Subject Properties 7789 and 7799 18th Avenue

Sketch #1