

ADDITIONAL AGENDA

for the REGULAR MEETING of RED DEER CITY COUNCIL
to be held on
MONDAY, DECEMBER 9, 1985, commencing at 4:30 p.m.
in the Council Chambers, City Hall, Red Deer.

Plus =

Expo 86 - Red Deer Day

Hours of Business

Other issues.

December 5, 1985

TO: CITY CLERK

FROM: CITY TREASURER

RE: INTEREST ON PREPAYMENT OF TAXES

The bylaw providing for interest to be paid by the City on the prepayment of property taxes provides for the equivalent of a 9% interest rate. Due to current interest rates it is recommended this be reduced to 7.25%. A bylaw amendment is attached to provide for the change.

The interest is paid from the date of payment or January 1, 1986; whichever is later, to the 30th day of June, 1986 for payments received prior to April 1, 1986.



A. Wilcock, B. Comm., C.A.
City Treasurer

AW/j1

cc: City Assessor

December 10, 1985

TO: CITY TREASURER

FROM: CITY CLERK

RE: INTEREST ON PREPAYMENT OF TAXES
AMENDING BYLAW 2247/P-85

I would advise that your report dated December 5, 1985 concerning the above was presented to Council December 9, 1985.

At the above noted meeting Council gave three readings to Amending Bylaw 2247/P-85, a copy of which is enclosed herewith.

Trusting you will find this satisfactory.

ps
C. SEVCIK,
City Clerk

CS/gr

c.c. City Assessor

BY-LAW NO. 2247/P-85

Being a By-law to amend the Tax Credit for Early Payment of Tax provisions of By-law No. 2247.

NOW THEREFORE THE MUNICIPAL COUNCIL OF THE CITY OF RED DEER DULY ASSEMBLED ENACTS AS FOLLOWS:

"By-Law 2247 is amended by deleting therefrom all of Section 2 and by substituting therefore the following:

Any payment not exceeding the amount of the previous year's tax, paid before the first day of April of the current year shall receive thereon a credit computed at the rate of 7.25% per annum from the day of payment, or January 1st, whichever is later to the 30th day of June of the said current year as stated in the tax notice, provided there are no taxes then in arrears."

READ A FIRST TIME IN OPEN COUNCIL this 9th day of December, A.D., 1985.

READ A SECOND TIME IN OPEN COUNCIL this 9th Day of December, A.D., 1985.

READ A THIRD TIME IN OPEN COUNCIL AND FINALLY PASSED this 9th day of December, A.D., 1985.

MAYOR

CITY CLERK

File: R-24318

December 5th, 1985

MEMORANDUM

TO: CHARLIE SEVCIK
CITY CLERK

FROM: DON MOORE
DIRECTOR OF COMMUNITY SERVICES

RE: RECREATION CENTRE SWIMMING POOL TANK REPLACEMENT

We have now established that the replacement of the swimming pool tank in the manner set forth by the report of Lamb McManus and previously circulated as information to City Council should be undertaken this coming spring. The reasons for this decision are as follows:

- The present aluminum tank constructed in 1962 has required increasingly intensive repairs each year for the past four years.
- Recent repairs during the operating season have been necessary during the past month and there is evidence of further problems.
- When the pool is drained for annual maintenance, it is expected that significant expense will be incurred for further repair and there will be a subsequent risk of the necessity to disrupt programs in the coming year.

It has been determined that the most opportune time to undertake this work would be this coming spring with a view to having it open and operational in the early fall. The outdoor pool can be utilized during the construction period.

In order to accomplish this, it will be necessary to authorize the Consultant to proceed with the detailed design and tendering of the project as soon as possible. An estimate of the costs of the Consultant's services in this regard is attached hereto. I am also attaching a copy of the previous report submitted to City Council and would recommend as follows:

1. That the firm of Lamb McManus be authorized to proceed with detailed drawings and pre-tender estimates for the project as outlined in the report dated August, 1985 at an estimated cost of \$273,825.00.
2. That the pool replacement project be tendered in the early spring for construction during the spring and summer season.
3. That the cost of the project including consulting fees be financed 50 per cent from debenture borrowing and 50 per cent from the Community Recreation Cultural Grant Program for 1986.

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 December 5th, 1985

The total cost of the project as outlined on the attached material is expected to be as follows:

1. Pool Tank Replacement

| | |
|--|--------------|
| 1. Estimated capital cost to replace existing aluminum tank with a reinforced concrete tank complete with associated mechanical and electrical systems | \$212,000.00 |
| 2. Allowance for consulting engineering fees, basic services | 14,500.00 |
| 3. Allowance for consulting engineering fees, site inspections and related office administration | 5,500.00 |
| 4. Allowance for disbursements | |
| 1. Geotechnical testing | 2,000.00 |
| 2. Concrete testing | 3,000.00 |
| 3. Reproduction of tender documents | 1,500.00 |
| 4. Travel - mileage, meals | 1,000.00 |
| 5. Long distance telephone | 200.00 |
| 6. Courier, express | 100.00 |
| Total estimated cost | \$239,800.00 |

2. Modifications to Existing Indoor Pool Mechanical Systems

| | |
|---|--------------|
| 1. Estimated capital cost for the mechanical system modifications as previously detailed in this report | \$ 28,500.00 |
| 2. Allowance for consulting engineering fees, basic services | 3,500.00 |
| 3. Allowance for consulting engineering fees, site services and related office administration | 1,500.00 |
| 4. Allowance for disbursements | |
| 1. Reproduction of tender documents (included in Item #1 Pool Tank Replacement) | |
| 2. Travel - mileage, meals | 350.00 |
| 3. Long distance telephone | 100.00 |
| 4. Courier, express | 75.00 |
| Total estimated cost | \$ 34,025.00 |

Total estimated cost of Pool Tank Replacement and Mechanical System Modifications \$273,825.00

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Page 2
December 5th, 1985

Although the Consultants have assured us that the cost estimates should be reasonably accurate, it is understood that should the final tender price exceed the amount of \$273,825.00, including Consultant's fees, that Council approval will be required.

It should be noted that the Recreation Board have not dealt with this matter, but since there will not be another meeting of Council during the month of December and since the situation has worsened in the last few weeks, it would be our intention to contact them by telephone prior to the meeting of Council to seek their endorsement of this action.

P. L. Wynia
for: DON MOORE

DM:pw
Attachments

Lamb McManus Associates Ltd.
Consulting Engineers

November 22, 1985

Our File No. 85-151-0

The City of Red Deer
4914 - 48 Avenue
Red Deer, Alberta
T4N 3T4

Attention: Mr. D. Moore

Dear Sir:

RE: Red Deer Recreation Centre
Swimming Pool Tank Replacement



Further to our submission to you dated September 9, 1985, which included the report of our study of the proposed replacement of the existing swimming pool for the Indoor Pool at the Red Deer Recreation Centre, and as requested, this letter will confirm our proposal regarding the consulting services.

We propose to provide the necessary consulting services for the design, tendering and services during construction of a reinforced concrete tank, complete with associated mechanical and electrical systems modifications. It is understood that no increase in the scope to facilitate additional leisure features, etc., is intended. The fee proposed is intended to be an upset fee with charges to be made to the Owner on a time basis at payroll costs, plus 150%. The upset fee for services for each phase is summarized as follows:

| | |
|-----------------------------------|-----------------|
| Design Phase | \$18,000 |
| Services During Construction..... | <u>\$ 6,000</u> |
| Total Upset Fee | \$24,000 |

Note: The upset fee identified above does not include the disbursements identified in Appendix C of the report forwarded September 9 and it is recommended that an allowance of \$8,500 be established to cover special testing, disbursements, travel costs, etc., as previously estimated.

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The City of Red Deer
Mr. D. Moore

November 22, 1985

As discussed during our telephone discussion, we feel a schedule to commence design approximately January 1, 1986 with a tender call approximately April 1 for award and commencement of construction approximately June 1 is reasonable. It is our opinion that the work can be completed in approximately three months' time and the Indoor Pool be ready for opening in September 1986.

The above information is provided for your review and approval. Please note that Item 2 of the Implementing Recommendations contained on Page 9 of the report requires involvement of the Owner and could possibly affect the upset fee identified above, should the program scope be modified.

Yours very truly,

LAMB McMANUS ASSOCIATES LTD.


J. K. Williams, P. Eng.

JKW:pmh*

File: R-23956

September 26th, 1985

MEMORANDUM

TO: MAYOR AND COUNCIL
FROM: RECREATION BOARD
RE: REPORT ON INDOOR SWIMMING POOL - RED DEER RECREATION CENTRE

As approved by City Council, Consultants were engaged to review the present condition of the existing indoor aluminum swimming pool tank at the Recreation Centre and to study various options for replacement, recommending a course of action to us which would reduce present maintenance costs and down time of the facility. They were also instructed to provide preliminary cost estimates for budgetting purposes for whatever remedial measures were to be recommended. The project was assigned to Lamb McManus Associates and a report was submitted for consideration of the Recreation Board at their meeting of September 17th, 1985.

The report considered the following repair systems:

1. A non-structural liner.
2. Retrofitting with gunite concrete.
3. Retrofitting with factory components.
4. Retrofitting with cast-in-place concrete.

The recommendations of the Consultant were as follows:

1. No consideration should be given to repairing the leakage in the pool by installing a membrane liner. Considering the age of the pool frame and the deterioration and leakage to date, it is considered that the present pool tank should be taken out of service and replaced as soon as possible to reduce the impact of escalating costs of present maintenance and the future replacement cost.

2. After reviewing the retrofit systems available within the swimming pool industry, it was their opinion that after removal of the existing tank, a new reinforced concrete pool should be constructed in accordance with the latest state-of-the-art, construction techniques. This would include provision for the addition of future improvements in water treatment, access to all piping for maintenance and the possibility of the installation of future competition or recreational amenities.

The proposed sequence of activities to implementing the recommendations were as follows:

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September 26th, 1985

1. Select a Prime Consultant to administer the project to provide and co-ordinate all design disciplines and to provide services during construction as necessary.
2. Establish the functional program requirements for the future use of the pool, competition, family programs, leisure amenities, etc.
3. Establish a schedule for replacement to determine the construction season and time of entry of the renovated pool into the Red Deer Recreation Program.

