



To the attention of Mayor Bigger and members of Council

UPDATE ON PLACE DES ARTS' CONSTRUCTION PROJECT - FEBRUARY 16, 2021

When Place des Arts' construction began in the Fall of 2019, substantial completion of the building was planned for December 2020. The pandemic and the subsequent site shutdown that followed in May-June 2020, coupled with the provincial directives last December, moved the substantial completion date to June 30, 2021, with final completion set for July 28, 2021. With the temporary shutdown of the construction site in January 2021 and the unpredictability of COVID-19, additional delays could still impact the planned schedule.

Overall construction delays are mainly attributed to the situation of COVID-19. The impacts are both direct and indirect. The direct impacts are the mandatory site closures and the remobilization of subcontractors from outside the region. Indirect impacts are more significant and are mainly associated with the supply chain:

- The loss of productivity related to the new health and safety standards on the construction site,
- Reduced availability of manpower related to a general fear of workplace conditions,
- Delays in the delivery of materials due to plant closures, and then aggravated by reduced productivity due to new distancing protocols in the plants. These impacts vary according to the territories where the manufacturing plant is located, or according to the specific conditions of the plant (local outbreak at the plant). The size and complexity of the project requires that the supply chain extend beyond the province and country,
- Deteriorating safety conditions in downtown Sudbury which contributed to disruptions on the job sites due to loss of tools/materials, and the threat to the health and safety of workers.

PROJECT STATUS

Below, you will find details pertaining to the different phases that Place des Arts has managed since the Summer of 2020: Construction and Procurement, Design Processes, Funding and Fundraising Updates, Communications and Outreach, Recent completed Milestones.

CONSTRUCTION

The following activities have occurred and are planned:

- Structural steel assembly is complete,
- Concrete slabs have been poured,
- Work on exterior is finalized,
- Interior masonry work has started,
- Building is now enclosed, and electricity installed,

- Installation of the elevator will be done by end of February,
- Installation of curtain wall/windows and Corten panels have begun and will be finalized by February/March 2021.

PROCUREMENT STRATEGIES: THEATRE SEATING AND FIXED FURNISHINGS AND EQUIPMENT (FF&E)

Theatre seating tender has moved forward, and a hearing loop* has been added to the scope of the project (theatre, MPR, bistro, meeting room and box office).

Since the Fall of 2020, all FF&E tender documents have been issued, awarded and, in great part finalized (except deliveries).

DESIGN PROCESSES

Signage

At the end of 2020, the signage tender was issued and awarded to Visionform, an Ottawa firm that has experience with both signage design and production.

Integration of Old Cultural Materials

The upcycling, request for quotations (RFQ), retrievals and purchases of old salvaged materials are ongoing.

FUNDING AND FUNDRAISING UPDATES

Place des Arts' fundraising campaign was slowed down with the advent of the pandemic, but we remain on track to meet our stated objectives.

A marketing strategy launched in November 2020 to promote the sale/dedication of theatre seats before the Holiday season was quite successful and raised over to \$50,000 for the community campaign.

Place des Arts continues to research and apply to public funders for start-up funds, ongoing operational funds as well as funds to cover additional pandemic costs that will ultimately ensure its success with state-of-the-art technology, always taking into consideration the COVID-19 pandemic impact on our sector of activity.

Place des Arts has recently secured additional funding for part of the hearing loop* through the Sudbury's Canadian Hard of Hearing Association.

