

Salt Spring Island Fire Protection District (SSIFPD)
Staff Report

Date: **May 12, 2025**
 Subject: **New Fire Hall Project Status Update for April 30, 2025**
 To: **Board of Trustees**
 From: **Rodney Dieleman, CAO**

Issue: New Fire Hall Project Status Update for April 30, 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 April 30, 2025, a total of \$3,909,538 has been allocated to design, engineering, and construction. This includes expenses related to final drawings, civil work, foundation preparation, rebar installation, and concrete pouring. 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 April 30	Actuals to April 30, 2025
Construction Costs	\$ 8,075,200	\$ 10,841,800	\$ 3,176,003
2021 cost escalation estimate	\$ 1,532,900	included	
Permits	\$ 100,000	included	
Insurance	\$ 100,000	included	
Construction Contingency	\$ 1,391,900	\$ 333,000	
	\$ 11,200,000	\$ 11,174,800	\$ 3,176,003
Architect	\$ 858,000	\$ 837,100	\$ 728,224
Project Manager	\$ 560,000	Included	
Contractor	\$ 672,000	Included	
Interim Financing	\$ 410,000	\$ 581,312	\$ 5,311
	\$ 2,500,000	\$ 1,418,412	\$ 733,536
Project Costs	\$ 13,700,000	\$ 12,593,212	\$ 3,909,538
Capital Region Community Works Grant	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000
SSIFPD Capital Reserve Funds	\$ 3,000,000	\$ 2,027,861	\$ 2,014,469
CIBC interim loan	\$ 9,700,000	\$ 9,274,661	\$ 895,069
	\$ 13,700,000	\$ 12,302,522	\$ 3,909,538

Owner's Representative Project Update Report

1. Construction Progress:

- The installation of the sanitary lines, storm lines and cleanouts have started.
- Concrete for the first 16ft of the hose tower is poured and forms for the next 16ft. are being installed.
- Structural steel has arrived, crews are in the process of doing layouts and will be erecting the steel.
- The chief and I are continually fine-tuning millwork and plumbing fitting requirements.

2. Safety and Security

- No incidents to report.

3. Forecast (upcoming weeks)

- Reinforcing steel and electrical for the Hose/Training Tower is proceeding.
- Continuation of the installation of the sewer line on Highways right of way will continue.
- Erection of steel and timber framing will also continue.

Conclusion:

The project is progressing as planned with some adjustments.

Recommendation:

That the Board of Trustees accept this report as information.

Project Overview

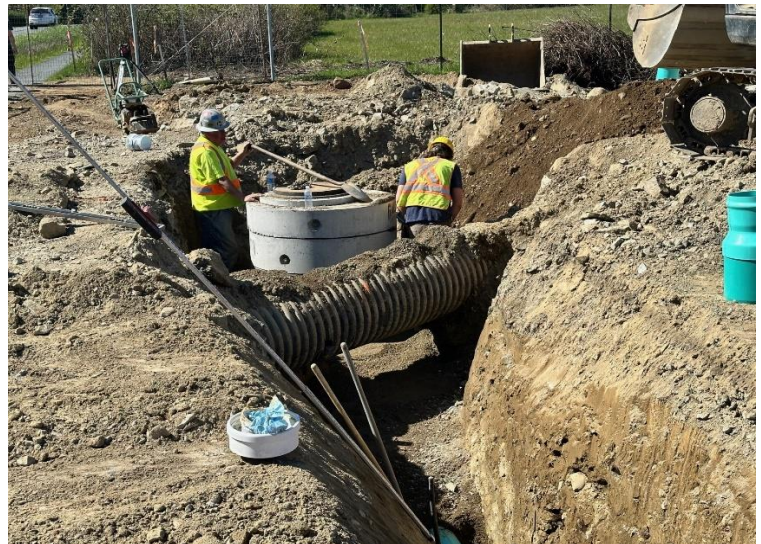
ACTIVITY DESCRIPTION/PICTURES



Hose/Training Tower Concrete Pour



Crane-In Next 16' of Forms



Installation of Storm Drains

Forecast (Upcoming Week's)

- Reinforcing steel and electrical for the Hose/Training Tower is proceeding.
- Continuation of the installation of the sewer line and storm drains will continue.
- Erection of steel and timber framing will also continue.

Project Overview

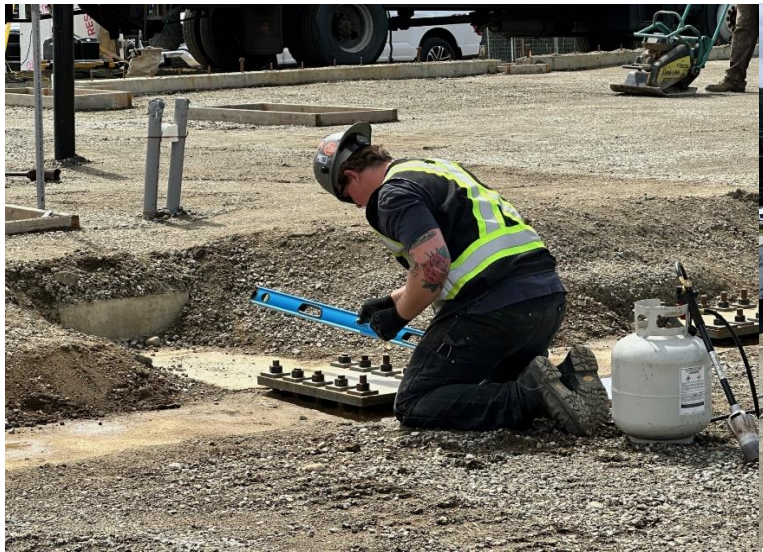
ACTIVITY DESCRIPTION/PICTURES



Sewer Line Install



Sewer line install



Steel Layout

Project Overview

ACTIVITY DESCRIPTION/PICTURES



Steel Column with Knife Plates



Column Base Plates



Ariel View 1



Ariel View 2