

Request for Proposals: Feasibility Study

February 21, 2022



PINGUAQ

Overview

Pinnguaq Association's Iqaluit Makerspace provides a central hub for creativity, innovation, and knowledge sharing in Nunavut. The space serves as a centre for exploration of growth in science, technology, engineering, arts, and math (STEAM) that intersects with everyday living, language, and culture. If it's creative in any shape or form, it has a home at the Iqaluit Makerspace. Since its opening in 2018, the Iqaluit Makerspace has become a centre for digital skill building in the city. Pinnguaq Association is now seeking funding from the Department of Canadian Heritage's Canada Cultural Spaces Fund to conduct a feasibility study for the expansion of the Makerspace. We envision expanding the facility by 2400 sq. ft. to the north and south of the building, providing additional space for inclusive cultural programming for all age groups.

Pinnguaq is seeking a qualified independent consulting firm to conduct a feasibility study for this proposed expansion as part of its application to the Canada Cultural Spaces Fund. We are looking for a partner who is experienced with planning and conducting a feasibility study and is familiar with construction projects in Nunavut. The final plan should thoroughly assess the feasibility of our proposed expansion using the TELOS framework (Technology, Economic, Legal, Operational, and Schedule), as well as aesthetic, cultural, and environmental considerations¹, as well as including a project budget, timeline, action items, and overall recommendations. Final decisions on consulting firms and the development of the feasibility study will proceed upon the confirmation of funding.

Organization Background

Pinnguaq Association was launched in 2012 in Pangnirtung, Nunavut. Its origin was as an informal youth club looking for ways to address barriers faced by Inuit and Nunavummiut in accessing coding and computer science learning experiences through culturally sustaining resources. Since then, Pinnguaq has grown into a thriving and innovative not-for-profit organization with 60+ highly skilled staff focused on digital literacy and Science, Technology, Engineering, Arts, and Maths (STEAM) education as a way to empower learners to move from being consumers of digital content to being innovators, creators, and leaders in the design,

Our vision is vibrant, connected communities where everyone can achieve their full potential everywhere. Our mandate is to deliver unrivalled STEAM programs that inspire those in rural, remote, and Indigenous communities to cultivate digital skills through innovative technology, art, and play. We pursue our work through community-led projects that are grounded in a six-phase cycle of a learning journey, focusing on long-term, high delivery experiences, and striving to abstain from “one and done” and “one size fits all” delivery models.

Launched in 2018, our Iqaluit Makerspace is an open and welcoming space for people of all ages and backgrounds to learn, explore, and create with technology while integrating Inuit culture and values and engaging all aspects of daily life in the City of Iqaluit. We provide an open concept and drop-in centre for members to experiment with the tools, technologies, and resources made available at the space (including a computer lab, kitchen, and multi-purpose meeting/craft/learning room), while at the same time scheduling regular workshops, classes, events, exhibitions, camps, and residencies for our members

¹ Stonemark Construction Management. (2022). *What goes into a feasibility study for a construction project?* <https://bit.ly/3oRYnGM>

and community to support targeted, in-depth explorations and learning. For instance, January events at the Makerspace included an introduction to video game design, introduction to Python, introduction to Coding, and a 3D modelling course.

Current Situation

Over the next three years, Pinnguaq plans to expand our Iqaluit Makerspace, a multi-phase endeavour which will include a ~2400 sq. ft. expansion to the north and south of the building. This expansion is intended to enhance cultural meeting spaces, classrooms, art studios, media lab, exhibition space and the work of culturally-focused individuals and organizations in Nunavut. In time, we also hope to create housing units for Pinnguaq and other cultural organization staff, ensuring sustainable cultural programming run by staff with access to affordable housing in the community. However, the full scope of the project and specific expansion features (e.g., types of facilities created) will need to be determined through community consultations in Iqaluit, ensuring we are responding to the needs of the community.

Study Objectives

Prior to this expansion, Pinnguaq wishes to complete a feasibility study to:

- Assess the existing facility condition, including an inventory of current equipment/resources;
- Assess site suitability for expansion, including environmental considerations such as the suitability of the soil and access to utilities;
- Summarize legal and regulatory requirements for the expansion, e.g., building permits;
- Highlight cultural and aesthetic considerations when building in Iqaluit;
- Engage and consult with the community of Iqaluit and highlight the level of community support for the current Makerspace, as well as the demonstrated need and direction for this expansion;
- Based on these community consultations, outline recommendations for the types of facilities to be included in this expansion (e.g., cultural meeting spaces, classrooms, art studios);
- Provide a detailed building plan for each phase of the expansion, including architectural drawings;
- Provide a cost estimate for each phase of the expansion; including materials, renovation, and construction costs to meet identified needs;
- Provide a summary of potential sources of revenue to cover expansion costs, including from government grants;
- Create a Gantt chart/timeline for each phase of the expansion, including responsibilities for each involved party (e.g., Pinnguaq, building contractors, external consultants);
- Provide an estimate of five-year operating costs once the expansion has been completed;
- Assess the organizational capacity of Pinnguaq for this expansion (including using the TELOS framework);

Proposal Requirements

Each submitted proposal must contain the following elements:

Consultant Information

Provide details of your firm (your name, address, website URL, and telephone number) as well as the name, title and email address of the primary contact for this application. Provide a brief description and history of your firm.