The cost estimates for the project as recommended by the Consultant include the cost related to pool tank replacement and some additional costs related to modifications to the existing indoor pool mechanical systems. A summary of these costs is as follows:

1. Pool Tank Replacement

| | |
|--|------------|
| 1. Estimated capital cost to replace existing aluminum tank with a reinforced concrete tank complete with associated mechanical and electrical systems | \$212,000 |
| 2. Allowance for Consulting Engineering fees, basic services | 14,500 |
| 3. Allowance for Consulting Engineering fees, site inspections and related office administration | 5,500 |
| 4. Allowance for disbursements | |
| 1. Geotechnical testing | 2,000 |
| 2. Concrete testing | 3,000 |
| 3. Reproduction of tender documents | 1,500 |
| 4. Travel - mileage, meals | 1,000 |
| 5. Long distance telephone | 200 |
| 6. Courier, express | 100 |
| Total estimated cost | \$ 239,800 |

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September 26th, 1985

2. Modifications to Existing Indoor
Pool Mechanical Systems

1. Estimated capital cost for
the mechanical system
modifications

| | | |
|----------------------------|--------------|-----------|
| Pool Water Level Control | \$4,000 | |
| Pool Fill/Metering | 4,000 | |
| Filter Tank Operation | 9,000 | |
| Pool Water Boiler | 6,000 | |
| Chlorine Feed | 3,000 | |
| Central Pool Vacuum System | | |
| Pool Outlets | 1,000 | |
| Hair Catcher | <u>1,500</u> | |
| | | \$ 28,500 |

2. Allowance for Consulting
Engineering fees, basic
services 3,500

3. Allowance for Consulting
Engineering fees, site
services and related office
administration 1,500

4. Allowance for disbursements

| | |
|--|-----------|
| 1. Reproduction of tender documents (included in Item #1 Pool Tank Replace- ment) | --- |
| 2. Travel - mileage, meals | 350 |
| 3. Long distance telephone | 100 |
| 4. Courier, express | <u>75</u> |

Total estimated cost \$ 34,025

Total estimated cost of Pool Tank Replacement
and Mechanical System Modifications \$ 273,825

A copy of the complete report as provided by the Consultant is attached hereto for Council's information.

The most logical time to undertake a project of this nature would be in the late spring and summer because there would be less interruption of routine school and recreation programs and the outdoor pool could probably remain open and available to the public.

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September 26th, 1985

Deferment of the recommended work for any extended period of time would result in considerable increase in maintenance costs and possible loss of use of the facility for periods of time. Ideally, the work should be undertaken at the earliest opportunity.

The Recreation Board, in considering all capital expenditures for the coming year, will prepare a specific recommendation in this regard.

HUGH McPHERSON, Chairman

Attachment

Agenda
Dec 9/85

November 25, 1985

TO: Director of Community Services

RE: Replacement Water Heater --
Your Memo of November 14, 1985 --
File #R-24177

Further to our discussion, I would confirm that you may proceed through the proper channels, to replace the water heater. There is no need to take this item to Council for approval.

H. MICHAEL C. DAY,.
City Commissioner

PMS/jt

C.G. City Treasurer

File: R-24177

November 14th, 1985

MEMORANDUM

TO: MIKE DAY
CITY COMMISSIONER

FROM: DON MOORE
DIRECTOR OF COMMUNITY SERVICES

Attached is a purchase requisition for a replacement water heater. This tank had been scheduled for replacement during the last two years, but had been deferred. It must now be replaced and there are no surplus funds that we can identify at this time. There is a reasonable chance that overall, the Recreation Budget will be underexpended, but if you feel it should go to Council for approval please let me know. We have no option but to replace it.



DON MOORE

DM:pw
Attachment
c.c. City Treasurer

THE CITY OF RED DEER

P U R C H A S E R E Q U I S I T I O N

| | | | |
|--------------------|----------------------------------|-----------------|---|
| SUGGESTED SUPPLIER | <u>Roz Con Construction</u> | REQUISITION NO. | _____ |
| | <u>Rep Mechanical</u> | DATE | <u>Nov. 21st</u> 19 <u>85</u> |
| | <u>Others as per list</u> | ACCOUNT NO. | <u>2-7201-0000-630</u> |
| SHIP TO | <u>Recreation Centre</u> | | |
| DATE REQUIRED | <u>ASAP</u> | 19 <u>85</u> | Signature of person goods are REQUISITIONED BY <u>Rich Roberts</u> <i>[Signature]</i> |
| REASON REQUIRED | <u>Replacement</u> | | |
| DEPARTMENT | <u>Recreation Centre Complex</u> | | |

| QUANTITY REQUIRED | DESCRIPTION | UNIT PRICE | TOTAL |
|----------------------|--|---------------|-------|
| | Supply and install one gas water heater "jet glass model #M75-3000J1B" or equal | | |
| | - with 284 L storage capacity and 1143 L per hour reheat capacity at 55.55° C Rise | | |
| | - approximately 105.5 kw input (360,000 BTUL) | | |
| | - state applicable warranties | | |
| | - price to include removal and disposal of existing unit | | |
| | - the replacement heater must be suitable for commercial and industrial water heating | | |
| | - for site inspection contact Rich Roberts at 342-6100 | | |
| | | | |
| | | | |
| | Approx. | | |

DATE ORDERED _____ 19 _____

PURCHASE ORDER NO. _____

ORDERED BY (PURCHASING DEPARTMENT)

IF THE ABOVE IS NOT TO BE TENDERED PLEASE GIVE REASON BELOW: _____

SEE INSTRUCTIONS ON REVERSE SIDE

Dec 9
Oct 15/85
January 6, 1985.

TO: Recreation Supt.

FROM: City Clerk

RE: Replacement of Recreation Centre Indoor Pool Tank
Agreement with Lamb, McManus Associates

I wish to acknowledge with thanks your memo of December 30, 1985, concerning the above topic.

In discussing the matter with Mayor McGhee, he suggested that same not be submitted to Council at this time for the following reasons:

1. At the Council Meeting of December 9th a resolution was passed authorizing the firm of Lamb, McManus to proceed with detailed drawings and pre-tender estimates at an estimated cost of \$24,000.00.
2. As per the letter dated November 22, 1985, from Lamb, McManus Associates Ltd., it is noted that the upset fee for their services during design phase is \$18,000.00. While in the aforementioned letter, it is indicated that their services during construction would be \$6,000.00, the Mayor suggests that approval of this figure is premature and should be approved at the time Council decides to proceed with the project. Thus the additional \$6,000.00 approved by Council, December 9, can be used as the allowance to cover special testing, disbursements, travel costs, etc.

Trusting you will find this satisfactory. However, if you have any questions, please do not hesitate to contact the undersigned.

C
C. Sevcik
City Clerk

c.c. Mayor ✓
Asst. City Treasurer
Director of Community Services

A REPORT
ON THE
INDOOR SWIMMING POOL
RED DEER RECREATION CENTRE
RED DEER, ALBERTA

Submitted by

LAMB McMANUS ASSOCIATES LTD.
August 1985

Disciplines

| | |
|------------|------------------------|
| Structural | R. H. Banks, P. Eng. |
| Mechanical | K. G. Bolton, P. Eng. |
| Electrical | W.S.K. Cheung, P. Eng. |

A REPORT
ON THE
INDOOR SWIMMING POOL
RED DEER RECREATIONAL CENTRE
RED DEER, ALBERTA

The terms of reference for this report were to review the present condition of the existing indoor aluminum swimming pool, to study the various options for replacement and to recommend a course of action for the Owner to reduce present maintenance costs and downtime of this facility. Preliminary cost estimates for budgeting purposes were to be indicated for the various options.

Description of Existing Swimming Pool Facility

The existing pool is rectangular, 82'-6" long by 35 ft. wide, oriented in an east-west direction within the Red Deer Recreation Centre. The shallow end is at the east end, adjacent to the main lobby. The depth of the shallow end varies from 3'-0" to 5'-0", over a length of 47'-6". The deep end slopes, on all 4 sides, to a maximum depth of 10'-3" inches to form the 35 ft. square diving area.

The pool was originally constructed in 1962 from design drawings prepared by Portnall, Groulle & Lucas, Architects of Regina, Saskatchewan. Considerable renovation to the building enclosure has been done, plus upgrading of water handling and treatment capabilities, in 1983 and 1984. However, the pool tank is essentially as constructed 23 years ago.

The pool tank is considered to be what is referred to as a proprietary system. This is a system which is developed and marketed by a manufacturer, usually directly to an owner, or through a design-build type of specification controlled by the owner's Architect. The original Architectural drawings did not indicate any pool construction details. The only pool details on the project documents are those prepared by the manufacturer, Edward Industries of Regina, and were approved by the Architect on April 6, 1962.

2.

The main advantage of a proprietary system is that all components, walls, copings, gutters, scimmers, piping, etc. are manufactured for a specific purpose and are supplied by a single contractor, with a single responsibility for the original operation of the pool. In addition, where the manufacturer has a successful product, the original cost is often less than a custom pool. However, and primarily, the main advantage of a proprietary system, is that the purchase of the pool can be made without a complete and intimate knowledge by the owner of all of the components that make up a successful swimming pool system, from the containment tank, to the hydraulic circulation system, filtration and treatment.

The original tank is basically constructed entirely with 3/16 inch thick aluminum plate. The side walls are stiffened with aluminum angles and contain an integral gutter system for skimming and circulation. The tank aluminum bottom plate is supported directly on 6 inches of washed gravel on both the shallow end and in the diving area.

The framing system for the pool is, therefore, essentially what is presently used almost exclusively for small, private residential pools. The side walls for this class of pool are invariably prefabricated panels of galvanized steel, aluminum or fibreglass, which may or may not be waterproofed with a continuous vinyl liner. The bottom is usually a vinyl liner over either a sand base or a thin concrete slab, placed directly on a shaped earth bottom. A somewhat less frequent form of residential pool is another proprietary system utilizing gunite concrete. With this system, the pool walls and base are constructed of concrete applied by the shotcrete or gunite method over steel reinforcing, directly against a trimmed earth excavation. This system is designed in accordance with the basic principals of reinforced concrete to withstand internal hydraulic pressure and exterior earth pressure, but often the main inherent strength is obtained with the use of curved profiles in plan and curved bottom to wall junctions. The most common wall thickness of a gunite pool is approximately 5 inches, depending on the size and depth of the pool. Most proprietary pools are merchandized with the requirement that the pool should not be allowed to stay empty for any extended period of time, but should be kept basically full, so that the water pressure balances the earth pressure. These pools are, typically, left full during the winter but generally behave quite satisfactorily.

