



**FOR RECOMMENDATION**

**CONFIDENTIAL**

**IN CAMERA SESSION**

**TO:** Business Board

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**DATE:** September 12, 2014 for September 22, 2014

**AGENDA ITEM:** 18a

**ITEM IDENTIFICATION:**

The Ramsay Wright Building Teaching Laboratories Upgrades – **Financing Requirement**

**JURISDICTIONAL INFORMATION:**

Under the *Policy on Capital Planning and Capital Projects*,

“...proposals for capital projects exceeding \$10 million must be considered by the appropriate Boards and Committees of the Governing Council on the joint recommendations of the Vice President and Provost and the Vice President, University Operations. Normally, they will require approval of the Governing Council. Execution of such projects is approved by the Business Board”.

“If a project will require financing as part of the funding, the project proposal must be considered by the Business Board.”

**GOVERNANCE PATH:**

1. Planning and Budget [for recommendation] (September 17, 2014)
2. Academic Board [for recommendation] (October 2, 2014)
3. **Business Board [for recommendation] (September 22, 2014)**
4. Executive Committee [for endorsement and forwarding to the Governing Council] (October 22, 2014)
5. Governing Council [for approval] (October 30, 2014)



	inclusion of corridor and adjacent service space.		
2.	design change incorporating the use of a “lab module” commonly used in contemporary lab planning which allows for a more efficient and flexible use of space	17%	\$1.68 M
3.	user requested changes including additional power, air conditioning and increases in renovated areas	17%	\$1.68 M
4.	building code requirements: Emergency power, fire alarm, fire rating and sprinklers.	8%	\$0.73 M
5.	Environmental Health & Safety requirements: additional emergency showers, sinks etc.	4%	\$0.36 M
6.	building IT requirements: new network rooms and re-route cabling.	3%	\$0.33 M
7.	deletion of basement work which is comprised of the anatomy lab, prep rooms and student lounge	-24%	-\$2.38 M

**b) Funding Sources**

The funding sources for Ramsay Wright Teaching Laboratories Upgrades are as follows:

Faculty of Arts & Science (includes \$1.40M from 4 departments)	\$ 17.15 million
	Operating Funds
Graduate Expansion Funds	\$ 2.29 million
Borrowing	\$ 4.86 million
<b>Total</b>	<b>\$ 24.30 million</b>

**RECOMMENDATION:**

Be It Recommended to the Governing Council

1. THAT the project for the Ramsay Wright Building Teaching Laboratories Upgrades totaling 4,650 square metres (3,514 nasm), as outlined in the revised Project Planning Report of the Project Planning Committee, dated September 4, 2014, be approved in principle with a total project cost of \$24,300,000, including a maximum amount of long term borrowing not to exceed \$4,860,000.

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**DOCUMENTATION PROVIDED:**

*Revised Report of the Project Planning Committee for the Ramsay Wright Building Teaching Laboratories Upgrades, dated September 4, 2014 (Item 18ai).*