

# STAFF REPORT TO COUNCIL

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**DATE:** July 15, 2022

**TO:** MAYOR AND COUNCIL

**NAME AND TITLE:** Andy Beesley, Director of Recreation & Events

**SUBJECT:** 2880 and 2820 15th Avenue Building Requirements

**ATTACHMENT(S):** NONE

**RECOMMENDATION(S):**

That Council APPROVES the “2880 and 2820 Ave. Project” detailed in the report dated July 15, 2022 from the Director of Recreation and Events titled “2880 and 2820 15<sup>th</sup> Ave. Building Requirements” be added to the 2022 – 2026 Financial plan with a budget of \$260,350 to be funded from the Community Works Fund.

**PURPOSE:**

This report seeks Council approval for using up to \$260,350 from the Community Works fund for required maintenance and repairs to ensure Studio 2880 and 2820 remain viable for our tenants to continue to occupy for the short to medium term.

**BACKGROUND:**

Studio 2880 and 2820 buildings are owned by the City of Prince George, and occupied by the Community Arts Council who provide a wide variety of programming and services to our community. At over 80 years old, these buildings are nearing the end of their life cycle. The Community Arts Council and their future needs will be part of the Civic Core planning process in terms of eventually moving to new spaces. In order to extend the life of their current buildings as long as realistically possible, administration has identified ‘required’ repairs and maintenance that are necessary to ensure the viability of their current spaces for the short term. Administration and the Community Arts Council have been careful to clearly separate the ‘wants and needs’ to identify only those items that are critical for immediate health, safety and building integrity only. This includes items such as addressing building envelope issues to prevent potential water damage, repair of current water damaged areas that includes hazardous materials abatement, broken plumbing fixtures, flooring issues where safety hazards have been identified, and HVAC issues requiring resolution. Due to the age of the buildings, a cautious approach will be taken to ensure all work is A) Required, B) Does not cause additional problematic issues, and C) Is as preventative/proactive as possible to extend the building life.

**STRATEGIC PRIORITIES:**

Providing funds to allow for required repairs and maintenance to the 2880 and 2820 15<sup>th</sup> Ave. buildings supports Council’s goals including cultural richness, health and wellness, and a supportive and engaged community.

**FINANCIAL CONSIDERATIONS:**

Up to \$260,350 funded from the Community Works Fund is needed to ensure adequate and required repairs and maintenance for 2880 and 2820 15<sup>th</sup> Ave. buildings.

**SUMMARY AND CONCLUSION:**

In order to ensure the viability of the Community Arts Council to continue to occupy the Studio 2880 and 2830 buildings, both of which are nearing the end of their life cycle, there are repairs and maintenance required to be addressed in the short term. While continuing to work with the Community Arts Council to plan for the future of arts spaces in our community via the Civic Core Plan, maintaining their current location will ensure that current arts programming and services will continue for the residents of our city.

**RESPECTFULLY SUBMITTED:**

Andy Beesley, Director, Recreation and Events

PREPARED BY: Andy Beesley

**APPROVED:**

Walter Babicz, City Manager

Meeting Date: 2022/07/25