3.

The existing pool tank has functioned satisfactorily from stability considerations, but has deteriorated by corrosion and chemical electrolysis. It has been reported that leakage sufficient to cause a drop in tank level and subsequent de-watering for patching has been occurring, at an increasing frequency, for a considerable time. It is now considered that this must be upgraded to maintain a schedule and commitment for public use. It would appear that sufficient chemical imbalance exists in the saturated soil-water base under the tank bottom to react with the aluminum, and the resulting oxidation and electrolysis has reduced the aluminum bottom and side wall plates to a non-structural thickness. This deterioration is not regarded as a result of poor construction or a basic deficient product, but rather that the normal life span of this type of pool system has now been attained. Any proprietary system employing light gauge bare metal, either aluminum or galvanized steel, would be expected to have a life of approximately 20 years. This will vary, depending upon the insitu soil as manufacturers will indicate records of a life span of from 30 to 40 years. This extended life invariably occurs in warmer climates and usually when the typical soil is a well draining chemically neutral sand and coarse granular material. This is essentially different from the climate and soil conditions of Central Alberta.

Repair Systems

The following repair systems were investigated and are categorized and reviewed as follows:

1. Non-Structural Liner

This system would be classified as a repair system rather than a replacement. It is possible to order a custom-shaped 60 mil vinyl liner for the existing pool tank. The vinyl liner used for private, residential pools is usually a 30 mil thickness. The heavy duty liner is chemically inert and very durable for private use. It is usually installed within a tank enclosure while a vacuum is connected to wall ports to exhaust all air between the liner and the pool wall. Modifications to the existing skimmer would be required

4.

to anchor the top of the liner, which would be fabricated with a continuous thickening bead to be contained in a slot of an extruded aluminum coping section.

The main disadvantage of this repair system is that it is based on the premise that the existing pool walls and base are, and will remain structurally adequate for some reasonable time. In addition, although the vinyl liner has been found adequate for private use, it is readily subject to damage from public misuse. It can be cut easily and all glass containers, goggles, and diving tanks would have to be prohibited from the pool area.

The vinyl liner system has seldom been used for a public pool. It is used almost exclusively for small private pools, and commercially for hotel and controlled public use. We are not aware of any public swimming pools in Alberta where a vinyl lined pool has been used in original construction, or as a temporary repair.

In regard to the structural condition of the present aluminum framing, it is considered that the deterioration of the existing aluminum frame is too severe to realistically consider waterproofing the existing system with a new liner. In addition, the vinyl lined pool system is not considered sufficiently durable for public use to warrant investigation of a repair system that would incorporate a vinyl liner. It is considered that any approximate costs presented for this system would be misleading since the product, in our opinion, is not viable for public use.

2. Retrofit with Gunit Concrete

A number of swimming pool contractors and installers in the Edmonton area were contacted for a review of retrofit systems. The majority of these contractors were involved at the residential level only, and their expertise was limited to that size of pool.

Master Pools Ltd., an Edmonton pool contractor, has been involved at the Community Pool level, both for new construction and for repairs. Their recommendation for retrofit by their system would be

5.

a new gunite pool. As described previously, a gunite pool is basically a concrete pool with thinner walls installed without forming, by shotcreting the concrete directly against a shaped earth excavation. This type of wall construction limits the choice of skimmer and return system and, in addition, limits the piping to a buried system behind the pool wall. This greatly increases maintenance costs and eliminates the possibility of modifying or improving the hydraulic system in the future.

The present state-of-the-art in concrete pool construction almost always incorporates a pipe gallery or double wall system around the pool perimeter. This gallery contains all piping, and primarily provides for future maintenance of piping, tank repairs, inspections, and isolation of the tank wall from the corrosive backfill. The lack of this gallery is considered to be a major drawback of a monolithic gunite pool. The saving of the forming costs of a gunite concrete pool over a conventional concrete pool applies to the walls only, as the bottom slab is common to both concrete systems. The application of gunite concrete is a high skill technique, and is subject to difficulty in maintaining a high quality of concrete over a large area.

The descriptive letter from Master Pools is included in Appendix A of this report. Their estimate for the demolition and removal of the existing aluminum pool and installing a new gunite pool, without replacing the adjacent decks, is \$180,000. With an allowance for demolition of the existing decks and replacement with new back sloping decks with separate drains in accordance with the present Codes, it would be our approximation that their preliminary estimate would be increased to approximately \$200,000.

The specifics of the Master Pools' gunite proposal, regarding the amount of compacted granular material under the slab, slab reinforcing, wall thickness, wall reinforcing, etc. were not reviewed in detail. However, they are a reputable pool contractor and, in our opinion, this budget is a realistic budget price for a proprietary pool system in gunite concrete, constructed to an adequate standard.

6.

3. Retrofit with Factory Components

The two principal manufacturers of prefab swimming pool components and accessories are the Trojan Pool System of California and the Hallmark Pool Corporation of Rolling Meadows, Illinois. Both of these manufacturers supply essentially a prefab pool wall system, with a bottom slab of cast-in-place concrete, typically 6 inches thick.

The distribution and installation contractor of the Hallmark Pool in the Red Deer area is M.L.G. Building & Design Inc., 7424 Gaetz Avenue.

Some illustrative advertising literature is included in Appendix A of this report.

The Hallmark Pool Wall System is prefabricated from fibreglass, 1/4 inch thick, with galvanized steel angles bonded into the fibreglass on the back side for flexural strength. The wall units are bolted together on the backfill side of the wall with cadmium-plated bolts. As with the gunite pool, the prefab wall panel pool, as manufactured, is limited to a monolithic wall section. It is possible to modify the gutter system and form a pipe gallery, but essentially, the system would then revert to a custom, cast-in-place pool with a prefinished surface on the vertical walls, and the advantage of the factory prefabrication is largely lost. In addition, the long term durability of the galvanized ribs and assembly bolts, although likely adequate for 15 years, is questionable for a life of 40 years.

The estimated cost of retrofitting the pool with the Hallmark System of pool panels, was estimated verbally by Mr. D. Howell at \$115,000. This estimate did not include the replacement of the deck slab and, unless the manufacturer's standard details were heavily modified, did not provide the capability to provide a pipe gallery behind the pool wall.

7.

4. Retrofit with Cast-in-Place Concrete

A professionally designed concrete pool tank is almost universally the only system used for public use swimming pools in Alberta. With this structural system, the existing aluminum pool and the concrete aprons would be removed and the existing base would be re-established. An under-slab drainage system would be installed, with approximately 12 to 15 inches of compacted crushed rock. The design of the new tank would include a concrete bottom slab, which is usually 7 inches thick in the shallow end and 10 inches thick in the diving area. The walls are typically 12 inches thick and reinforced with steel bars each way, on each face. For this particular location, a second concrete wall would be provided to deepen the existing crawl space and provide a pipe gallery all around the pool. This will provide access for inspection, maintenance and installation of future amenities, as required.

The cost of demolishing the existing tank and constructing a new concrete tank has been estimated at \$190,000, exclusive of project administration costs, design fees, etc. This estimate includes new apron slabs around the pool, with new deck drains in accordance with the present Codes, as well as all associated mechanical and electrical costs. This estimate is based on basic materials, with a marcite-type finish on the inside of the tank. If the entire tank were to be lined with ceramic tile, this will add a considerable surcharge to the constructed cost. The 4 principal tiling contractors in Edmonton indicate an installed price for ceramic tile on a swimming pool tank of from \$6.50 to \$9.00 per square foot. This variance is due to the selection of the type of bonding, the type of grout and the selection of the quality of the ceramic tile. It is therefore considered that, with an allowance of \$7.50 per square foot, the cost to provide a ceramic tile finish to the tank in lieu of a marcite finish would add an additional \$22,000 to the construction cost. The cost of ceramic tile on the new deck slabs around the pool area is included in base cost such that if the entire tank and deck are clad with ceramic tile, the estimated cost of the pool is \$212,000, exclusive of project administration costs.

8.

The ceramic tile finish is almost universal for deck slabs of indoor pools. The ceramic tile on the pool tank will reduce the ongoing maintenance cost, as a marcite finish must be upgraded or replaced intermittently during the life of the pool. The marcite finish is an adequate standard finish, but is generally used to minimize the initial capital costs since the installed cost is approximately \$5.00 to \$6.00 per square foot less than ceramic tile. To provide a first class pool with a minimum amount of maintenance, it would be recommended that the entire pool and deck surfaces be finished with ceramic tile.

Recommendations

In accordance with our terms of reference for this report, the following are our recommendations regarding the upgrading of the existing pool tank. In addition to these recommendations, we have attached, in Appendix B of this report, some general comments and recommendations concerning the mechanical and electrical aspects and operational procedures for this swimming facility.

1. No consideration should be given to repairing the leakage in the pool by installing a membrane liner. Considering the age of the pool frame, and the deterioration and leakage to date, it is considered that the present pool tank should be taken out of service and replaced as soon as possible to reduce the impact of escalating costs of present maintenance and the future replacement cost.
2. After reviewing the retrofit systems, available within the swimming pool industry, it would be our opinion that, after removal of the existing tank, a new reinforced concrete pool should be constructed in accordance with the latest state-of-the-art construction techniques. This would include provision for the addition of future improvements in water treatment, access to all piping for maintenance and the possibility of the installation of future competition or recreational amenities.

9.

Sequence of Activities to Implementing Recommendations

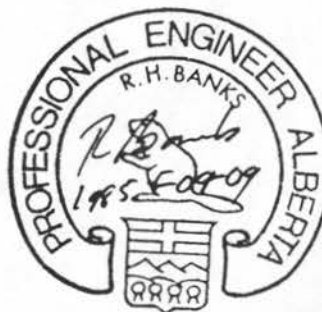
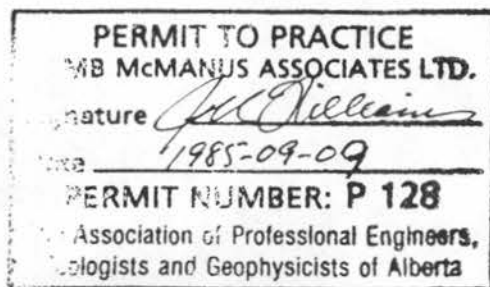
If the above recommendations are accepted, the following would be our recommendations for a course of action:

1. Select a Prime Consultant to administer the project, to provide and coordinate all design disciplines, and to provide services during construction as necessary.
2. Establish the functional program requirements for the future use of the pool, competition, family programs, leisure amenities, etc.
3. Establish a schedule for replacement, to determine the construction season and time of entry of the renovated pool into the Red Deer Recreational Program.