Experience and References

Please provide details of your experience with planning and feasibility studies, construction/building in Nunavut, and work with cultural spaces (including in Inuit communities). Please also provide a list of 3-5 references for similar projects your firm has completed.

Project Approach

Based on the study objectives highlighted above, outline your approach to conducting a feasibility study and community consultation for our Makerspace expansion. Please include a Gantt chart/timeline for each of the key activities involved in the study, as well as resources/materials you would require from Pinnguaq to effectively complete all tasks. Highlight key deliverables you would be providing.

Financial Breakdown

Please provide the estimated cost for completing this feasibility study, including all tasks and deliverables outlined in your timeline.

Biographies of Key Staff

Please include a summary of experience for all key staff who would be involved in the study. Please also indicate any external consultants in Nunavut you envision working with during this process.

Submission

Please submit your proposal in PDF format to Ryan Oliver (CEO) at ryan@pinnguaq.com by March 21, 2022.

If you wish to submit a paper copy instead, please let us know your intention to submit by mail by March 15, 2022.

Pinnguaq's mailing address is:

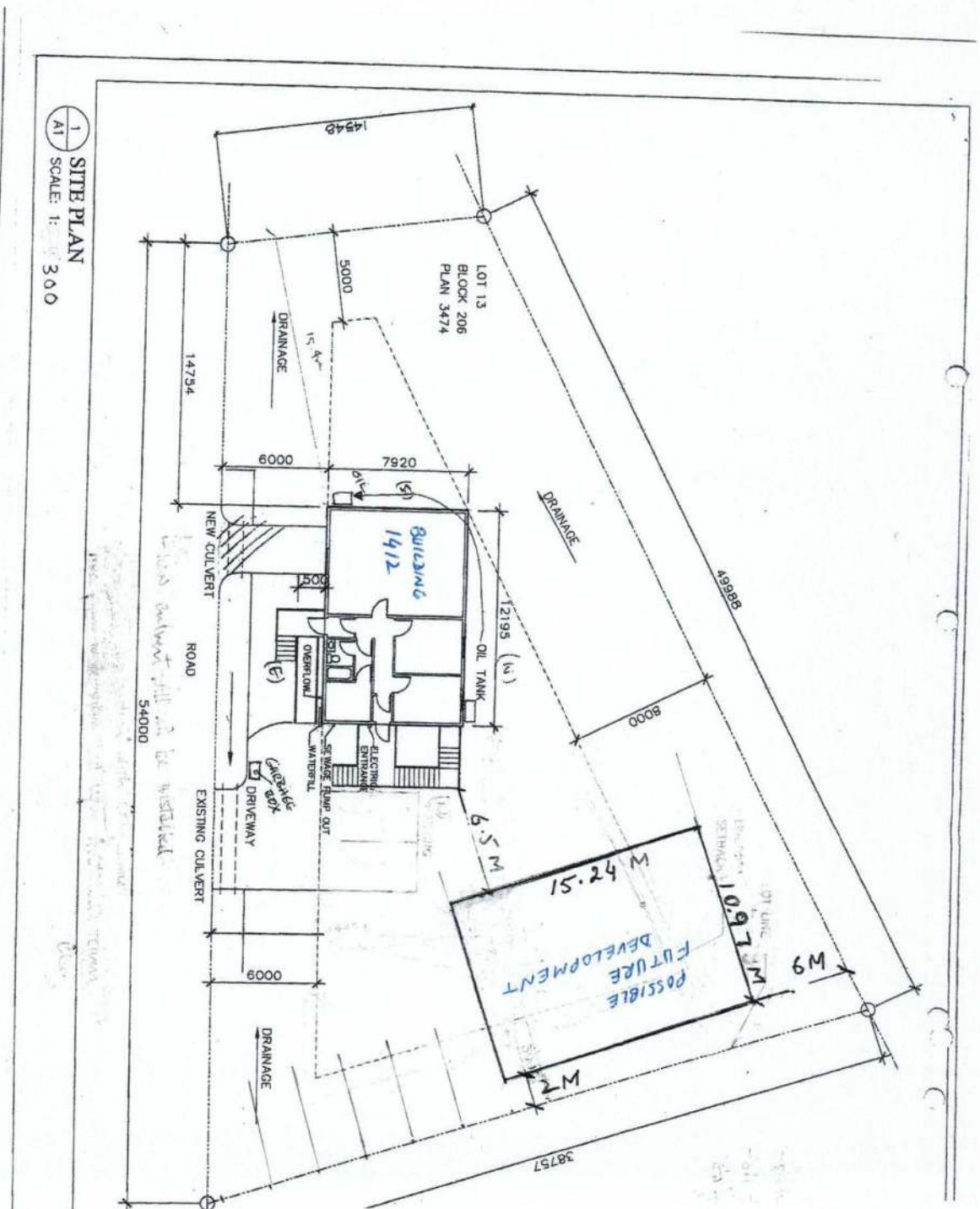
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Lindsay, ON K9V 4L4

