

Salt Spring Island Fire Protection District (SSIFPD)
Staff Report

Date: **June 10, 2025**
Subject: **New Fire Hall Project Status Update for May 31, 2025**
To: **Board of Trustees**
From: **Rodney Dieleman, CAO**

Issue: New Fire Hall Project Status Update for May 31, 2025

The Project Steering Committee continues to oversee project development, ensuring consultants adhere to established specifications, budget limitations, and community expectations. Regular updates are provided to the Board of Trustees and shared on the Salt Spring Island Fire Rescue website to maintain transparency. The project remains on track within its approved funding of \$13.7 million.

Project Budget & Expenditures:

As of May 31, 2025, a total of \$4,392,840 has been allocated to design, engineering, and construction. This includes expenses related to final drawings, civil work, foundation preparation, rebar installation, concrete pouring and structural steel/wood. Further details on progress and expenditures can be found in the Owner's Representative Report below.

Salt Spring Island Fire Protection District
New Fire Hall at 455 Lower Ganges Road

Description	Project Charter Budget	Budget at May 31	Actuals to May 31, 2025
Construction Costs	\$ 8,075,200	\$ 10,892,800	\$ 3,538,060
2021 cost escalation estimate	\$ 1,532,900	included	included
Permits	\$ 100,000	included	included
Insurance	\$ 100,000	included	included
Construction Contingency	\$ 1,391,900	\$ 282,000	included
	\$ 11,200,000	\$ 11,174,800	\$ 3,538,060
Architect	\$ 858,000	\$ 837,100	\$ 738,224
Project Manager	\$ 560,000	\$ 194,900	\$ 108,268
Contractor	\$ 672,000	Included	included
Interim Financing	\$ 410,000	\$ 643,200	\$ 8,288
	\$ 2,500,000	\$ 1,675,200	\$ 854,780
Project Costs	\$ 13,700,000	\$ 12,850,000	\$ 4,392,840
Capital Region Community Works Grant	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000
SSIFPD Capital Reserve Funds	\$ 3,000,000	\$ 2,234,600	\$ 2,056,397
CIBC interim loan	\$ 9,700,000	\$ 9,615,400	\$ 1,336,443
	\$ 13,700,000	\$ 12,850,000	\$ 4,392,840

Owner's Representative Report

Hans Hazenboom

1. Construction Progress:

- The installation of the storm and sewer lines has been paused due to work in proximity to streams. Work can continue July 1.
- Concrete for the second portion of the hose tower is being poured today.
- Structural steel and timber frames are being installed.
- Wood framing has started and will continue.

2. Safety and Security

- No incidents to report.

3. Forecast (upcoming weeks)

- 2nd lift of concrete for the Hose/Training Tower is being poured.
- Structural steel and timber framing will continue.
- Floors are being prepared for concrete,
- Wood wall and floor framing will continue

4. Conclusion:

The project is progressing as planned with some adjustments.

Recommendation:

That the Board of Trustees accept this report as information.

Project Overview

ACTIVITY DESCRIPTION/PICTURES



Welding of Braces



Braceframes to Columns



Main Frame

Forecast (Upcoming Week's)

- 2nd lift of concrete for the Hose/Training Tower is being poured.
- Structural steel and timber framing will continue.
- Floors are being prepared for concrete.
- Wall and floor framing will continue.

Project Overview

ACTIVITY DESCRIPTION/PICTURES



Placing of Another Beam



Portion of Timber Frame Completed



Installing of Reinforcing in Bay's



Start of Framing

Project Overview

ACTIVITY DESCRIPTION/PICTURES



Second Face of Hosetower



Timber to Timber Connection



Timber to Steel Connection