

# London Downtown Campus

## Phase II

Presentation to Corporate Services Committee  
July 22, 2014



# Exciting Opportunity for Downtown

- Reconstruction and expansion of the Kingsmill building
  - six-storeys
  - 101,000 square foot campus
  - 1,600 students
- Twice the size of what was originally envisioned

# Partners in Economic Revitalization

- City of London approached Fanshawe about a downtown campus
- Original agreement would bring 1,000 students to downtown over two phases
- Centre for Digital and Performance Arts opened with 400 students in January 2014

# Bringing life back into downtown ...

**“...it’s a selling point to be close to talent and the resources required to service our local, national and global clients.”**

*Eric Vardon, CEO, Arcane Studio*

**“Fanshawe students have been a blessing for the downtown, the vibrancy of the individuals, the excitement, have all contributed to a healthier environment.”**

*Bob Usher, General Manager, Covent Garden Market*

**“...residential development, Budweiser Gardens and the new Fanshawe College campus that may soon expand into the Kingsmill’s building are all factors bringing better quality independent businesses to the core.”**

*Realtor Peter Mullins (quoted in the London Free Press)*

# Phase II Proposal

- Kingsmill building has the location and property footprint to meet requirements.
- Building poses some challenges including Building, Fire and Accessibility codes
- Conclusion: rebuild and expand the interior of the building

# Thinking Big: A Bold Idea

- Reconstruct the interior; expand with additional three floors
- Accommodate 1,600 rather than 600 originally planned
- Double the students downtown
- Similar in size to Western University's affiliated colleges

## Respecting the past

- Adaptive reuse of the building
- Plan to incorporate some historical elements
- Make every reasonable effort to preserve the Dundas Street façade
- Kingsmill family is supportive



**Streetscape - Dundas Street**

Concept rendering prepared by Projected Images



# Financing

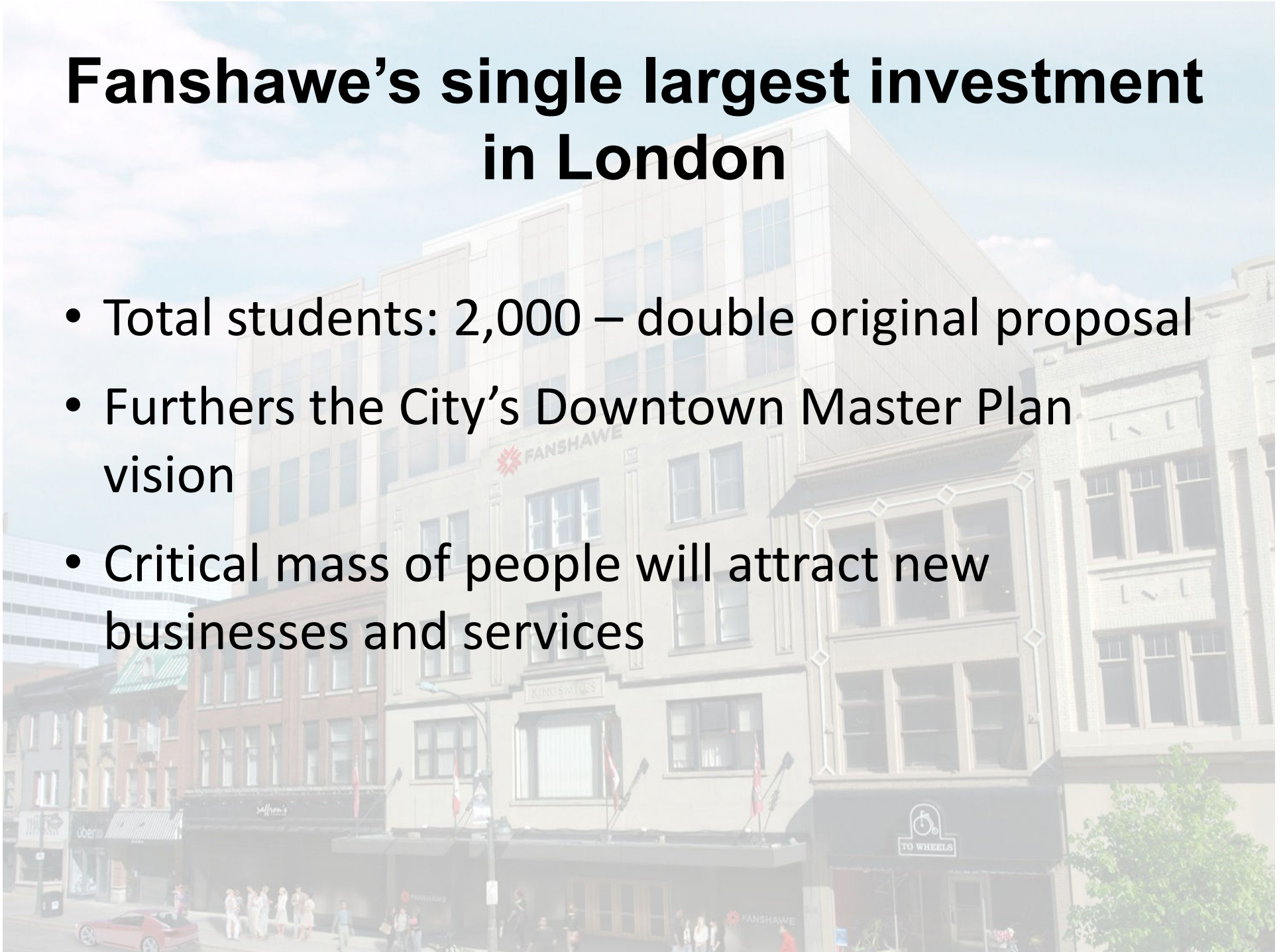
- Total cost estimate: \$66.2 M
- Fanshawe's investment: \$46.2 M
- City's existing commitment: \$10 M  
Economic Development Grant
- New request: extend the existing grant by an additional \$10 M over 10 years
- Civic Administration provided with detailed information

# Total Impact of Investment: Original and Revised

	Space (sq. ft 000's)	Students	Fanshawe Investment (millions)	City Investment (millions)
<b>Phase I (completed 2014)</b>	50	400	\$10	\$10
<b>Original Phase II</b>	60	600	\$10	\$10
<b>Original Total Impact</b>	110	1,000	\$20	\$20
<b>Phase I (completed 2014)</b>	50	400	\$10	\$10
<b>Revised Phase II</b>	101	1,600	\$46	\$20
<b>Revised Total Impact</b>	151	2,000	\$56	\$30

# Fanshawe's single largest investment in London

- Total students: 2,000 – double original proposal
- Furthers the City's Downtown Master Plan vision
- Critical mass of people will attract new businesses and services



*“You can't rely on bringing people downtown, you have to put them there.”*

- Jane Jacobs