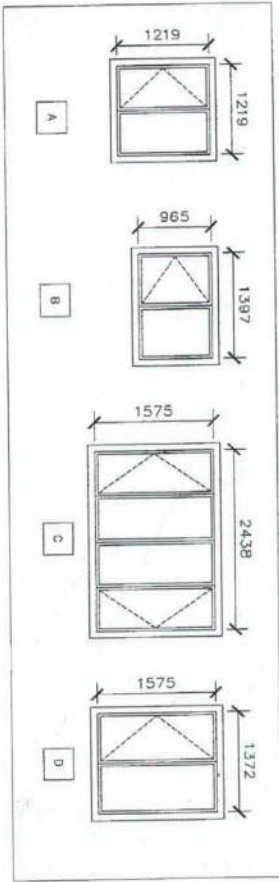
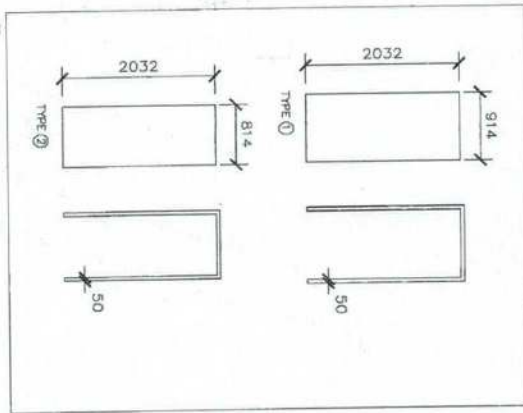
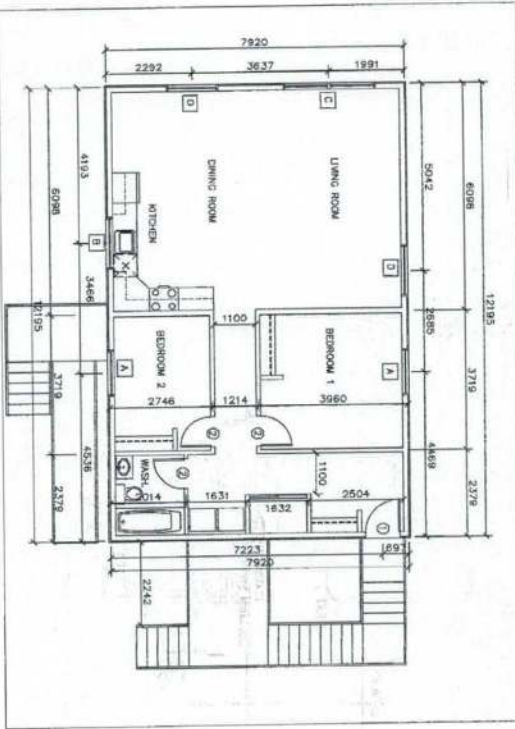
Schedule

Our expected timelines are indicated below:

Task	Date
Issue Request for Proposals	March 7, 2022
Questions from potential consultants accepted through	March 17, 2022
Proposals due	March 21, 2022
Evaluation process (including interviews, if necessary)	March 22–25, 2022
Application for funding submitted	March 28, 2022
Decisions announced and chosen consultant begins work	TBD Pending funding decision

Appendix A – CURRENT MAKERSPACE SCHEMATICS





REVISION _____ DATE _____

PROJECT: _____ DATE _____

ISSUED FOR: _____ DATE _____

PROJECT: OFFICE BUILDING ADDITION

ZONE: IQALLIT, NUNAVUT

DRAWING TITLE: 2 LEVEL, FLOOR PLAN, WINDOW SCHEDULE, DOOR SCHEDULE

DRAWN BY: _____ A.L.

