

For Information Only

Place des arts - Update on Capital Construction

Presented To:	City Council
Presented:	Tuesday, Nov 12, 2019
Report Date	Thursday, Oct 24, 2019
Type:	Correspondence for Information Only

Resolution

For Information Only

Relationship to the Strategic Plan / Health Impact Assessment

The attachment provides details on the Place des arts capital construction, which is one of Council's four Large Projects.

Report Summary

Place des arts has provided an update on the construction phase of the multi-use arts centre initiative.

Financial Implications

There are no financial impacts associated with this report.

Signed By

Report Prepared By

Meredith Armstrong
Acting Director of Economic
Development
Digitally Signed Oct 24, 19

Financial Implications

Liisa Lenz
Coordinator of Budgets
Digitally Signed Oct 25, 19

Recommended by the C.A.O.

Ed Archer
Chief Administrative Officer
Digitally Signed Oct 28, 19



**City of Greater Sudbury Capital Funding Support
Report to City Council
October 23, 2019**

This report is being presented to the City of Greater Sudbury in order to provide an update on the capital construction of the Place des arts facility, as part of the contribution agreement between Place des arts and the municipality.

The report provides a detailed update on the status of the project, including progress since our last report to the City at the end of February 2019. This report was provided to staff as per the requirements of the Capital Contribution Agreement, which outlines regular reporting obligations.

Procurement and Construction

Following a competitive public prequalification process, completed between January and March of this year, prequalified general contractors had an opportunity to review tender documents in April and May. The successful bidder, HEIN, was awarded the contract and started work in July. Mobilisation on the construction site occurred in August and work is now well underway, with concrete being poured for foundations throughout October.

In parallel to the construction which is now underway, the Place des Arts team, including the design firms of Yallowega Bélanger Salach Architecture and Moriyama & Teshima Architects, as well as our general contractor, are preparing the procurement of technical equipment for the specialized performance venues within Place des Arts.

The Record of Site Condition (RSC) for the property was completed and filed in the provincial Environmental Site Registry on October 2nd 2019. This fulfills a major technical requirement for the project.

We are anticipating construction to continue without interruption until the completion of the project, at the end of 2020. This includes the upcoming winter.

Design Process

On March 29th 2019, we unveiled the exterior design of the Place des Arts. The building has bold, dynamic lines in a design that is both modern and airy, with reflections of Northern Ontario's past and industrial present.

"This is a flagship building with a long story to tell," said Stéphane Gauthier, President of Place des Arts du Grand Sudbury, and unveiling event. "It was inspired by the driving force of the Nouvel-Ontario cultural movement and carried along by a whole generation's will to make it happen. Nouvel-Ontario was the birthplace of French Ontario's oldest cultural centre, first new-works theatre company, first publishing house, first provincial music festival and first art gallery. So we had to imagine an edifice emerging from the landscape as if certain shapes had always been there, naturally, forming part of the urban panorama. It is a memorial, a shared space, contemporary and open to great hopes for the future," explained Gauthier.

The outside of the building will be made of a rich material with colours typical of ore from Northern Ontario: corten steel. When exposed to the elements, it oxidizes naturally and stabilizes to form a patina that ranges from golden yellow to orangey brown. This unique patina protects the material and makes it durable and strong.

“Corten was almost an unavoidable choice, inspired by the 300 years of existence and creation shared by the seven founding members of Place des Arts. It heralds a new building with unique architecture, but with an external façade that pays tribute to a celebrated past that will continue to support the vitality of the Franco-Ontarian community,” said Louis Bélanger, senior architect at Yallowega Bélanger Salach Architecture.

Funding and Fundraising

One of the project’s major funders, Ontario’s Ministry of Tourism, Culture and Sports, required that their financial contribution to the capital project be fully spent prior to March 31st 2019. We are happy to report that the Ministry’s contribution was fully spent before the March 31st deadline. Reporting to the four remaining public funders continues, on an ongoing basis.