Prepared by:



R. H. Banks, P. Eng.



Appendix A

1. Letter from Master Pools of Edmonton
2. Illustrative literature from Hallmark
3. Details of new pool section

Appendix B

Report on Mechanical and Electrical Systems Modifications

Appendix C

Estimated Project Cost Summary

TELEPHONE
(403) 462-2441*master pools**by dominion gunite (1964) ltd.*9323 - 35 AVENUE • EDMONTON, ALBERTA
T6E 5R5

July 22, 1985

Lamb McManus Associates Ltd.
10214 - 112 Street
Edmonton, Alberta
T5K 1M5

ATTENTION: R.H. Banks

Dear Sir:

Re: Red Deer Recreation Center Pool Retrofit

Thank you for your inquiry into what we, Master Pools, can do to retrofit the pool at Red Deer Recreation Center. In the past, we have had intermittent inquiries on this pool and have given it some thought both then and again now.

Given the constraints, the owner would like to maintain the 25 metre length for a competitive pool, and recognizing the need of the swimmers for at least three feet of water to turn, it is necessary the old structure be removed in order to install a structurally sound tank in its place.

After the removal of the old tank, the project will be simply to install a new 25 metre gunite pool tank. The skimming action of the pool could be achieved by either a overflow gutter system or a inwall skimmer system.

An important area which must be considered is the deck drainage. Presently, the deck slopes to the pool. In the construction of a new gunite tank, a continuous grate drain would have to be incorporated into the perimeter of the tank. This could be achieved with some slight modifications to the typical beam section of our pools.

Over the past forty years, Master Pools has built many 25 metre community pools and we thus have the expertise to do this project efficiently for you.

ju
85 151

Re: Red Deer Recreation Center Pool Retrofit

The scope of work to be included is as follows:

- remove existing tank
- cut deck to accommodate for new gunite tank with modified beam section for continuous perimeter drain
- grade pool bottom
- install new plumbing and connect to existing plumbing in mechanical room
- bond reinforcing steel and deck accessories
- construct new steel reinforced gunite pool tank
- apply deck and scum line tiles to new tank
- apply marcite finish to new tank (Tile could be used here if budget allowed)
- start up new pool

The budget cost of this scope of work would be \$180,000.00. This price would reflect a marcite finish to the interior of the pool, not tile.

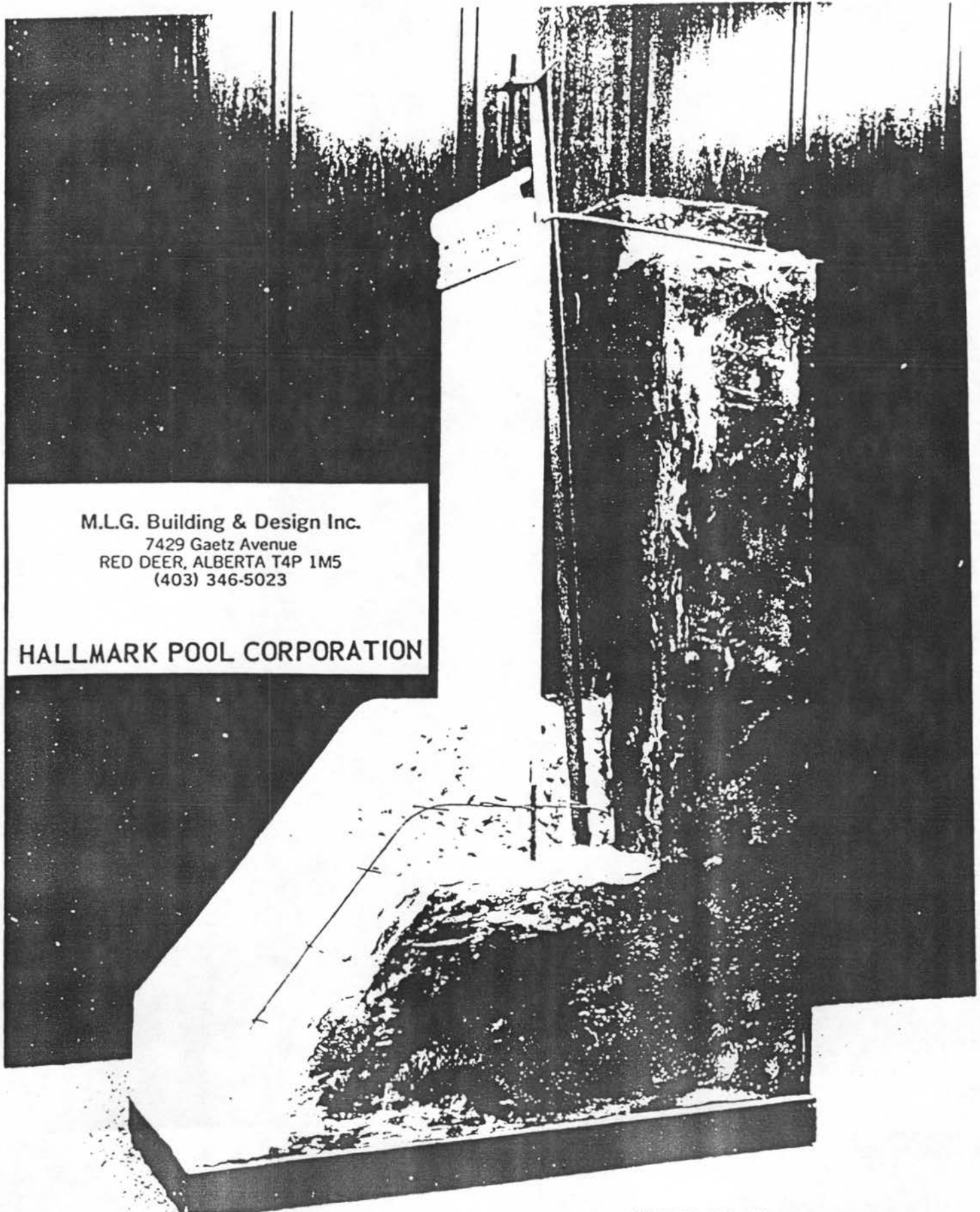
We look forward to discussing this project further with you. Please feel free to call if you have any questions.

Yours truly,



Dwight Love
President

DL/wlb

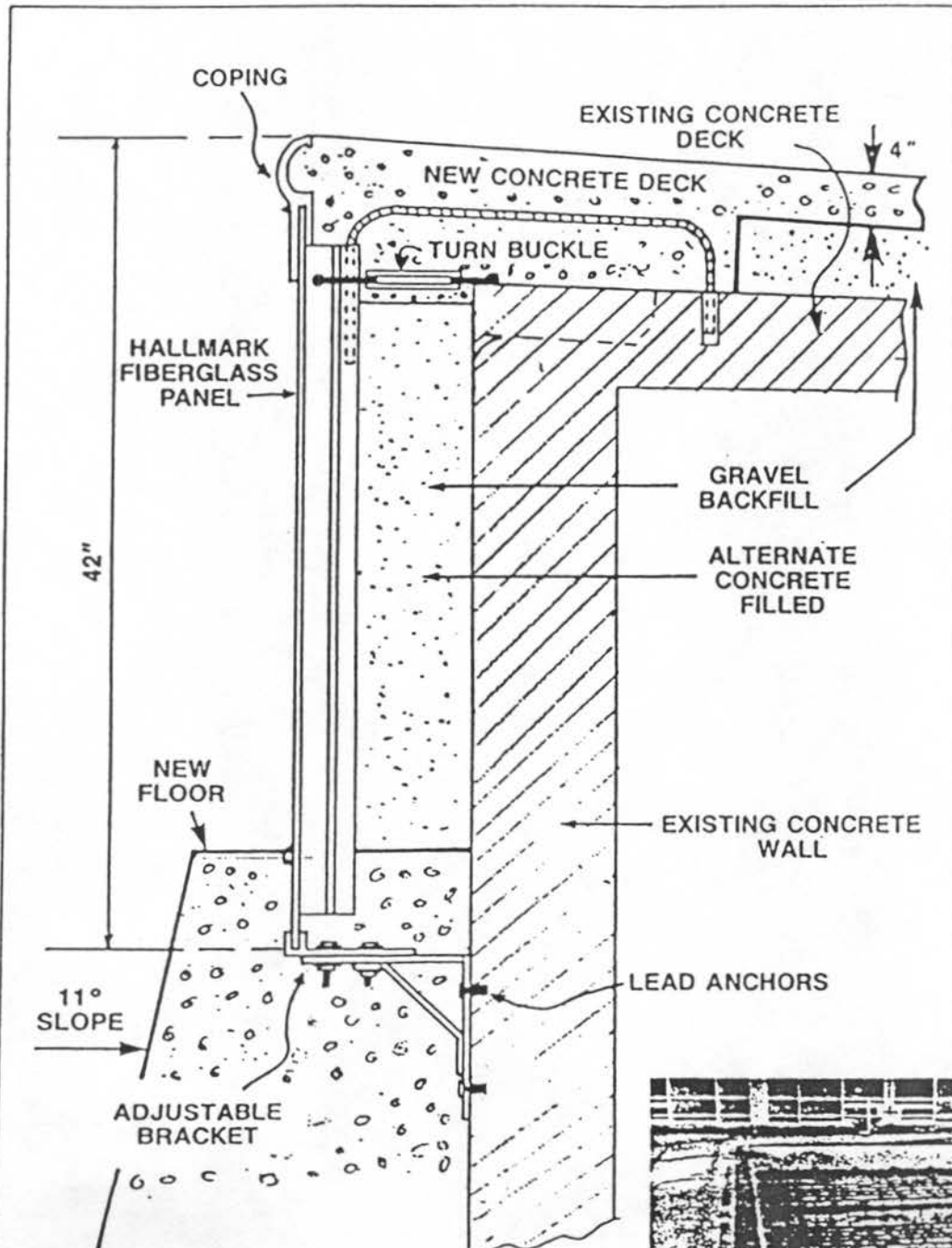


M.L.G. Building & Design Inc.
7429 Gaetz Avenue
RED DEER, ALBERTA T4P 1M5
(403) 346-5023

