

## Bowman property tour and information sessions

Questions from the March 20<sup>th</sup>, 21<sup>st</sup> and 26<sup>th</sup> sessions

Question	Answer
Can interior doors be replaced by tenants?	Possibly. The replacement of doors and any other interior fixtures such as but not limited to door handles, light fixtures, plumbing fixtures, and so on, would need to be reviewed and approved by the City before any work occurs.
Is the building alarmed?	Yes, the building is alarmed.
Does the building have air conditioning (AC)?	Yes, the building has air conditioning.
How will tenant improvements work?	Any proposed tenant improvements will need to be reviewed and approved by the City prior to any work occurring.
Is the building up to code? If not, what are the estimated renovation costs?	In its current state, the building is approved for occupancy. Should a tenant wish to make a change to the building that the City reviews and approves, but which requires some aspect of the building to be improved to today's code requirements, the expectation is that the cost would be borne by the tenant.
Aside from providing space, how will the City and Council support non-profits and the arts?	In relation to the leasing of the Bowman property, the first step in answering this question is to complete the RFEOI process.
What is the elevator's lifespan and who is responsible for its maintenance?	In its current state, the lift has some useful lifespan left. While it is difficult to know exactly how many years of operation remain, the lift undergoes regular inspections and maintenance in accordance with relevant regulations and requirements. Upon the current lift being deemed near or at the end of its useful lifespan, the City will manage the process by which it will be removed and replaced.
Can the newer walls (post-2012) be removed, and windows uncovered?	Possibly. As noted in other similar questions, this would require review and approval by the City prior to any work occurring.
What about non-profits covered under the Companies Act rather than the Societies Act?	Non-profits registered under the Societies Act are eligible and encouraged to participate in this opportunity.
Which room would be the best to hold events?	That would be determined collaboratively between the lead tenant and sub-tenants.
Is the building wired for internet, and if not, who would be responsible for that?	Data infrastructure is available. It would be up to the lead and sub-tenants to determine which provider to choose. Costs associated with internet service would be expected to be covered by the tenants.

<p>Is the lease rate negotiable?</p>	<p>The expectation is that the recommended base rate will be met through whatever combination of lead and sub-tenant contributions are agreed to between lead and sub-tenants that wish to submit a group proposal, or a sole tenant if submitting individually. Should submitters wish to propose something different, it is recommended that details of what that different proposal may be are included in the submission.</p>
<p>How much electricity is available for the southwest 'unspecified' room?</p>	<p>This is something that will need to be determined through an on-site review of the electrical wiring to the room. As new information is collected on this question, updates will be provided.</p>