



**Grand Trunk Railway
(GTR) Shops**

IT'S A CHESS GAME



Effective Asset Management

R. RITZ ARCHITECT INC.

IT'S A CHESS GAME:

RR

EFFECTIVE ASSET MANAGEMENT

SPS HQ at Scotiabank Data Centre or the Existing YMCA

1. By purchasing the SBDC for SPS HQ, the City will have two occupied assets and four unoccupied assets to dispose of, the most difficult being the GTR Building. YMCA would not move and build a pool addition.
 - a. New Library next to the existing YMCA
 - b. SPS HQ at former SBDC
 - c. Vacant SBDC space – 50,000 SF
 - d. Vacant GTR building – 165,000 SF
 - e. Vacant SPS – 20,000 SF
 - f. Vacant Library – 17,000 SF

Total Vacant 252,000 SF

2. By retrofitting and placing an addition on the existing YMCA for SPS HQ and locating a new YMCA and a new Library in the GTR building, the City has two assets and two assets to dispose of.
 - a. SPS HQ at the existing YMCA
 - b. GTR building
 - c. Vacant SPS – 27,000 SF
 - d. Vacant Library – 17,000 SF

Total Vacant 44,000 SF

It is in the City's best interest that all parties collaborate to ensure our **future decisions** are coordinated, planned, and cost-effective, thereby providing the **greatest positive impact on the community**.