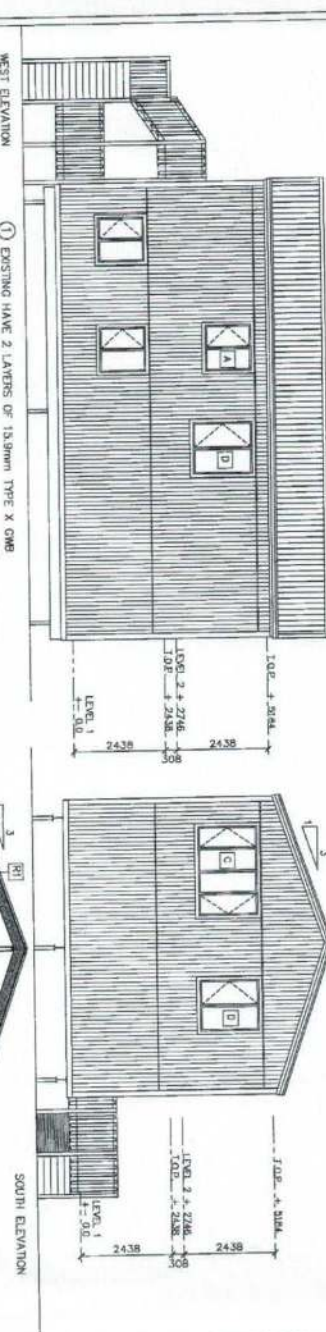
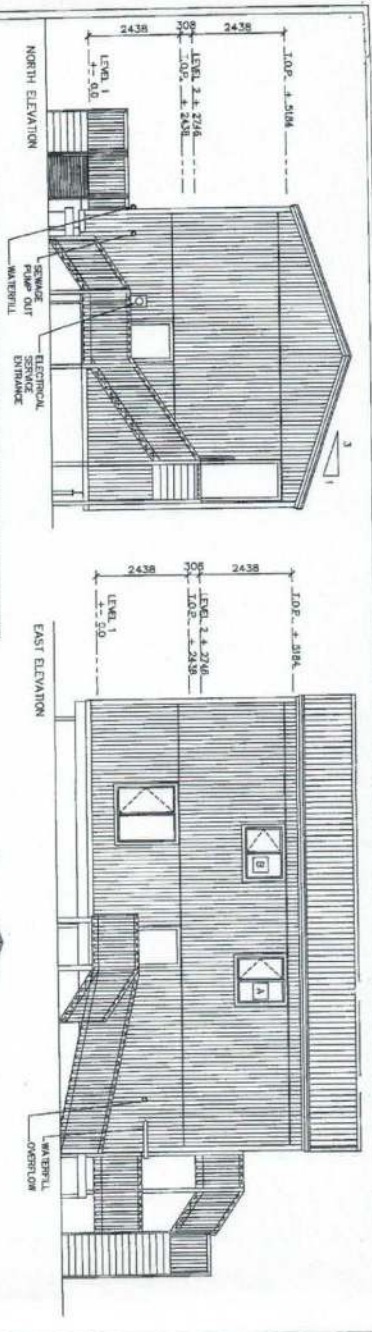
CHECKED BY: _____ A.L.

DATE: 07/12/2008

SCALE: AS NOTED

DRAWING NO: **A2**

LIVINGSTONE
Architect
BUILDING 826 IQALLIT, NU XDA OHO
PH (867) 979-4180 FAX (867) 979-3991



1 ELEVATIONS & BUILDING SECTION

A3 SCALE: 1:100

- (R1) EXISTING HAVE 2 LAYERS OF 15.9mm TYPE X GWB
- (R1) BRUSHED METAL ROOFING
- 196G WOOD STRAPPING @ 610mm O.C.
- 12.7mm PLYWOOD SHEATHING
- 384G RAFTERS @ 305mm o.c.
- 12.7mm PLYWOOD SHEATHING
- 100mm ACOUSTIC BATT INSULATION
- 6 MIL POLY VAPOR BARRIER
- 12.7mm TYPE GWB
- (F1) FINISH FLOOR
- 19mm T&G PLYWOOD SUBFLOOR
- GALE & SCREW FOR GULE & SCREW
- 302mm T& @ 460mm O.C.
- 100mm ACOUSTIC BATT INSULATION
- 2 LAYERS OF 15.9mm TYPE X GWB

- (W1) VERTICAL SEWAGE PUMP OUT WATERPILL
- 38mm SEMI RIGID INSULATION
- 38mm GIB STUDS @ 16" O.C.
- 100mm ACOUSTIC BATT INSULATION
- 6 MIL POLY VAPOR BARRIER
- 12.7mm GWB

LIVINGSTONE
Architect
BUILDING 628 KUALITI, MU XDA CHO
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DESIGNED FOR	DATE
DRAWN BY	DATE
CHECKED BY	DATE
SCALE	DATE

AGENCES:
KUALITI, MUJAWAIT

DRAWING TITLE:
ELEVATIONS & BUILDING SECTION

PROJECT:
OFFICE BUILDING ADDITION

DATE: 07/12/2005

SCALE: 1:100

DRAWING NO. **A3**