



CITY OF QUESNEL NEWS RELEASE

For Immediate Release

August 3, 2006

City reaches agreement to lease fifth floor of new City Hall Complex.

QUESNEL, B.C. – The City of Quesnel is pleased to announce that it has reached an agreement with the Ministry of Transportation that will see the provincial body locate its local offices on the fifth floor of the new City Hall Complex.

“This announcement is great news for the City of Quesnel,” said Mayor Nate Bello. “Council and staff have long had a vision for and commitment to improving the economic viability of City Hall. This agreement is yet another piece of the puzzle falling into place.

“We have more work to do to ensure that every square foot of the building is utilized to its maximum potential, and we continue those efforts every day,” Bello added. “I’m confident the residents of Quesnel will be proud of this building for a long time to come.”

The agreement will see the Ministry lease 3,220 Square feet and includes a Right of First Refusal to lease all or part of the balance of vacant space on the fifth floor. Tenant improvements will begin in early August, with the department scheduled to move in by mid-November. The lease is for a 10-year period.

The fifth floor is comprised of roughly 8,700 square feet of prime real estate in the top floor of City Hall, featuring spectacular vistas of the City from three sides of the building.

The City finalized the purchase of the building on Aug. 4, 2005 following an electoral approval process. Costs were further reduced on Aug. 5, 2005 when the former City Hall was sold for \$260,000, which will be applied against the outstanding principal remaining on the purchase price of the new City Hall Complex, a precondition of sale set forth by City Council.

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This release is available at www.city.quesnel.bc.ca under What’s New.
Please see attached Backgrounder

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CITY OF QUESNEL BACKGROUND

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New City Hall fifth floor lease agreement.**

Lease details

- 3,220 square feet will be leased by the Ministry of Transportation.
- 10-year lease.
- The Ministry has first right of refusal on the remaining 3,500 square feet of available space.
- Base rent of \$12 per square foot.
- The Ministry will pay a pro rata share of operating costs and municipal taxes.
- The Ministry will finance tenant improvements, estimated at \$130,000.

City's responsibilities

- The City will make base building improvements estimated at \$250,000.
- The City has retained Brookfield LePage Johnson Controls (BLJC) Projects and Workplace Solutions to act as the project manager for both the base building improvements and the tenant improvements.

Timeline

- Architectural, mechanical and electrical consulting work has already begun.
- Tenant improvements will begin immediately.
- The Ministry will occupy the space by mid-November.

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