The fundraising campaign is progressing very well. We are on track to meet our stated objectives. Recent announcements include a \$150,000 donation from the Molson Foundation and, more recently, a \$20,000 contribution from Unis TV and the Fondation pour la langue française. More major announcements are planned for the coming months, to coincide with various construction milestones.

Project Costs and Expenditures

As an integral part of their mandates, Colliers Project Leaders (our professional project managers) and the Construction Steering Committee continuously and rigorously revise the project’s budget. Following the award of the construction contract to HEIN, we are happy to report that we remain on budget.

All Project expenditures to date have been made in accordance with the Project Description and the Budget.

No expenditures were made which were not in accordance with the Project Description and the Budget. No material variances have surfaced between projected and actual Project expenses.

Staffing

In May, Place des Arts announced the appointment of Léo Therrien as founding Executive Director. A native of Opasatika, Therrien has worked in international development and in Sudbury’s health care system for more than 30 years, including almost 20 years as Executive Director of the Sudbury Hospice. A born unifier with a strong sense of collaboration, Therrien will bring the new spaces to life and develop the centre’s full potential thanks to his experience in management, fundraising and overseeing construction projects.

Further personnel will be hired in the coming months, as operational funding is confirmed, in order to prepare the new facility’s official opening and first season of operations.

Communications and Outreach

On September 30th, Place des Arts held its Annual General Meeting. Highlights from the 2018-2019 financial year are annexed to this report. Between April 2018 and March 2019, over 150 volunteers contributed a total of 10,600 hours of their time.

Place des Arts continues to meet regularly with our neighbours in the downtown to apprise them of the project's development and timeline.

Summary

The Project objectives and deliverables are on track and have been completed in accordance with the terms and conditions of the Agreement.

Once complete, Place des Arts will house eight arts and culture organisations, strengthening the synergies and partnerships between its founding members and within the broader arts & culture sector. The centre will be a shared community and cultural space, and a key anchor destination in Greater Sudbury. It will promote the "Sudbury Experience" as a cultural tourism product, while highlighting Franco-Ontarian culture.

Place des Arts building highlights:

- Place des Arts will provide Greater Sudbury with Northern Ontario's first multidisciplinary arts and culture centre.
- The building will have four storeys and 40,000 square feet of floor space.
- A western façade with laser-frosted, low-solar-gain glass to keep the building's energy costs down.
- An early childhood arts centre accommodating 15 children per day, with an outside terrace and playground on the west side of the building, facing Elgin.
- The bistro's seasonal terrace extending out onto the Elgin Street sidewalk.
- More than 10,000 square feet of office space for the founding organizations.
- A creative space for kids.
- A 2,000 square-feet, black-box style multifunction studio.
- A concert hall with nearly 300 seats.
- A contemporary art gallery and gift and book shop with windows overlooking Larch Street.

Dated this 23rd day of October 2019.



