



Staff Report

Report To: Council Meeting
From: Robin Greenall, Chief Administrative Officer
Date: 2025-03-13
Subject: Old Town Hall – Engineering Assessment Quote

Recommendation:

That West Elgin Council hereby receives the Old Town Hall – Engineering Assessment Quote report from Robin Greenall, CAO;

And that Council pre-approve the payment of the services to Spriet Associates, as quoted, to be included in the 2025 operating budget.

Purpose:

To provide Council with the quote for the cost to complete an engineering assessment of the Old Town Hall

Background:

In 2019, the Municipality of West Elgin applied for an ICIP grant to renovate the Old Town Hall and create space for a new library, community hub, and heritage display. At that time, Elgin County's engineering department created conceptual drawings and prepared a preliminary project budget as used in the ICIP application.

The Municipality was successful in obtaining grant funding of \$2.1 Million, but due to various challenges including COVID and competing priorities, the project was put on hold. The original funding application specified all projects must be complete by 2027. There is now real concern that the original budget is not adequate to complete the renovations as originally designed.

At its November 28, 2024, meeting Council approved the following recommendation.

That West Elgin Council hereby authorize the CAO/Treasurer to obtain an engineer, to a maximum of ten-thousand dollars (\$10,000), to provide adequate engineered drawings, to satisfy the terms of the grant previously received for the Old Town Hall building (Rodney).

Communications were sent to Spriet Associates to produce a quote to address the following:

1. Complete a thorough inspection of the Old Town Hall to determine building integrity and required structural repairs.
2. Review the project description and provide an updated cost of completion based on the original design.
3. Identify items which require immediate attention and those that could be completed later once additional funding becomes available; with the initial focus on main floor space designated for library services.

4. Provide a written report for West Elgin Council to aid in determining the future of this culturally significant building.

Spriet Associates recommended, due to the age of the building, a Class D assessment by a subcontractor, Ingersoll Associates, to provide a detailed report of the condition of the building and renovation requirement, producing a realistic cost estimate for the work required.

The quotation for structural engineering and cost estimating consultation services is \$ 17,230.

Financial Implications:

The total cost of the assessment is \$17,230 to be included in the 2025 operating budget.

Policies/Legislation:

Alignment with Strategic Priorities:

Infrastructure Improvement	Recreation	Economic Development	Community Engagement
<input checked="" type="checkbox"/> To improve West Elgin’s infrastructure to support long-term growth.	<input checked="" type="checkbox"/> To provide recreation and leisure activities to attract and retain residents.	<input type="checkbox"/> To ensure a strong economy that supports growth and maintains a lower cost of living.	<input type="checkbox"/> To enhance communication with residents.

Respectfully submitted by,

Robin Greenall
 CAO