

8. BUS EXCHANGE AND RELATED PROJECTS

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Corporate Plan Output: Advice to Council	

The purpose of this report is to update progress on the Bus Exchange and related projects.

BUS EXCHANGE BUILDING PROGRESS

Project Financial Update

The shell contract has now been completed and a settlement sum agreed with AB Investments. The settlement sum of \$14,042,618 was \$837,382 below the agreed budget for the shell and after taking into account Christchurch City Council elective variations the net saving on the shell works was \$522,382. It should be noted that there are still a small number of items to finalise within the shell contract and funds are being held in a trust account to cover these items. These amount to approximately \$128,500. It is not anticipated that further funds will be required over and above that held in trust.

All fitout contracts have been let and work is nearing completion. The fitout costs are currently in the order of \$142,000 over budget which reflects the items transferred from the shell contract (work to Kivers Lane) and the Christchurch City Council elective variations (BMS controls and increased acoustic treatment).

The total project, which has a Council Approved Budget of \$19.6M is at this stage showing a potential saving of \$379,954. A contingency of \$128,000 also remains in place.

The above figures exclude any provision for a standby generator that is currently under consideration.

In summary, the project is financially in good shape with approximately 95% of the costs determined.

Programme

The construction elements of this project which include building shell, services and fitout are almost complete. There will be a number of defects and tidy up issues including finalisation of accounts to occur over the following couple of months. The opening ceremony for the whole "Crossing" complex, including the Bus Exchange, took place on Tuesday 31 October. Commissioning and installation of specialist equipment in the Exchange is now under way with the centre being fully operational from 20 November.

It should be borne in mind that the initial Council commitment to this project anticipated shell construction completion on 1 November 2000 with the fitout anticipated to be February/March 2001. Fast tracking the fitout into the construction programme and good management now sees this project being completed by the end of October 2000.

One of the significant outstanding issues is leasing of the commercially available space. This has faced the usual difficulties encountered with leasing space in a unique new development. Prospective lessees are often wary of how the facility will function and have difficulty in imagining the space. We envisage that prospects will improve once the Exchange is open and indeed enquiry is already increasing.

OTHER RELATED PROJECTS

These include matters either the responsibility of the City Council, Environment Canterbury, or shared.

On street works are progressing as follows:

Lichfield Street – Complete

Colombo Street on-street exchange – Bus shelters, seats and paving due to be completed by 10 November.

Colombo Street traffic improvement works – Due for completion by 10 November.

Peripheral termini and central city stops – Completed other than bus shelters which are to be erected during November.

Other projects:

Real Time information – At time of preparation of report, signs and equipment still being installed, commissioning due to start on completion.

Bus route changes - Agreed and to be implemented in two stages – at opening of bus exchange (20 November) and on 30 April 2001.

Ticketing – Single coin fares in place. System wide smart contactless card system to be in place by 30 April 2001.

Facility management – Livingstones now managing the building. Operational procedures manuals, including emergency procedures prepared.

Car Park – The Crossing car park is now complete and operating. It opened for business on 16 October.

Communications and marketing - A series of events to mark the completion of the bus exchange and to introduce it to the people of Christchurch, including special needs groups, is now under way. Main events include formal opening of the Crossing complex (Tues 31 October), Bus driver family day (Sun 5 November), Retailers “first look” (Mon 6), Older persons “cuppa & cake day” (Thurs 9), First Public Open day - Street Party (Sat 11), Younger persons Dance Party (Thurs 16), with driver training and familiarisation also happening almost every day up to the first day of operations (Mon 20).

Cycle facilities - Alix Newman, Cycle Planning Officer reports:

“The unallocated area under the car-park ramp has been proposed as an area for secure cycle parking for the interchange. The area is big enough for cycle lockers and access is good from either end of Kivers Lane. Visibility through to the passenger lounges and the control room means the area should be relatively secure - that is theft and vandalism of the cycle lockers, or assault of the patrons of the cycle area should be minimal to nil while these areas are operating and there are people in the interchange complex. At times when the bus exchange is closed, there will be no form of public surveillance of the cycle area, and security may be more of a concern. Lighting of Kivers Lane, however, is necessary if it is expected that people will access the cycle lockers during darkness hours.

The cost to install 20 cycle cages, and permanent 24 hour lighting for the area is approximately \$20,000. There is funding available from "Cycle and Pedestrian Improvements" in the Central City Amenity Improvement budget, and it is proposed to use this funding for the cycle locker development and lane lighting.

On an aesthetics matter - the north wall of the cycle locker area is a grey block wall. There is an opportunity for some budding artistic talent (perhaps a polytech. class) to paint a mural on the wall.”

CONCLUSION

We are now near the end of what has been a challenging but exciting project, one that can be seen perhaps as a model for future public/private co-operation and partnership. The Bus Exchange project and the associated Crossing development has been the catalyst for substantial improvements to public transport and is leading the way in the Council’s central city revitalisation initiatives.

We anticipate one further concluding report to the Committee on the project.

Chairman’s

Recommendation: That the information be received.