HALLMARK POOL CORPORATION

FIBREGLOSS WALL SECTION

pool rehabs



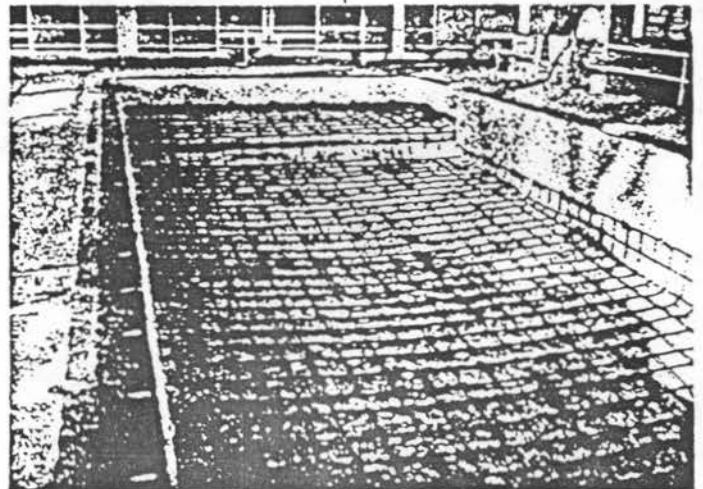
HALLMARK POOL REHAB CROSS- SECTIONAL VIEW

NOW!! Convert an old concrete pool into a brand new Hallmark Fiberglass Pool without removing the old pool, using this method of installing a pool inside of a pool.

SAVE!! Costly removal fees, jackhammering out old pool, hauling away tons of concrete, many weeks of labor. All you lose is 1' around entire pool perimeter. Ask us about further details and layouts.

M.L.G. Building & Design Inc.
7429 Gaetz Avenue
RED DEER, ALBERTA T4P 1M5
(403) 346-5023

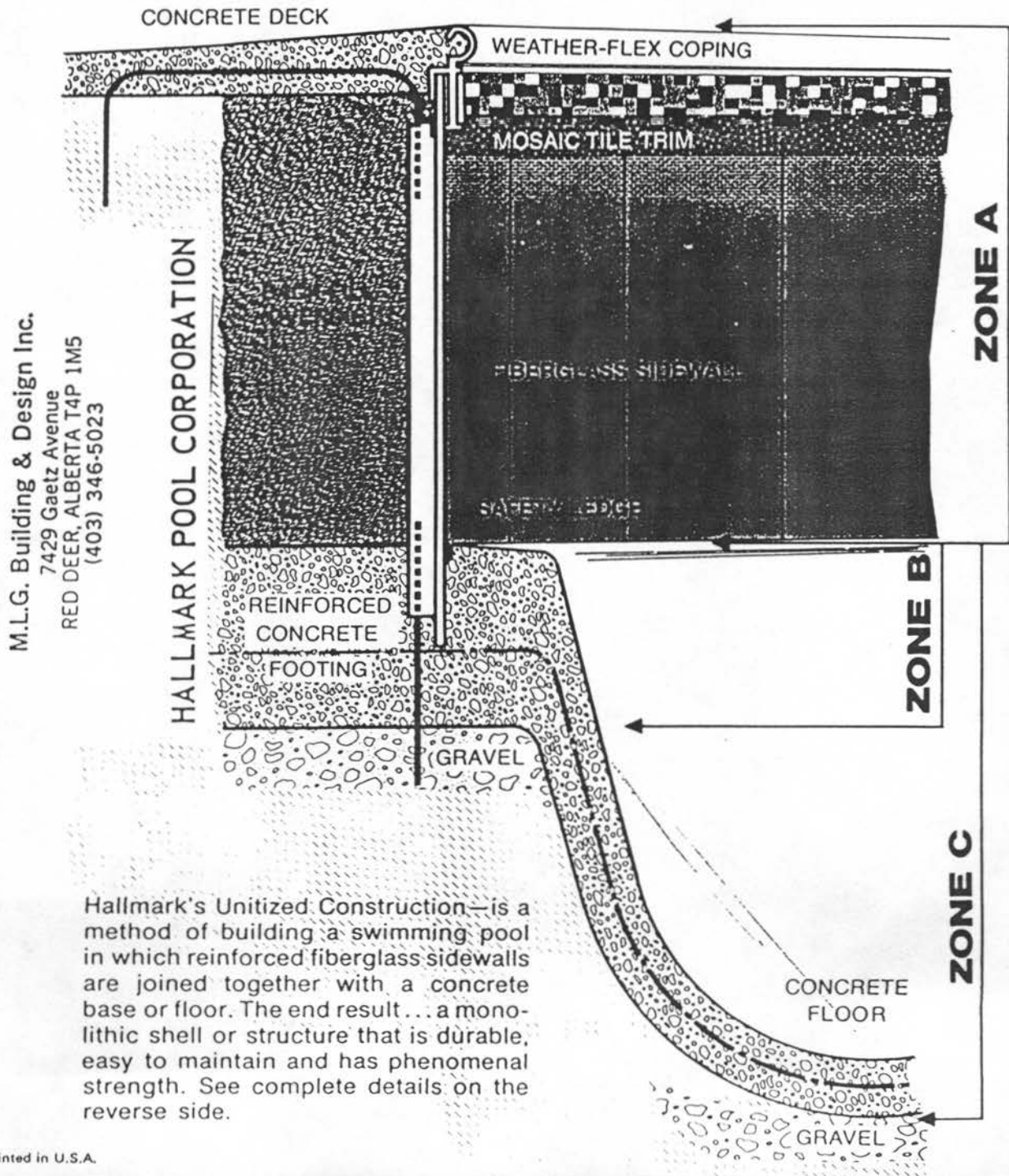
HALLMARK POOL CORPORATION



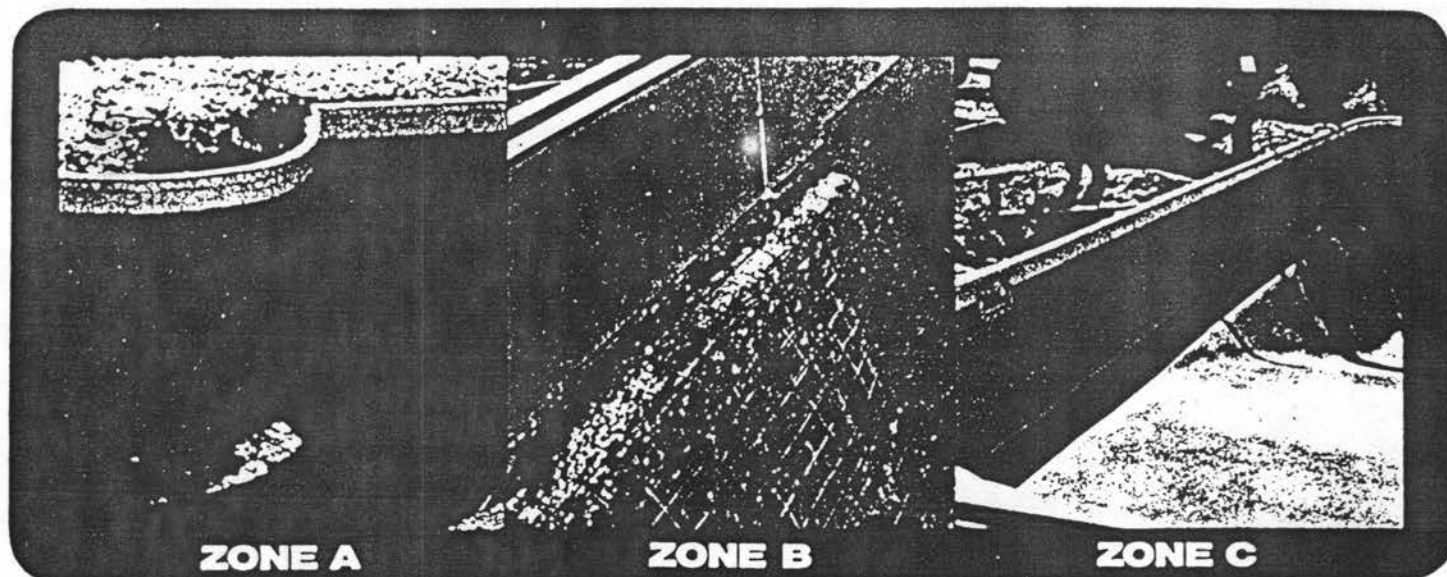
Don Howell

Hallmark

Unitized Construction



Hallmark Unitized Construction



ZONE A

The sidewall is the most critical and demanding section of any swimming pool. It is often referred to as the "frost" or danger zone. Here is where the problems exist. Cracking, leaking, plaster falling off, paint peeling, rotting, rusting and tearing apart, to name a few. Our experience has proven that over 90% of all damage encountered in any type of pool takes place in the sidewall or what Hallmark calls - Zone A. Where do these problems originate? Numerous reasons, such as freezing, expansion and contraction, shifting soils, heaving in the deck area from temperature cycling (freezing & torrid heat), ultraviolet rays, chemical attack and all too often... poor workmanship.

Is there a material available that can stand up against all these elements, a material that will practically eliminate all the problems and minimize the annual maintenance costs of a swimming pool? There is! The material is fabulous fiberglass. Hallmark manufactures the strongest fiberglass pool walls in the world. Hallmark is the world leader in the sale of Fiberglass Pools. Our quality and durability have been proven thousands of times, from 50 below in Canada to the searing heat of the Southwest. Our claims are backed in writing with a solid 15 Year limited Fiberglass Warranty.

Zone A is also the "eye appeal" area. The soft, pleasing Pacific Blue Fiberglass Sidewalls offer the ultimate in pool beauty. Add to this, Hallmark's Weather-flex Coping with the traditional Mosaic Tile Feature Stripe and you have another "combination" that's hard to beat! The Weather-flex Coping serves a multitude of purposes. It acts as a hand hold and splash coping. The slip fit attachment application compensates for movement influenced from ground heave. The concrete deck or walk that surrounds the pool is directly connected to the Weather-flex Coping and thus becomes an integral part of the sidewall.

