



SUBJECT	PACIFIC RESIDENCE
MEETING DATE	FEBRUARY 12, 2019

Forwarded on the Recommendation of the President

APPROVED FOR SUBMISSION

Santa J. Ono, President and Vice-Chancellor

DECISION REQUESTED	IT IS HEREBY REQUESTED that <i>approval be granted for a funding release in the amount of \$700,000 for the Pacific Residence project to continue design work in advance of the April 2019 Board 2 approval request.</i>	
	Capital Budget	\$153,082,000
	Operating Budget	See Board 1 Report
	Schedule	
	Funding Release	\$700,000
	Information	
	Expenses to date	\$704,597
	Funding released to date	\$1,000,000

Report Date	January 18, 2019
Presented By	Andrew Parr, Interim Vice-President Students Peter Smailes, Vice-President Finance & Operations John Metras, Associate Vice-President Facilities Jennifer Sanguinetti, Managing Director, Infrastructure Development Michael White, Associate Vice-President Campus + Community Planning Aubrey Kelly, President & CEO, UBC Properties Trust

If this item was previously presented to the Board, please provide a brief description of any major changes since that time.

Since Board 1 in June 2018, the schematic design has been completed. Public consultation is under way but not complete in time to submit for Board 2 approval in February 2019 as originally anticipated. The project team require an additional funding release of \$700,000 to allow design work to continue until the April 2019 Board of Governors meeting when Board 2 approval for the project will be requested.

The Board also approved the official name for the new facility: Pacific Residence. This replaces the original working name (Student Housing at Walter Gage In-Fill Site) used in the Board 1 approval request.

EXECUTIVE SUMMARY

Pacific Residence, next to the Walter Gage Residence, has been identified in the Student Housing Growth Plan as an opportunity for relatively fast delivery of new student residence beds to meet significant demand. Currently, the Walter Gage Residence is a winter session residence (September – April) with a population of 1,334 upper year students and a commons block that provides support services and amenities to this student population. The residence is used extensively in summer months (May – August) to provide accommodation for summer conferences, camps and academic programs. West Coast Suites, UBC’s 47-unit, year-round, suite-style hotel, is

also located within Walter Gage Residence. The Pacific Residence will be located on the surface parking lot sites on the perimeter of the Walter Gage Residence complex in an area already identified for student housing in the Vancouver Campus Plan. The new residence, which is currently scheduled to open in summer 2021, will add one winter session and four year-round residential buildings (“houses”) with a total of approximately 1,000 housing beds for upper year students. Given its scale, this new residence will operate as an independent student residence community with its own commons block and residential amenities. As reported at Board 1, the estimated capital cost for the project is \$153.1 million, including provision for replacement parking. This amount will be financed from the Student Housing Financing Endowment with debt repayment from student housing revenue.

This project received Board 1 approval on June 14, 2018 with a funding release of \$1.0 million. Since that time, the architect and consultant team have been engaged and design work has commenced. In addition, the Construction Manager has been selected. Initial stages of public consultation have been undertaken, however further consultation, including public open house and opportunity for written submissions, is required before the project will be ready to submit for Board 2 approval. These steps will be completed in time for the April 2019 Board meeting. The project team are continuing with design work in order to keep to the scheduled completion date in the summer of 2021. To that end, the team requires an additional funding release of \$700,000 for design fees and permit fees prior to the April 2019 Board 2 approval submission to ensure that the project can continue to move towards this completion date without delay. This addition will bring the total funding release for the project to \$1.7 million.

STRATEGIC CORE AREAS SUPPORTED

People and Places

 Research Excellence

 Transformative Learning

 Local / Global Engagement

Previous Report Date	June 14, 2018
Decision	Board 1 Approval; Funding Release \$1,000,000
Action / Follow Up	Finalize architect/consultant selection. Commence schematic design.