



Revelstoke Board of Education Surplus Schools Update

#20 – May 7th, 2015



Mountain View Elementary School Site

Heritage Designation

We are most pleased that Heritage Designation Bylaw No. 2057 was approved by City Council on April 14th, 2015.

This bylaw ensures that, except as authorized by the Bylaw and/or a Heritage Alteration Permit, no person shall:

- a. alter the exterior of a building protected under the Bylaw;
- b. make a structural change to a building protected under the Bylaw;
- c. move a building protected under the Bylaw; and/or
- d. alter, excavate or build on land protected under the Bylaw.

The bylaw will ensure that the heritage nature of the building will be safeguarded for the future. This was a commitment that the Board of Trustees made at the time of closing the school, and we thank the city for all of their work on this file.

Selective Demolition

The selective demolition is now complete, with the removal of foundations and leveling to grade completed this month.



A small portion of foundation will remain to ensure the chimney is properly supported. Once repurposing of the building is confirmed, a decision can be made regarding the demolition of the chimney.

The construction fence has been removed to permit access to the playground apparatus.

We were very pleased with the work on this site provided by Clearview Grinding.

Request For Proposals (RFP) - second RFP for disposition of the site

Last year, on April 24th 2014, the first Request for Proposals (RFP) for the disposition of the Mountain View site closed with no bids received. Very few inquires were made during the bidding process.

A new RFP was issued on February 18th, 2015 and outlined a variety of options to acquire the site that could be considered (i.e. the entire site, the 1914 building plus associated parking, lots for residential development). The RFP was posted for more than 6 full weeks on BC Bid. It was also advertised broadly in Heritage BC and Heritage Canada publications and the Urban Institute in two provinces. Despite a number of inquiries and requests for additional information, we did not receive any compliant responses.

The market conditions for this site clearly are not strong. In a good market, Graham Farstad, our land development consultant, feels we should have received numerous responses, and suggests that we could review options for the Mountain View site early in 2016. We will further assess market conditions and timelines for the disposition of Mountain View in the fall of 2015.

The timelines for our work plan are detailed in the chart below. The first twenty three (23) tasks related to the project have been archived. The blue highlighting shows tasks that have been recently completed.

| Task | Explanatory Notes |
|--|-------------------|
| 24. City of Revelstoke Heritage Designation Bylaw | April 14, 2015 |
| 25. Assess responses to the second RFP to determine interest in all or portions of the property, including ownership of the 1914 building | April 17, 2015 |
| 26. Respond to proponent's interest in the RFP | April 27, 2015 |
| 27. Remove foundation, fill and level site | May 1, 2015 |
| 28. Reassess market conditions and timelines for disposition of the site | Fall 2015 |
| 29. Determine options for sub-surface conditions on the site | To be determined* |
| 30. Prepare and submit applications to City for OCP amendment, rezoning and subdivision as necessary | To be determined* |
| 31. New/Prospective Owner to Initiate Heritage Revitalization Agreement for 1914 building | To be determined* |
| 32. Subject to receiving approvals as requested, consolidate the parcels comprising the site as necessary and subdivide parcels in accordance with City approvals (<i>public hearing required</i>) | To be determined* |
| 33. Complete the divestiture of a portion of the site and the 1914 building | To be determined* |
| 34. Proceed with disposition of remainder of the site | To be determined* |

*Timing subject to other factors

Big Eddy Elementary School Site

The City is currently addressing options related to the water system. We are optimistic that we may be able to proceed with our rezoning and subdivision applications for the Big Eddy site in the fall of 2015.

Mount Begbie Elementary School

We will begin preparing land redevelopment options for Mount Begbie in June and through the summer, to be ready for more broad based discussion and consultation related to this property in the 2015/2016 school year.

Questions / Concerns

Please direct comments/feedback to:
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