

COMMITTEE OF THE WHOLE – DECEMBER 7, 2010

AWARD OF TENDER T10- 414 **CONSTRUCTION OF FIRE STATION NO. 7-10**

Recommendation

The Commissioner of Community Services, and the Fire Chief, in consultation with the Directors of Purchasing Services, Reserves and Investments and Building and Facilities recommends:

1. That tender T10-414 for the construction of Fire Station 7-10 be awarded to Maystar General Contractors Ltd. in the amount of \$3,940,000 (including HST); and,
2. That a contingency allowance of 10% be approved, within which the Director of Building and Facilities is authorized to approve amendments to the contract; and,
3. That the budget for capital project FR-3533-10 be increased by \$1,233,300 and funded by CWDC – Fire, \$818,300 and AMO Gas Tax, \$415,000; and,
4. That the inclusion of the matter on a public Committee or Council agenda with respect to increasing the capital budget identified as Additional Funding Request/Award of Tender T10-414 Construction of Fire Station 7-10 is deemed sufficient notice pursuant to Section 2 (1) (c) of By-law 394-2002; and,
5. That the Mayor and the City Clerk be authorized to sign the necessary contract documents.

Contribution to Sustainability

This report is consistent with the priorities previously set by Council in the Green Directions, Vaughan, Community Sustainability Environmental Master Plan, Objective 1.1:

- To reduce greenhouse gas emissions and move towards carbon neutrality for the City of Vaughan's facilities and infrastructure.
- New Fire Station is to be designed and constructed at a minimum LEED Silver standard.

Economic Impact

Capital project FR-3533-10, Fire Station 7-10, Construction funding was approved in the 2010 budget. An annual operating cost of \$45,000 is required to operate this building once this project is completed, and is included in Building and Facilities Operating Budget. Additional funding in the amount of \$1,233,300 is required to complete the project.

Purpose

To award tender T10-414 for the construction of Fire Station 7-10, and request additional funding.

Background - Analysis

Fire Hall Station 7-10 will be located at 10800 Dufferin Street, Maple, Ontario in Ward 1. This Fire Station is required to serve the rapidly expanding area in the north-east section of Maple.

On August 4, 2010 the City advertised and issued RFPQ10-383, for the pre-qualification of Fire Hall 7-10 and was advertised on Bidding, OPBA, DCN and City Webpage.

Twenty-four (24) Contractors picked up the Pre-qualification document. Upon opening on August 20, 2010, twelve (12) Contractors submissions were received.

An Evaluation Committee comprised of Purchasing Services Staff and Building and Facilities staff reviewed and evaluated the information contained in the submissions based on the following criteria and Purchasing Services Staff coordinated and monitored the evaluation process.

Criteria	Scoring (points)
Company Profile / Project Record	35
References	20
Financial Stability	20
LEED Certification / Experience	20
Quality of submission	5
Total Score	100

After the evaluation by the committee the following three (3) Contractors were successfully pre-qualified as they obtained a minimum of 75 points as specified in the bid document.

BECC Construction Group Ltd
Maystar General Contractors Ltd.
Struct-Con Construction Ltd.

The tender T10-414 was issued to the three (3) pre-qualified Contractors on October 26, 2010, with closing date as November 11, 2010. Three addenda were issued to clarify questions from the contractors and closing date was extended to November 15, 2010. Three (3) pre-qualified Contractors picked up the bid packages from the Purchasing Department and three (3) compliant bid packages were received. Bid submissions were opened on November 15, 2010 and the bids results are as follows:

Company	Total Tendered Price (Including HST)
Maystar General Contractor Ltd. Vaughan, Ontario	\$3,940,000.00
BECC Construction Group Ltd. Brampton, Ontario	\$4,092,561.00
Struct-Con Construction Ltd. Brampton, Ontario	\$4,543,000.00

It is recommended to award the contract to Maystar General Contractors Ltd. being the lowest bidder.

The 2010 approved capital budget for the project was \$3,042,410. The additional funding request is required to offset the \$1,233,300 difference between the preliminary cost estimate generated, and the actual tendered price, of which \$415,000 is attributed to the LEED standards, HST and construction contingency.

Costing has escalated primarily due to the following:

- Significant engineered fill and re-grading required to support the new building foundation and to meet the LEED requirements.
- The significant re-grading will require retaining walls along the north property line.
- Additional costs to meet minimum LEED silver standard including a LEED Commissioning Agent.

The estimated cost of the project including all applicable taxes is as follows:

T10-414 before HST	\$3,486,725.66
Contingency Allowance (10%)	<u>348,672.57</u>
Sub-total	\$3,835,398.23
Non-Rebatable Portion of HST (1.76%)	<u>67,503.01</u>
Sub-total	\$3,902,901.24
Treasury Administration (3%)	<u>117,087.04</u>
Total	<u>\$4,019,988.28</u>
Rounded	<u>\$4,020,000.00</u>

Relationship to Vaughan Vision 2020/Strategic Plan

In consideration of the strategic priorities related to Vaughan Vision 2020, this project will provide:

- STRATEGIC GOAL:
Service Excellence – Providing service to citizens.
- STRATEGIC OBJECTIVE:

Pursue Excellence in Service Delivery; and Enhance and Ensure Community Safety, Health and Wellness – To deliver high quality services and to promote health and wellness through design and program.

This report is consistent with the priorities previously set by Council and the necessary resources have been allocated.

Conclusion

Building and Facilities and Purchasing Department staff have reviewed the bid submissions and have determined that the lowest pre qualified contractor, Maystar General Contractors Ltd. has met the requirements of the contract and has built a LEED Gold Station. The total cost of the project is \$4,020,000.

Should Council concur with this proposed additional funding request, this action would be considered as an amendment to the Capital Budget. Pursuant to the Municipal Act 2001 Sec 291(1) before amending a budget, a municipality shall give notice of its intention to amend the budget at a Council meeting. Where a capital project has been subject to a public meeting during the adoption of the approved Capital Budget, and where additional funding is required to complete the approved works, inclusion of the matter in a staff report requesting additional funding on a public Committee or Council agenda is deemed to be sufficient notice pursuant to Section 2(1)(c) of By-law 394-2002.

This project will commence immediately, after Council approval and the completion of the necessary documents.

Attachments

None.

Report prepared by:

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Respectfully submitted,

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Commissioner of Community Services

Greg Senay
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Vaughan Fire and Rescue Service