ZONE B

At the base of the Fiberglass Sidewall, a concrete footing, with

dimensions of approximately 18" to 24" in width and 10" to 12" in thickness, is poured around the entire perimeter of the pool. This "meeting point" of the sidewall and the pool floor is comparable to footings used in the construction of most one and two story buildings, possibly higher, depending upon soil conditions. This footing supports the sidewall and the backfill used in the overdig area. In the finished pool, this footing becomes a safety ledge which is one of the outstanding features of a Hallmark Fiberglass Pool.

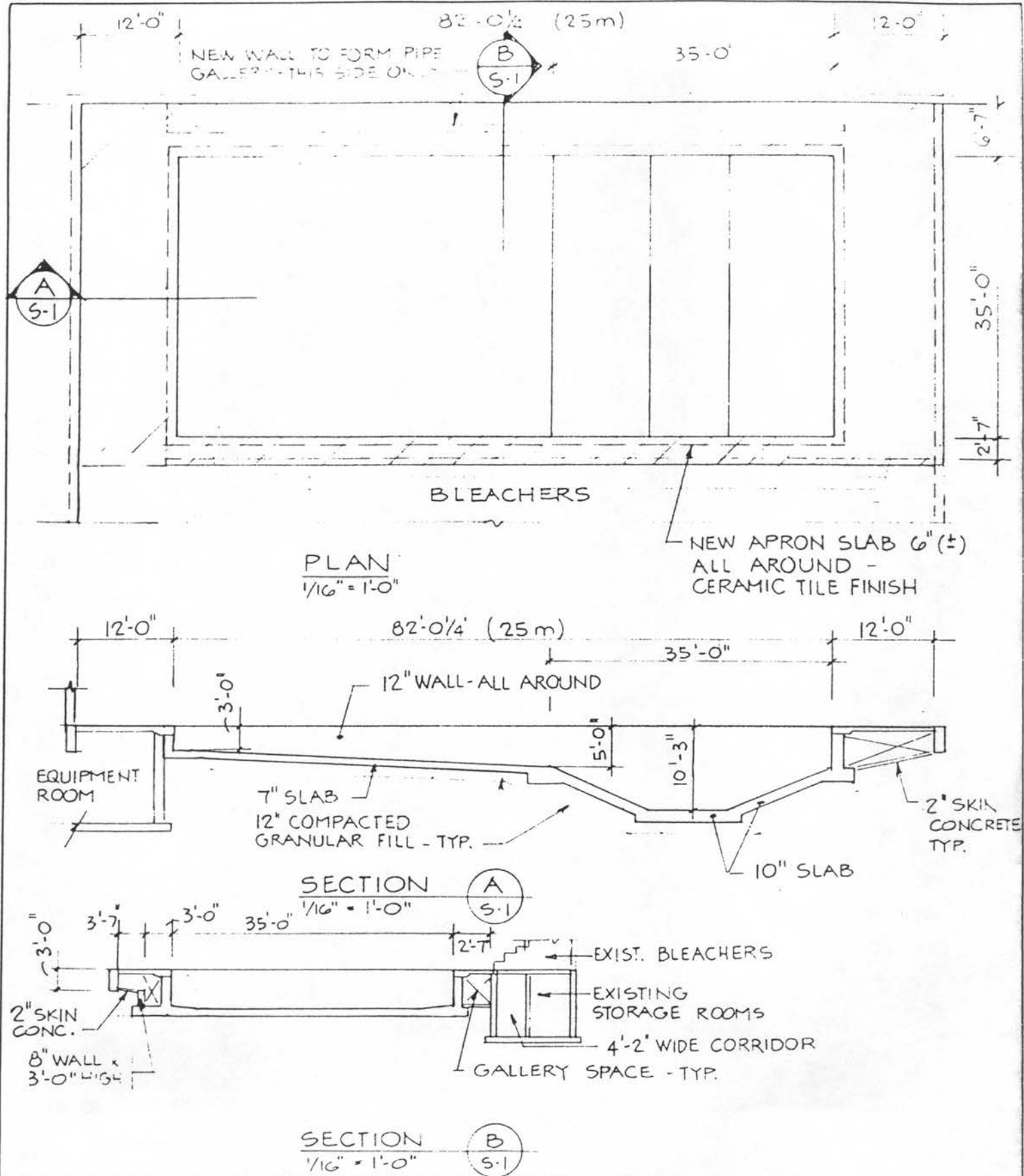
The lip or rim design of the footing straddles the shelf of the excavation. The floor "rests" at this point, thereby reducing the settling of the pool. The average pool built by Hallmark dealers contains approximately 23,000 gallons of water which weights approximately 190,000 pounds plus the weight of the concrete. This is the area called - Zone B.

ZONE C

The floor in the Hallmark Fiberglass Pool is constructed of reinforced concrete. This material is utilized for which it is best known... as a foundation material. The concrete is an extremely dry 6 bag, 3500-4000 lb., air entrained mix. It is reinforced with steel wire mesh for added strength. Because the concrete floor is below the frost level in most parts of the world, it is not subjected to the damage that can be caused from freezing. This minimizes the cracking and leaking which are so prevalent in all concrete construction.

The finished floor in the deep end of the pool (referred to as the bowl or hopper) is contoured, incorporating the geodesic dome or egg shell principle. This equalizes the pressures exerted by the weight of the water. Ready mix concrete is used for the floor. This type of concrete is carefully controlled and is uniform in its consistency. The concrete is stacked or "hand packed" against the undisturbed earth assuring complete displacement.

Hallmark's Unitized Construction started with theory, progressed to application, tested with time and today is an accepted principle of swimming pool construction. It is a "solid foundation" for your investment in a lifetime of enjoyment.



**LAMB McMANUS
ASSOCIATES LTD.**

CONSULTING ENGINEERS
CALGARY EDMONTON

PROJECT

CITY OF RED DEER - RECREATION CENTRE
INDOOR SWIMMING POOL

DWG TITLE

PROPOSED TANK REPLACEMENT

DATE

85-08-10

DWN.

B.L.

FILE NO.

85-151-1

DWG NO

S-1

APPENDIX BREPORT ON MECHANICAL AND ELECTRICAL MODIFICATIONS1. Pool Tank Replacement

As described previously in the report, it is the recommendation that the existing aluminium pool tank be replaced with a new cast-in-place concrete tank, complete with new perimeter deck and pipe gallery.

In order to accommodate this work, the following modifications to the existing pool mechanical system would be required:

1. The drywall enclosure, presently installed around the perimeter supply ductwork in the existing piping "crawl space", should be removed. From our discussion with the City of Red Deer Code Authorities, this enclosure is not required for fire safety reasons. Removal of this enclosure, especially along the south side, will allow sufficient room for a properly accessible piping gallery to be installed.
2. The installation of a new perimeter concrete deck would allow for the installation of deck drains, connected to new sanitary service mains installed in the pipe gallery and exposed in the north corridor. The deck drains are a Code requirement.
3. Removal of the existing perimeter pool deck will require that the existing supply air ductwork be removed, and reinstalled in the new piping gallery and reconnected to existing supply air outlets.
4. In order to accommodate removal of the existing aluminum pool tank, it is recommended that all the perimeter PVC supply and return piping in the piping crawl space be removed and inspected. Although this piping was installed in the mid 1960's to replace the original aluminum piping, its condition should still be fairly good. This would allow for at least the major piping

2.

runs to be cleaned and re-used as a cost reduction measure. However, the capital cost estimate is based on complete replacement of all piping, valves, etc. The piping systems would be installed in the new pipe gallery, and exposed in the north corridor tight to underside of existing structure.

5. The existing main drains from the bottom of the pool tank are connected to a buried 6 inch diameter aluminum gravity drain line which runs back to the filter/mechanical room. It is recommended that this piping be replaced with non-corrosive piping (e.g. PVC), and also be reconnected through the existing isolation valve in the crawlspace to allow for draining of the pool to the outside sanitary sewer manhole.

Directly related to the replacement of the existing pool tank, the following modifications/additions to the electrical system would be required:

1. The existing power distribution system would be extended to the pipe gallery.
2. A grounding grid would be provided around the pool in the pipe gallery.
3. Gallery lighting and convenience outlets would be provided to facilitate maintenance of pool equipment in the pipe gallery.

At the request of the Owner, provisions would be made, in the form of rough-in conduits and outlets for the future addition of timing touch pads and in-pool sound system.

Even though no underwater lighting system is anticipated in the near future, it is recommended that provisions be made for the future addition of such a system. Casting in the sealed rings and light wells at this time would minimize the risk of water leaks, if done at a later date. Cost estimate includes the provision of six light wells along the sides of the concrete pool.

3.

2. Modifications to Existing Indoor Pool Mechanical Systems

In addition to the mechanical and electrical aspects of the project directly related to the pool tank modifications, Lamb McManus were requested to review the existing pool systems and comment on any suggested operational or design components.

The following is a summary of our investigations and findings regarding mechanical aspects, of the swimming pool portion of the Red Deer Recreation Centre, not related directly to the recommended replacement of the existing pool tank.

Our findings are based on our on-site review, observations and meeting with the operating personnel on June 25, 1985, together with our prior knowledge of swimming pool design and operations.

1. Pool Water Level Control

Currently there is no automatic means of maintaining pool water level control. Pool water level is maintained by manually opening a valve on a domestic make-up water line to the filter tank. This is a poor means of maintaining the proper level in the pool. Maintaining a proper pool water level is critical to the function of the pool recirculation and filtering system. If the water level is too low, there will be no circulation over the gutter skimming lip and therefore poor cleansing action. Conversely, if the pool water level is too high, flooding of the filter tank will occur.

2. Pool Fill/Metering

.1 Initial Fill

The pool is currently filled through the use of an adjacent fire hydrant with cold City water. The water is therefore not filtered nor metered as it is introduced into the pool basin. The fill water is also not tempered (heated) as it is introduced into the pool tank, which is not desirable, as

4.

it could shock the pool tank structure and cause it to crack. This is particularly true of cast-in-place concrete tanks. The fill water should be heated to within 5°F of the pool tank temperature before introduction into the tank. This becomes even more critical now that the pool fill will occur in late December, rather than September, as water temperatures will be colder.

.2 Fill During Normal Operation

As indicated previously under Pool Level Control, the pool level should be maintained by an automatic means in order to maintain the desired level for proper pool operation and cleansing.

3. Filter Tank Operation

At present, the main gutter return and the main bottom drain to the tank connect into a common line, which then passes through a single control valve before entering the filter tank. As a result, the return water flows from the gutters and the bottom pool drains cannot be individually controlled in order to properly handle both skimming and surge of the pool.