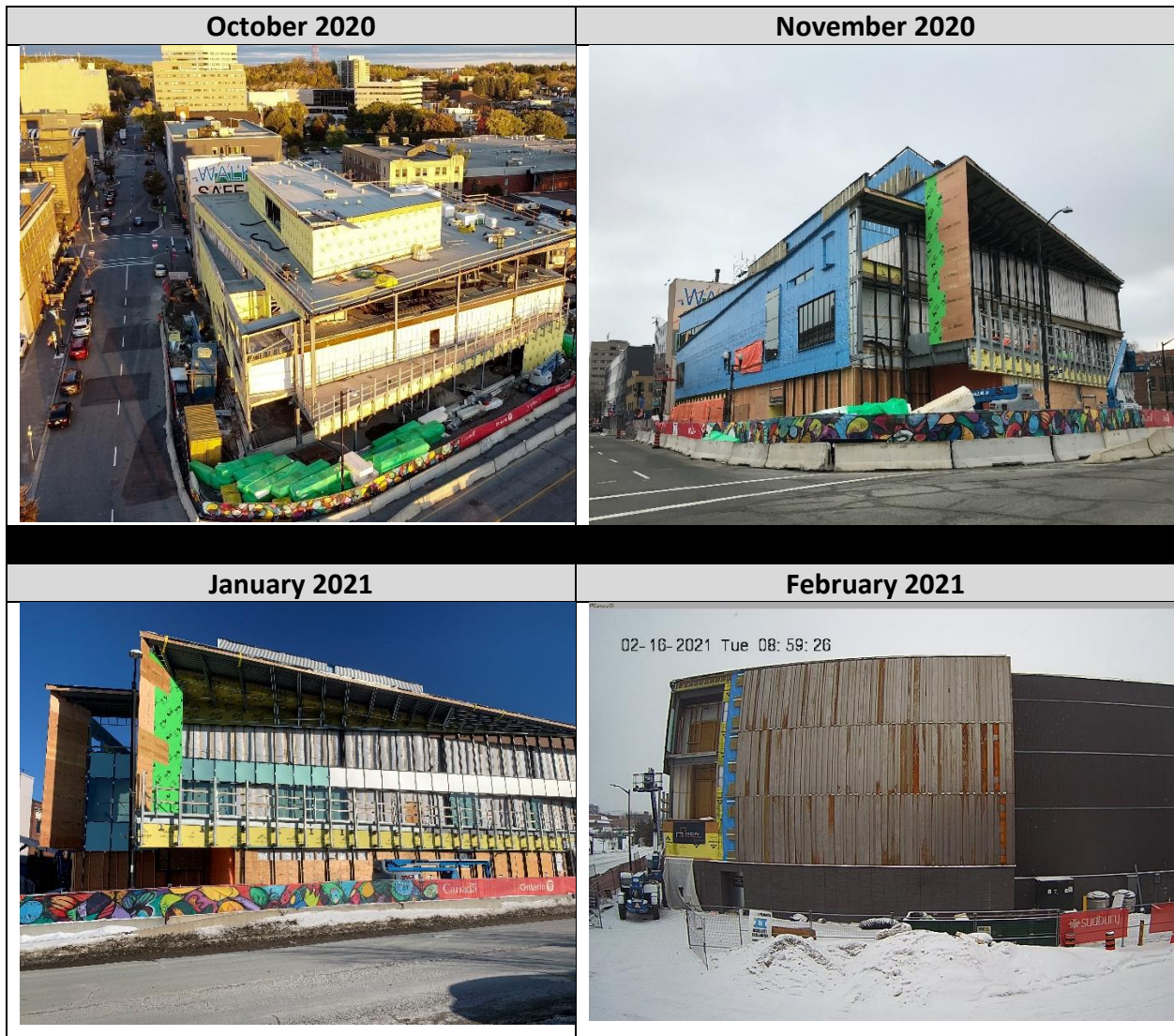
* A hearing loop, also known as an Induction or Audio Loop, provides a magnetic, wireless signal that is picked up by the hearing aid when it is set to T-coil setting. Since the signal is being delivered directly to the hearing aid or cochlear implant, the sound is customized to everyone's hearing loss.

COMMUNICATIONS AND OUTREACH

Biweekly meetings between the BIA, Hein (PdA's general contractor) and PdA are held to keep everyone informed of the construction activities.

Place des Arts continues to publish its bi-monthly newsletter to ensure that all its stakeholders are kept in the loop. The next newsletter is currently in production and will be published at the end of February 2021.

RECENT PHOTOS



SUMMARY OF MILESTONES

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 organizations, 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.

COMPLETED RECENT MILESTONES

- Final signage package was awarded (November 2020)
- Update of construction schedule (Mid-December 2020)
- Curtain wall installation (windows). Enclosing of building. Interior framing and walls (Fall 2021)

UPCOMING MILESTONES

- Installation of elevator and flooring finishes (February 2021)
- Painting; millwork (Winter 2021)
- Mechanical and electrical finishing; AV equipment installation (Spring 2021)
- Occupancy and substantial completion (June 30, 2021)
- Final turnover (July 28, 2021)
- Relocation of member organizations to the new building (end of Summer 2021)
- Official opening (Fall 2021)

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 through biweekly meetings.

- 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.

Dated this 16th day of February 2021



Léo Therrien
Place des Arts, Executive Director