Meeting 2014 New SUB Committee

Agenda 160

Place SUB Design Cube

Date August 6th, 2014

Time 11.30-13.00

Name Vote Initials Representing Email
Ava Nasiri Yes AN AMS VP-Administration vpadmin@ams.ubc.ca
Rae Barilea Yes RBa AMS New SUB Team newsub@ams.ubc.ca
Michael Kingsmill Yes MK AMS Design design@ams.ubc.ca
Abby Blinch Yes AB AMS Communications communications@ams.ubc.ca
Ross Horton Yes RH AMS General Manager rosshorton@ams.ubc.ca
Guillaume Houle Yes GH Permanent Member ghoule15@hotmail.com
Michael Duncan Yes MD Permanent Member michael.ubc@gmail.com
Kevin Eng Yes KE Member at Large kevin.mark.eng@gmail.com
Angela Tien Yes AT Member at Large angelatien96@gmail.com
Mohamed Shaaban Yes MS Councilor

Regrets
Tanner Bokor Yes TB AMS President president@ams.ubc.ca
Jenna Omassi Yes JO Councilor aus.president@ubc.ca
Rob Brown Yes RB UBC Properties Trust rbrown@ubcproperties.com
Chiyi Tam Yes CT AMS Sustainability sustainability@ams.ubc.ca
Uli Laue Yes UL AMS Operations ulilaue@ams.ubc.ca

Guests
Keith Hester Yes KH AMS Director of Finance and Administration keithhester@ams.ubc.ca

[Perkins + Wills Presenters]

Item Title Details People
160.1 Approval: Meeting Agenda AT moves, KE seconds, passes unanimously AN
160.2 Approval: Past Minutes Pending changes - AT moves, KE seconds, passes unanimously AN
160.4 New SUB Project Student Life Building Update
160.5 \textbf{New SUB Project Student Life Building Update}

Presentation on the UBC Life Building. Planning on introducing a few changes to the existing building. New entry to accommodate traffic from new bus loop – carve away into the building to create new short door. Porch connection between Nest and west entrance. North entrance – Series of ramps going up and down when architects were told to use existing design. Looking at creating a new type of entrance going downwards includes an accessible ramp, stair and bike
ramp that leads directly into bike storage area. Interior basement level – exit stair was introduced when bowling alley was there. However with entrances to new buildings and plaza this stairwell is sort of in the way. Looking to remove this as well as the skylight pyramids, there will still be glazing that will be flush to allow light to come in and to walk over it. Service corridor comes from loading dock and accesses to kitchen. Problem is that it divides the fitness facility and the peak of activity for the fitness centre is also the same space for peak of activity for deliveries. Looking to move this path then, adds a bit more distance to the corridor and will have to open up the corners so dollys can go through and such but won’t have to dodge students. Norm theater current has exit that comes upstairs to main level and exits out there. Propose go down about four steps and exit out the basement. Lobby to norm – the level makes it awkward to use. Propose to pull out current lobby top to have a double height ceiling. If this an agreed upon change we can start looking into money for it. This would add time to the schedule of the lower level though. We have many clubs and services on this level. Idea of creating trailer park style area for these displaced clubs and services.

160.6  Project Change Management Update
160.6.1  Current: Change Order and Cash Flow
Approved for $802 000 from CPAC to New SUB budget. $30 000 for communications has been requested to go through budget committee. However change to schedule might affect contingency budget. Also this would postpone services being able to function out of their space.

160.7  New SUB Project Update
160.7.1  Project Update
Can see glass getting installed from university boulevard. Floor finishes on floor 4, 3 and 2, starting level 1 next week. Protection of the floors afterwards. Kitchen things and other things are starting to be installed. Grand Noodle Emporium looking like a restaurant, can see where people are going to be lining up to get orders. Millwork on levels 3. Pocket lounge cabinets and things all being put in to place. Perch – exterior railing being extending, pushing forward, currently not holding up essential trades. Hopefully will tour sometime in August.

160.7.2  Project Budget Update
Budgets managed on the committee level. Set aside 9 million for AMS Cost Centres. About 6 million of that went into hands of UBC PT. About 3 for furniture, fixtures, etc. and another 3 for operational. Left with about 3.5 million. Presentation with details attached.

Total budget $106.76 million – 68 m AMS loan from UBC, UBC 25, rest AMS contribution. Student fees - Fee increased by $10 per year to cap of $100 per student payable until loan is repaid (estimated to about 28 years).

Budget breakdown. About $5 m transferred to UBC PT.

Additional 3.5 m loan. Raising handrail for safety concerns cost that came up. Redesign on pit. Open plan for business offices. 3.5 freeze. Remaining to spend 851 000. For pit there is $50 000 left but know will need about $150 000 more. So this was part of the ask from CPAC. Will close balance of 3.5m.

160.8  New SUB Sustainability Update
160.8.1  SEEDS Project Updates
No update
160.8.2 Sustainability Art Projects Update
No update

MK

160.8.3 Roof Garden Project Update
Club looking to be constituted to run this.

MK

160.8.4 In-Vessel Composter Project Update
Arriving in Vancouver August 18th, operational by 24th. City and other universities want to come check it out.

MK

160.8.5 Dashboard Projects
Postponed

MK

160.9 New SUB Community Engagement

160.9.1 Nest Fest Update
In the process for developing plan right now for staffing and splitting up portfolios. Have created a pretty detailed crash course handbook for assistant, street team and other associates that will be involved with planning. Is a pretty informational guidebook which can be tailored for public release if we want to. Also working on guest list for Opening Ceremony, have the guest list from Groundbreaking ceremony which is pretty detailed but will be getting in touch to see who are the players to add to the list since then. Went into the building last week to check out Agora space and where we can setup the stage and things. Other events underway include schedule for the Lock-In and the Great Hall Ball. Finally, met with the Student Leadership Conference to discuss having the conference in the building during Nest Fest. They originally approached C&C as an external group just to use the Great Hall for a half day but we are now in discussions for them to use the entire building for the entire day. This brought up the idea of the AMS-SLC partnership and bringing that into light again.

RBa

160.9.2 Engagement Updates
Besides Nest Fest, have begun to put together engagement plan for street team – what events they’ll attend, booting package, etc. Also have begun to meet with SAC and sustainability to talk about club transition and the plan to move all the clubs over. Met with SLCC to discuss ongoing programming in the Nest after the opening week – we’d like to have the type of events that happen during this wee happen more often, as a way to animate the space with non-drinking alternative programming or events targeted towards commuter students. Met with Anna on this as well and the idea is really well supported for the AMS to put on events besides headliners and other parties at the Pit. Researched a few other university student unions and the programming in their student union building and has been quite successful at their campuses.

RBa

160.10 New Business

160.10.1 Conversion of Community Kitchen to Alternative Use
Postponed.

RBa

160.10.2 Fun Things For the Nest
Postponed.

RBa

Next Meeting – Wednesday, August 20th, 2014 11:30 – Design Cube