



CITY OF GAINESVILLE

City Manager's Office

Memo

To: Lee R. Feldman, ICMA-CM, City Manager
Via: Philip R. Mann, P.E., Acting Assistant City Manager
From: Ed Gable, Facilities Manager
Betsy Waite, P.E, Wild Spaces & Public Places Director
Date: 7/16/2021
Re: Thelma A. Boltin Center Renovations and Repairs

This memorandum provides an update on the Thelma A. Boltin Center Renovation Project by Wild Spaces & Public Places (WSPP) and the critical repairs to the roof structure in the Center Auditorium managed by Facilities.

The Thelma A. Boltin Center is a historic building and an active City recreation center. The building was last renovated in 1999 and is in need of a comprehensive update to bring the facility to current standards and to maximize its public utility. On August 22, 2019, the General Policy Committee approved a building renovation scope of work and directed staff to negotiate design and engineering services for the development of construction documents. A Request for Qualifications solicitation was posted on January 13, 2020 and the City Commission authorized WSPP to negotiate a contract with Wannemacher Jensen Architects, Inc. (WJA) on May 21, 2020. A contract with WJA was executed on November 24, 2020 for these design services.

In December, 2020 City Facilities staff identified the failure of structural roof members in the Thelma A. Boltin Center auditorium. The department immediately engaged structural engineers to provide engineering consultation and safely shore the damaged roof structure. Facilities is currently bidding the removal of the Auditorium ceiling so engineers can perform a more thorough assessment and determine if any other elements of the roof structure are impacted. Recommendations for appropriate remediation/repairs can then be made and a construction repair budget developed.

The WSPP renovation project has progressed to Design Development Plans (approx. 60% complete) but should not proceed any further until there is a better understanding of the required scope of structural repairs. If funds are identified in the budget and made available for this work the repairs will be incorporated into the WSPP renovation project to minimize costs and avoid duplication of effort.

For public safety, the Thelma A. Boltin Center will remain closed until the structural issues have been remedied.

Copy: Deborah Bowie, Assistant City Manager
Roxy Gonzalez, Interim Parks, Recreation and Cultural Affairs Director
Brian Singleton, Interim Public Works Director