

COMMITTEE REPORT

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**TO:** CHAIR AND MEMBERS FINANCIAL MANAGEMENT COMMITTEE **DATE:** 2021 January 07

**FROM:** DIRECTOR ENGINEERING **FILE:** 32000-05

**SUBJECT:** 2021 JANUARY ENGINEERING CAPITAL FACILITIES MANAGEMENT BYLAW FUNDING REQUEST

**PURPOSE:** To request the use of a Capital Reserve Fund Bylaw to finance 2021 – 2022 Engineering capital Facilities Management improvement projects.

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**RECOMMENDATION:**

1. **THAT** the Financial Management Committee recommend Council authorize the City Solicitor to bring forward a Capital Reserve Fund Bylaw in the amount of \$5,370,000 to finance the Engineering capital Facilities Management improvement projects, as outlined in this report.

**REPORT****INTRODUCTION**

The 2021 – 2025 Provisional Financial Plan will provide funding for various multi-year capital improvement projects. Upon approval of this funding request by Council, these expenditures will be included in the 2021 – 2025 Financial Plan (Engineering Section). In order to proceed with the award of contracts for design, contract administration and construction, funding approval is requested for the projects listed below. This report is to seek Council approval of fund allocation for Engineering projects in advance of council adoption of the 2021 - 2025 financial plan.

**POLICY SECTION**

The following project is aligned with the City of Burnaby's Corporate Strategic Plan by supporting the following goals and sub-goals of the Plan.

**Goal**

- A Safe Community
  - Maintain a high level of safety in City buildings and facilities for the public and City staff.

To: Chair and Members Financial Management Committee  
 From: Director Engineering  
 Re: 2021 JANUARY ENGINEERING CAPITAL  
 FACILITIES MANAGEMENT BYLAW FUNDING  
 REQUEST  
 2021 January 07..... Page 2

- A Dynamic Community
  - City Facilities and infrastructure –  
Build and maintain infrastructure that meets the needs of our growing community.
- A Thriving Organization
  - Reliable services, technology and information –  
Protect the integrity and security of City information, services and assets.

## 1.0 Facilities Management- Life Cycle Renewal & Minor Renovations

The Facilities Management – Life Cycle Renewal Program focuses on the protection of the building asset. The capital projects are identified through the building condition audits and Preventative Maintenance program to proactively replace end of service life equipment in order to avoid costly service calls and disruption to the facility users.

The 2021 replacement projects include: Air Handling Units (AHU); Heating, Ventilation, and Air Conditioning (HVAC) components; storm water sump pumps; hot water tanks, fire alarm equipment; furnace and boiler replacements; and emergency generator renewals. In addition, the projects also include the replacement of end of service life roofs and exterior door systems to maintain the building envelope integrity.

As part of the renewal program, staff also review opportunities to incorporate more energy efficient equipment, water conservation ideas, and low carbon solutions as an ongoing effort to support the City's environmental sustainability objectives and to reduce operating costs.

The following are the immediate funding request items which will assist with early tendering to take advantage of the summer construction window and to allow for long lead time equipment delivery.

Facility	Mask	Estimated 2021 Amount	Estimated 2022 Amount
City Buildings - City Hall	ENX.0122	\$400,000	
City Buildings - Commercial Properties	ENX.0130	\$50,000	\$615,000
City Buildings - Parks & Recreation	ENX.0100	\$150,000	\$1,015,000
	ENX.0114	\$50,000	\$250,000
	ENX.0126	\$640,000	
City Buildings – RCMP	ENX.0123	\$500,000	
City Buildings - Resource Centre	ENX.0117	\$100,000	
<b>TOTAL</b>		<b>\$1,890,000</b>	<b>\$1,880,000</b>

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FACILITIES MANAGEMENT BYLAW FUNDING  
REQUEST  
2021 January 07..... Page 3

## 2.0 Eileen Dailly Pool - Slide & Tower Replacement Estimated \$1,600,000

This project is driven by the end of service life of the water slide tube and the accelerated degradation of the concrete and steel slide tower. The steel components of the slide tower stairs are rusted to the degree that the structural integrity of the system is becoming compromised.

The waterslide tube will be replaced, and the waterslide staircase and tower will be rehabilitated including the exterior glass block wall system. Final design drawings are complete with construction scheduled for 2021 and 2022. The pool will be in operation during this period with the construction work partitioned off to minimize service interruption. However, two extended regular maintenance shutdown periods will be necessary to complete the project. Early funding approval is required for immediate tendering to facilitate the start of construction in the 2021 Spring.

Project Mask(s)	2021	2022	Total
ENX.0107	\$250,000	\$1,350,000	\$1,600,000

These expenditures will be included in the 2021 – 2025 Provisional Financial Plan and sufficient Capital Reserve Funds are available to finance the capital projects outlined in this report.

### RECOMMENDATION

It is recommended that the Financial Management Committee recommend Council authorize the City Solicitor to bring forward a Capital Reserve Fund Bylaw in the amount of \$5,370,000, to finance the Engineering capital Facilities Management improvement projects, as outlined in this report.



Leon A. Gous, P.Eng., MBA  
DIRECTOR ENGINEERING

JM/RS/ac

Copied to: City Manager  
Director Finance  
City Solicitor  
Deputy Director Engineering  
Assistant Director Facilities Management