Léo Therrien
Founding Executive Director



Stéphane Gauthier
Board Chair

2018-2019 HIGHLIGHTS

VOLUNTEERS



150
volunteers



276
committee
meetings



2,917
hours of
committee work



10,600
hours of
volunteer work

DONATIONS



\$1.4 M
in announced
donations



388
donors



COMMUNICATIONS

19
news releases, media
events and newsletters

A PRODUCTIVE YEAR

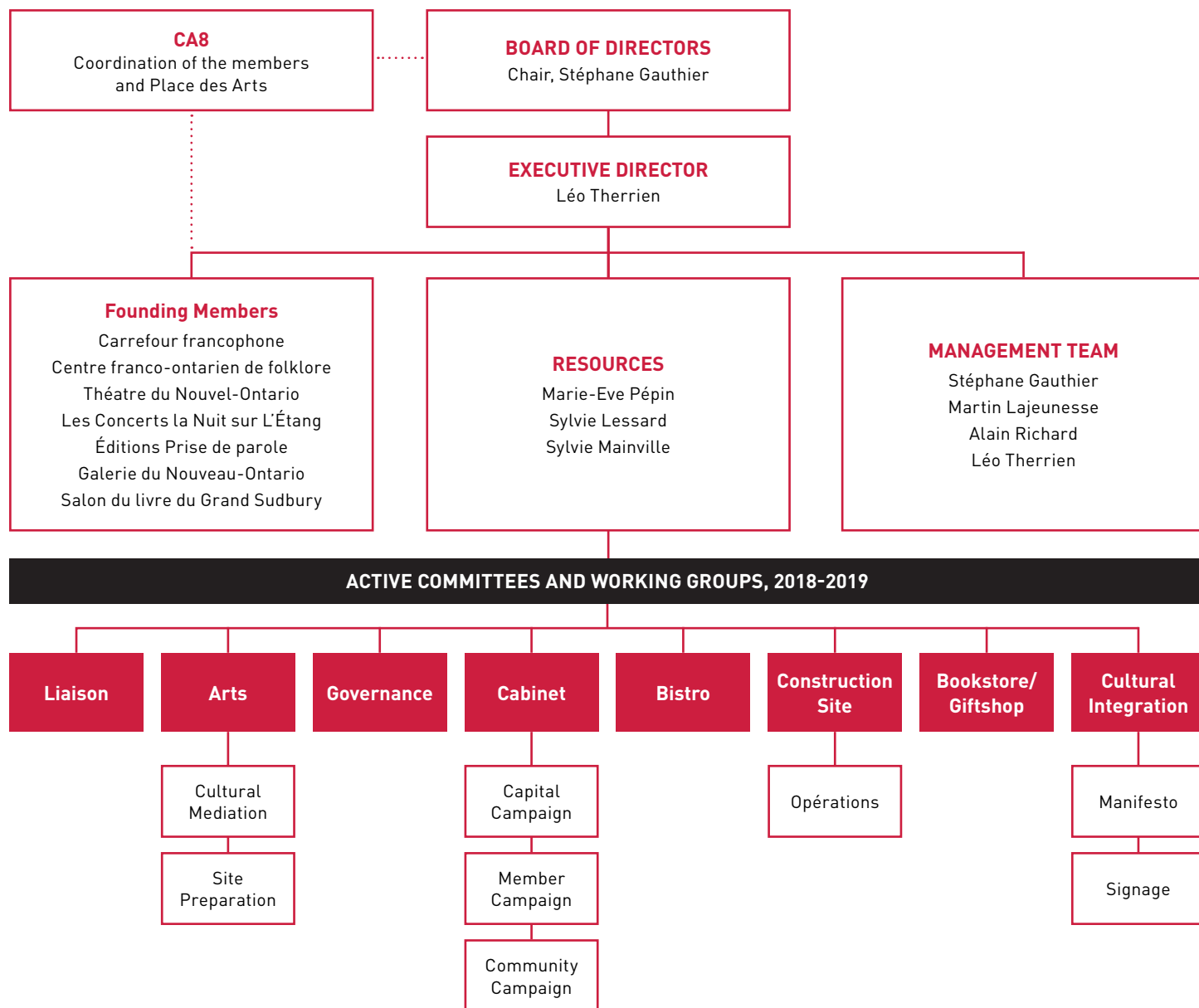
- Downtown outreach campaign and strategic alliances
- Finalization of construction plans
- Unveiling of ground plans in partnership with Jazz Sudbury Festival
- Contract award to Bélanger Construction - Phase 1
- Start of artist residencies - Project Manifesto w(continued in the spring)
- Official launch of the Community Campaign and unveiling of the 11 patrons on October 5, 2018
- Building permit issued
- Start of site work on October 23, 2018
- Confirmation of operating funding from the City of Greater Sudbury for 2019
- Executive director recruiting process (continued in the spring)
- Unveiling of bold architectural design on March 29, 2019

VISION

Making possible and accessible quality cultural and artistic experiences, which have a lasting impact on the lives of citizens and contribute to the development and the well-being of the Francophone and Greater Sudbury communities.

MISSION AND VALUES

Celebrate the founding members of Place des Arts, their successes, their artists, their programming and their products by embracing the values of boldness, collaboration, open-mindedness, performance and respect for the environment.



WE THANK OUR FUNDING PROVIDERS FOR THEIR FINANCIAL SUPPORT