

Salt Spring Island Fire Protection District (SSIFPD)
Staff Report

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

Issue: New Fire Hall Project Status Update for March 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 March 31, 2025, a total of \$3,501,365 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 March 12, 2025	Actuals to March 31, 2025
Construction Costs	\$ 8,075,200	\$ 10,841,800	\$ 2,773,471
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	\$ 2,773,471
Architect	\$ 858,000	\$ 837,100	\$ 725,746
Project Manager	\$ 560,000	\$ 194,900	
Contractor	\$ 672,000	Included	
Interim Financing	\$ 410,000	\$ 648,149	\$ 2,148
	\$ 2,500,000	\$ 1,680,149	\$ 727,894
Project Costs	\$ 13,700,000	\$ 12,854,949	\$ 3,501,365
Capital Region Community Works Grant	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000
SSIFPD Capital Reserve Funds	\$ 3,000,000	\$ 2,232,383	\$ 1,979,703
CIBC interim loan	\$ 9,700,000	\$ 9,622,566	\$ 521,661
	\$ 13,700,000	\$ 12,854,949	\$ 3,501,365

Owner's Representative Report

1. Construction Progress

- Reinforcing work is underway on the first section of the Training/Hose Tower.
- Galvanized steel for the structural and timber framing has arrived and is currently being fitted to the timbers.
- Steel columns have been delivered to the fabricators in Chemainus.
- Permanent steel fencing has been installed.
- Catch basins have been installed behind the building.
- Consultant meetings are ongoing to address and coordinate the building's complexity during construction.
- A decision has been made to pour the concrete floors after the main structure is complete.
- The MOTI (Ministry of Transportation and Infrastructure) permit has been approved.

2. Safety and Security

- No incidents to report.

3. Forecast – Upcoming Weeks

- Concrete will be poured for the first stage of the Training/Hose Tower.
- Installation of the sewer line along the highway right-of-way is scheduled to begin.
- Coordination for the erection of steel and timber framing will take place.

4. Conclusion

Construction is full steam ahead with the arrival of the structural steel on Vancouver Island. Good weather and aggressive construction management will be key to completing the work as scheduled.

5. Recommendation

It is recommended that the Board of Trustees receive this report as information.

Project Overview**ACTIVITY DESCRIPTION/PICTURES**

Fencing installed



Catchbasins and Manholes



South Training/Hose Tower



North Training/Hose Tower

Forecast (Upcoming Week's)

- Concrete pour for first stage of Training/Hose Tower
- The installation of the sewer line on Highways right of way will be starting.
- Erection of steel and timber framing will be coordinated.