

# Design-builds meet clients' needs



## Arcan Construction nears completion on Fort Resolution youth complex

by **Samantha Stokell**  
Northern News Services  
**NWT**

By summer, youth in Fort Resolution should have a new swimming pool and youth centre, designed and built by Arcan Construction.

Design-builds are becoming more and more popular, as they allow contractors to fast-track the projects. It's become a specialty at Arcan, said Mike Hilchey, project manager and building designer.

"Arcan has architects on staff and we can design in-house where we are aware of the cost structures," Hilchey said. "As designer it's my responsibility to design a building that meets the client's budget."

Hilchey designed a \$1,688,400 complex, with a 30' by 50' outdoor pool and a building that measures 3,000 square feet. The building is in a V-shape with two wings and the outside looks like waves to give the complex an aquatic theme.

After receiving a proposal from the Hamlet of Fort Resolution, which commissioned the project, Hilchey analyzed the information and came up with a design that met its budget. After a successful bid and a presentation to the hamlet, Hilchey made a few changes and the project started construction in the fall of 2010.

Inside, the building will have computers, televisions, video games, a shop to purchase snacks and a space dedicated to give youth a place to hang out in -40C degree weather.

"The youth have been vocal about getting a building of their own," said Eddie,

McKay, recreation co-ordinator for the Hamlet of Fort Resolution. "Their goal will finally be realized after waiting for all these years."

The hamlet funded the project through the federal Building Canada grants and the Community Capacity Building Fund, and money from its own capital.

By the end of March the building had been framed, insulated, closed in and its siding installed. Hilchey expects construction of the main building to be finished at the end of May and the pool by July.

While six to 10 carpenters from Fort Resolution worked on the project, out-of-town crews will complete the electrical and mechanical work, such as plumbing and heating.

There is a conscious effort to make the building energy-

efficient by using advanced exterior insulation and vapour barrier sheathing, which minimizes the amount of cold air flowing in and hot air flowing out.

"That's where you lose most of the heat," Hilchey said. "Within Arcan it's almost becoming industry standard. We've become building envelope experts."

The company is also researching the potential for using solar panels to heat the pool's water and Arcan will place energy-efficient boilers in the building.

The Deninu Ku'e First Nation has converted a former office building into the Paul Biscaye Memorial Youth Centre, a temporary site for the youth centre until construction is complete. Before the youth centre, youth could hang out at the community hall.



photos courtesy of Arcan Construction

**Arcan Construction is not only building the new swimming pool and youth centre in Fort Resolution - it designed it, too. The centre and swimming pool should be ready by summer, says Arcan.**

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