4. Pool Water Boiler

The existing pool water boiler is the type where pool water is circulated directly through the boiler. This type of heater is subject to the corrosive nature of the pool water, which is accelerated due to the high surface temperature of the tubes in the boiler. This results in relatively frequent replacement of boiler tubes. We understand that the existing boiler is 5 or 6 years old, and apparently has been operating satisfactorily since its installation. It is our opinion that this type of boiler be used in conjunction with a shell and tube heat exchanger, where boiler water is circulated through the shell and pool water through the tubes. The heat exchanger should be constructed with a steel shell and stainless steel tubes,

5.

thereby eliminating the corrosion problem that exists with the present type of boiler.

5. Steel Piping

There is currently some steel piping remaining in the pool recirculation system located in the filter room, and it has required regular repair and replacement of corroded sections. Steel piping is subject to either corrosion and/or chemical build-up, depending upon both the pool water chemistry and the flow rate (or lack of) through the piping. The remaining steel piping should be examined internally to determine the condition and the resulting consequences, and its effects on the flow of recirculated pool water.

6. Chlorine Feed

The chlorine system presently uses fresh cold City water (at up to 80 psig pressure) to drive the chlorine into the pool water system. While the system works reasonably well, it does present the possibility of high chlorine concentrations backflowing into the cold water make-up. It also produces an additional water make-up to the pool which is controlled by chemical levels, instead of pool water levels.

7. Central Pool Vacuum System

At present, the existing pool has no provision for a vacuum system.

8. Hair Catchers

The existing system has no hair catchers installed, and as a result, band-aids, bulk hair, etc. are gathered in the main filter tank. The new Alberta Building Code 1985 requires that hair catchers be installed on pool circulation systems.

6.

Conclusions and Recommendations

1. Pool Water Level Control

We recommend that an automatic pool water level controller, connected to an automatic cold water make-up valve to the filter tank, be installed. This pool water level control will automatically make-up water to the pool, through the filter tank, to maintain a proper pool water operating level.

2. Pool Fill/Metering

.1 Initial Fill

We recommend that a new 3 inch water make-up line, complete with water meter, be provided to the filter tank. This new 3 inch line should be connected to the existing main 4 inch domestic cold water line located in the filter/mechanical room.

.2 Fill During Normal Operation

Refer to recommendations for pool level control above.

3. Filter Tank Operation

We recommend that the two pool return lines (gutter and main drain) have individual automatic control valves installed on each line. This, together with a new filter tank automatic level controller, will result in the proper flow in each of these lines, enhancing the capability of the system to provide proper cleansing of the pool water.

7.

4. Pool Water Boiler

We recommend that a shell and tube heat exchanger with associated pump, valves, piping, controls, etc. be added to the system when funding is available to provide for long term satisfactory operation of the existing boiler. The boiler tubes should also be checked, during the scheduled pool shutdown in December, for any corrosion to date.

5. Steel Piping

It is our recommendation that the remaining steel piping in the pool recirculation system be replaced with PVC piping. This piping could be replaced as maintenance budget funds become available unless, through the internal examination of this pipe, it is found to be necessary as a priority item. We recommend the internal examination be conducted by pool operations staff when the pool circulation system can be conveniently shut down for a period of time. This could be done coincident with the planned December shutdown of the pool.

6. Chlorine Feed

It is our recommendation that the existing City water-supplied chlorine feed injector system be revised to a pool water supply system, complete with a booster pump. This would eliminate the additional City water make-up to the pool.

7. Central Pool Vacuum System

Provision for the installation of a future central pool vacuum system could be made by the installation of approximately four (4) pool outlets at the time of the tank renovations. The piping, pumps, etc. could be installed at a later date as required.

8.

8. Hair Catchers

In order to meet Code requirements, we recommend that a hair catcher be installed in the main return line to the filter tank.

Estimated Capital Costs

| | |
|--|---------|
| 1. Pool Water Level Control | \$4,000 |
| 2. Pool Fill/Metering | \$4,000 |
| 3. Filter Tank Operation | \$9,000 |
| 4. Pool Water Boiler | \$6,000 |
| 5. Chlorine Feed | \$3,000 |
| 6. Central Pool Vacuum System Pool Outlets | \$1,000 |
| 7. Hair Catcher | \$1,500 |

The addition of the new 3 inch make-up water line is not necessary for the normal operation of the pool. The purpose of this new line is for pool fill after pool drain-down. The existing cold water make-up to the filter tank is adequate for pool fill during normal operation, when used in conjunction with the automatic pool level controller that has been recommended.

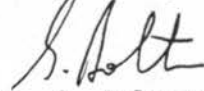
Conclusions

Prior to proceeding with any of the suggested changes in this report, it is strongly recommended that a proper detailed design, including drawings and specifications, be undertaken in order to ensure the best possible results from these changes.

9.

It is our opinion that the recommended modifications in this part of the report will have no impact on the proposal to upgrade/modify the existing pool tank.

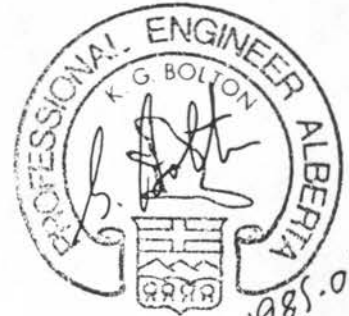
Prepared by:



K. G. Bolton, P. Eng.



W.S.K. Cheung, P. Eng.



APPENDIX CESTIMATED PROJECT COST SUMMARY1. Pool Tank Replacement

| | | |
|----|---|-------------------|
| .1 | Estimated capital cost to replace existing aluminum tank with a reinforced concrete tank complete with associated mechanical and electrical systems | \$ 212,000 |
| .2 | Allowance for Consulting Engineering fees, basic services | 14,500 |
| .3 | Allowance for Consulting Engineering fees, site inspections and related office administration | 5,500 |
| .4 | Allowance for disbursements | |
| .1 | Geotechnical testing | 2,000 |
| .2 | Concrete testing | 3,000 |
| .3 | Reproduction of tender documents | 1,500 |
| .4 | Travel - mileage, meals | 1,000 |
| .5 | Long distance telephone | 200 |
| .6 | Courier, express | 100 |
| | Total estimated cost | <u>\$ 239,800</u> |

2.

2. Modifications to Existing Indoor Pool
Mechanical Systems

| | | |
|----|--|------------------|
| .1 | Estimated capital cost for the mechanical system modifications as previously detailed in this report | \$ 28,500 |
| .2 | Allowance for Consulting Engineering fees, basic services | 3,500 |
| .3 | Allowance for Consulting Engineering fees, site services and related office administration | 1,500 |
| .4 | Allowance for disbursements | |
| .1 | Reproduction of tender documents (included in Item #1 Pool Tank Replacement) | --- |
| .2 | Travel - mileage, meals | 350 |
| .3 | Long distance telephone | 100 |
| .4 | Courier, express | 75 |
| | Total estimated cost | <u>\$ 34,025</u> |

Total estimated cost of Pool Tank Replacement
and Mechanical System Modifications

\$ 273,825

December 12, 1985

TO: DIRECTOR OF COMMUNITY SERVICES
FROM: CITY CLERK
RE: RECREATION CENTRE SWIMMING POOL TANK REPLACEMENT

Your report dated December 5, 1985 concerning the above, was presented to Council December 9, 1985 and at which meeting the following motion was passed in accordance with your recommendations:

"RESOLVED that Council of The City of Red Deer having considered report from the Director of Community Services dated December 5, 1985, re: Recreation Centre Swimming Pool Tank Replacement, hereby agree as follows:

1. That the firm of Lamb, McManus be authorized to proceed with detailed drawings and pre-tender estimates for the project outlined in the report entitled, "Indoor Swimming Pool, Red Deer Recreation Centre", submitted by Lamb, McManus Associates Ltd. dated August, 1985, at an estimated cost of \$24,000.00.
2. That the pool replacement project be tendered in the early spring of 1986 for construction during the spring and summer season.
3. That the cost of the project including consulting fees be financed 50% from debenture borrowing and 50% from the Community Recreation Cultural Grant Program for 1986."

The decision of Council in this instance is submitted for your information and appropriate action.

Trusting you will find this satisfactory.

/s/
C. SEVCIK,
City Clerk

CS/gr

c.c. Recreation Board
Recreation Superintendent
City Treasurer

File: R-24180

November 15th, 1985

MEMORANDUM

TO: CITY CLERK
FROM: DON MOORE
DIRECTOR OF COMMUNITY SERVICES
RE: INDOOR SWIMMING POOL

At the November 13th meeting of the Recreation Board, your memorandum with respect to the indoor pool tank was reviewed. It was agreed to defer a recommendation to Council until the Board has an opportunity to consider all capital projects.

A handwritten signature in dark ink, appearing to read "Don Moore", is written above the printed name.

DON MOORE

DM:pw

October 16, 1985

TO: Recreation Board

FROM: City Clerk

RE: Report on Indoor Swimming Pool/Red Deer Recreation Centre

The report dated September 26, 1985, from the Recreation Board concerning the above topic was presented to Council October 15, 1985, and at which meeting the following motion was passed agreeing the item be tabled.

"RESOLVED that Council of The City of Red Deer hereby agree that the report from the Recreation Board dated September 26, 1985, re: report on indoor swimming pool - Red Deer Recreation Centre be tabled pending further report from the Recreation Board re: the Capital Program."

The decision of Council in this instance is submitted for your information and I would advise that upon receipt of the further report called for in the above noted resolution, your report aforementioned with regard to the indoor swimming pool will be placed on the same Council agenda for consideration.

Trusting you will find this satisfactory.

C. Sevcik
City Clerk

CS/ds

c.c. Director of Community Services
City Treasurer

November 25, 1985

TO: Council

FROM: City Clerk

RE: Expo '86/Red Deer Day

Attached is a report dated November 25, 1986, from the Director of Economic Development which is presented to each member of Council this date in order to give members of Council an opportunity to review same prior to discussion at the next meeting of Council.

As noted above, it is intended that this matter will be discussed at the next Council meeting, December 9, 1985.

The Director of Economic Development has indicated that if you have any questions or suggestions which you would want discussed prior to the next meeting, you are to contact Mr. Scott in order that your input might be incorporated in the report which is presented on the agenda of the next meeting.


C. Sevcik
City Clerk

Encl.

November 25, 1986

TO: ASSISTANT CITY CLERK, KELLY KLOSS

FROM: DIRECTOR OF ECONOMIC DEVELOPMENT, ALAN SCOTT

RE: EXPO 86/RED DEER DAY

At the request of Council, I have discussed the feasibility of a Red Deer Day in conjunction with Expo 86 with the Deputy Commissioner for the Alberta Pavilion, Graham Blundell. Mr. Blundell is most excited about the proposed event, and is anxious to assist in the planning in any way he can.

In review, the City of Red Deer Department of Economic Development will be represented at the Expo 86 Alberta Pavilion from June 30th until July 14th inclusive. During that time, we will attempt to discuss economic development possibilities in Red Deer with persons interested in making an investment in our area. In conjunction with our participation in manning the Alberta Pavilion, it was suggested by representatives of the Provincial Government that they would be happy to assist us in any way in organizing functions which would highlight Red Deer's participation in the Fair.

Following is a proposal for Council's consideration.

RED DEER DAY

It is proposed that a special "Red Deer Day" be held during the first two weeks of July, designed to not only provide an opportunity of entertaining prospective business people who may be attending on that date, but primarily to permit the citizens of Red Deer who may be visiting Expo 86 at the time, to participate in this special function. The idea would be to extend an open invitation to citizens of Red Deer planning on attending Expo 86, to coincide their visit with the special Red Deer Day. Red Deer citizens would receive special treatment upon entering the Red Deer Pavilion, and following their visit, would be entertained in a special reception area within the Pavilion. Red Deer entertainers anticipating a visit to the Fair, would be encouraged to be present on Red Deer Day, and Expo 86 has guaranteed that they would be given an opportunity to provide entertainment at some location on the Fairgrounds. Unfortunately the Alberta Pavilion does not provide sufficient area for large groups of entertainers to perform. However smaller group would certainly be encouraged to do their entertaining at the Alberta Pavilion. It is thought that the reception period for Red Deer Days would perhaps be from 2:00 until 5:00 P.M., and be operated somewhat as an open house, with Red Deer citizens coming and going during that period of time.

To officially recognize Red Deer Day, a formal welcoming ceremony would be held in front of the Alberta Pavilion at 10:00 A.M., followed by the raising of the Red Deer flag. Officials of the Red Deer party would be taken on a formal tour of the Alberta Pavilion, followed by a V.I.P. tour of selected pavilions within the Expo 86 site. The official party would be entertained at a luncheon, hosted by the Province, and plans would include attendance at this luncheon by officials of the City of Vancouver or some of the surrounding municipalities. Finally, a small reception for the official party would be held during the evening.

The official party, representing the City of Red Deer, would, by necessity, be a small group which may include for example, the Mayor, M.L.A., M.P., President of the Chamber of Commerce and other appropriate Red Deer dignitaries. This group would then be free to participate in the welcome and entertainment of the Red Deer citizens who would be expected to attend the afternoon reception.

COSTS

Costs related to a reception for Red Deer citizens, which would include hors-d'oeuvres and wine or non alcoholic liquid refreshments, would be approximately \$10.00 per person.

Depending upon the City's plans, there might be some costs related to displays, etc. These might take the form of descriptive pictures of the City, or some other type of display. Keep in mind that the theme of Expo 86 is Transportation.

There would be costs associated with transportation and accommodation for those persons participating in the official Red Deer party.

Depending on the type of entertainment chosen, and the arrangements that could be made, there may be some costs related to providing the entertainment.

DATES

Dates are wide open at this point in time with the exception of weekends and public holidays. Because of the crowds anticipated on these days, it is advised that we not choose to hold a Red Deer Day on a public holiday or weekend. Suggested dates would be June 30th or July 2nd, 3rd, 7th, 8th, 9th, 10th, or 11th. It would be my recommendation that Council consider June 30th, as it happens to be a Monday, followed by the First of July holiday, and would perhaps allow Red Deer citizens planning on going for a long weekend, to participate in Red Deer Days. Failing that, July 2nd or 3rd would also be suitable days, falling as they do before July 4th, a U.S. holiday and a special United States recognition day at Expo 86. This would permit citizens to perhaps stay over for the U.S. day, which no doubt will be very interesting.

The preceding is merely a suggestion of the type of function which may be of interest to Council. I'm sure there are many other types of entertainment which could be undertaken, and would work equally well in conjunction with the Alberta Pavilion at Expo 86. Upon checking with officials of the Pavilion, I was advised that there are no other cities planning a specific function of this type. Several cities are arranging small dinners and other types of entertainment for specific individuals or small groups. But no one is proposing a day upon which they would entertain their citizens.

Should Council wish to proceed, a committee should be organized as quickly as possible to liaison with the Expo 86 Pavilion Management to ensure that the day is a success.

Respectfully submitted,

A handwritten signature in dark ink, appearing to read 'Alan Scott', is written over the printed name.

ALAN SCOTT, Ec. D.

Director

Economic Development

AVS/gr

November 14, 1985

TO: THE MAYOR
FROM: ASSISTANT CITY CLERK
RE: EXPO 86/RED DEER DAY

At the Committee of the Whole meeting of Council on November 12, 1985, the above said matter was reviewed.

As discussed at said meeting, the Government of Alberta has invited the City of Red Deer to utilize a space in their pavilion, at Expo 86, for one day between July 1st to July 15th, 1986. It was noted that this would be an opportunity to promote Red Deer.

It was agreed by members that the Director of Economic Development further research this matter and present recommendations to Council with possible alternatives.

This is submitted for your information and I trust a report will be forthcoming from the Director of Economic Development in due course.

Trusting this is satisfactory.



K. Kloss,
Assistant City Clerk

KK/gr

c.c. Director of Economic Development
Director of Community Services

December 12, 1985

Mr. Jim McGrath,
c/o Pine Drugs
#12, 6791 Gaetz Avenue,
RED DEER, Alberta

Dear Sir:

RE: Petitions - Hours of Business Bylaw

I would advise that the petitions you submitted on behalf of Pine Drugs, Highland and Eastview Super Drugs and Westpark Drugs were presented to Council on the Council agenda of December 9, 1985.

As you are aware, the current bylaw is presently before the Courts being challenged by two corporations in the City. In view of the above, the matter was tabled for consideration at the January 6, 1986 Council meeting pending the outcome of the hearing.

The above is submitted for your information and this office will be contacting you when the item is placed on the next agenda as to the time when said matter will be discussed.

Trusting you will find this satisfactory.

Yours sincerely,

/s/
C. SEVCIK,
City Clerk

CS/gr

CHAPMAN RIEBEEK SIMPSON CHAPMAN

Barristers & Solicitors

THOMAS H. CHAPMAN, Q.C.*
NICK P.W. RIEBEEK
DONALD J. SIMPSON
T. KENT CHAPMAN
GARY W. WANLESS*

208 PROFESSIONAL BUILDING
4808 ROSS STREET
RED DEER, ALBERTA T4N 1X5

TELEPHONE (403) 346-6603
TWX 610-841-5684

YOUR FILE:

OUR FILE: City General

December 4, 1985

Council of the City
of Red Deer
City Hall
Red Deer, Alberta

"C O N F I D E N T I A L"

Dear Sirs:

Re: Proposed Amendment to the Hours of Business By-laws

We have examined copies of the Petition presented by four local drug stores to Council, which Petition requests that Red Deer's Hours of Business By-law #2780/85 be amended "to permit the drug stores to remain open on Sunday and the other six days of the week".

We interpret this as a request to exempt the drug stores in question from the provisions of the Hours of Business By-law.

Council certainly has the authority to amend the by-law if it wishes. This could be done by increasing the size limitation contained in the by-law in such a manner as to allow the drug stores in question to remain open.

However, we would counsel against any such decision. One of the allegations being brought in the present action by London Drugs and The Brick is that Council's by-law is discriminatory contrary to the Charter of Rights by requiring London Drugs and The Brick to close one day a week and by permitting other stores to remain open. By passing an amendment of the nature proposed in these Petitions, Council would be taking action which might tend to support an allegation of bad faith or ulterior motive in that the proposed amendment would permit all drug stores except London Drugs to remain open.

The Petitioners on the other hand still have the option of preparing an amending by-law and presenting a Petition to Council in accordance with the provisions of the Municipal Government Act that would require Council to pass an amendment to the by-law. We would therefore

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"C O N F I D E N T I A L"

- 2 -

recommend that Council consider replying to the Petitioners that Council is not willing to consider amendments to the by-law at present and that if the Petitioners still wish Council to proceed with an amendment, then they have the alternative of preparing a proper Petition in accordance with the provisions of the Municipal Government Act.

Yours truly,

CHAPMAN RIEBEEK SIMPSON CHAPMAN

Per: 

D.J. SIMPSON

DJS/hlm

"C O N F I D E N T I A L"

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- 2 -

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Yours truly,

CHAPMAN RIEBEEK SIMPSON CHAPMAN

Per:


D.J. SIMPSON

DJS/hlm

"C O N F I D E N T I A L"

RR4

Red Deer, Alberta

November 24, 1985

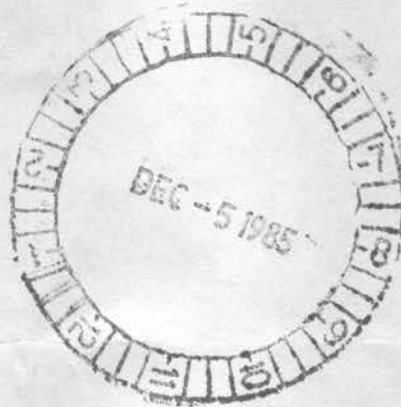
TYN SE4

Mayor

City of Red Deer

4914-48 Ave.

Red Deer, Alberta



Dear Sir:

Sunday shopping should be allowed in Red Deer. Store owners should have the right to decide whether or not they open on Sundays. Some stores need to stay open to gain extra profit; whereas, other stores close because they don't need that extra profit, or close for personal reasons. Individual stores should have the freedom to make this decision.

In addition, employees should have the right to decide whether or not they will work on Sundays. If an employer is short of employees on Sundays, then they could hire some extra people. This would help reduce the high unemployment rate in the Red Deer area.

Therefore, I feel that store owners should have the right to decide whether or not they open on Sundays.

Thank you.

Sincerely,

John Soltice

(John Soltice)