

Staff Report

Meeting Date: 22 Feb 2022

To: Mayor and Members of Council

From: Lynn Phillips, Chief Administrative Officer

Report No./Subject: CAO-2022-02 re: RFP DBC CRWC 2021-15 Design Build Construction Campbellford Recreation and Wellness Centre

Staff Recommendation: Receive for Information Action Required

Be it resolved that Staff Report CAO-2022-02, Lynn Phillips, Chief Administrative Officer re: RFP DBC CRWC 2021-15 Design Build Construction Campbellford Recreation and Wellness Centre be received for information

That Taskforce Engineering Inc. be awarded the contract for RFP DBC CRWC 2021-15, the Design Build Construction contract for the Campbellford Recreation and Wellness Centre.

That Taskforce Engineering proceed with Phase 1 - Design of the Campbellford Recreation and Wellness Centre at their proposed price of \$1,145,800 plus HST.

That a financing plan identifying all sources of funding be developed and provided for Council's approval in advance of the Campbellford Recreation and Wellness Centre Design Build Contract progressing to Phase 2 - Construction.

That the Clerk execute the appropriate contract documents with TaskForce Engineering Inc.

And that all bidders be advised of Council's decision under the Community Recreation Officer's signature.

Background:

A Request for Proposal (RFP) was issued on October 21, 2021 to invite prospective bidders to submit proposals for the Design Build of the new Campbellford Recreation and Wellness Centre. The Municipality is seeking a multi-disciplined design firm/team to design and construct the new Campbellford Recreation and Wellness Centre through this RFP process.

The new Campbellford Recreation and Wellness Centre is a proposed multi-use recreation facility featuring an ice-pad, lane pool, therapy pool and fitness centre. Through an operating partnership with YMCA Northumberland, this new facility will offer a wide variety of programming including fitness classes, a host of wellness workshops, swimming lessons and aquatics programming, and

rehabilitation programs. This 64,000 square foot, fully accessible facility will be centrally located on Seymour Quarry Road just south of Campbellford off County Road 30.

In April, 2021 the Federal and Provincial governments announced funding for the Campbellford Recreation and Wellness Centre in the amount of \$7.5 million from the Investing in Canada Infrastructure Program (ICIP) - Community, Culture and Recreation stream.

Following the ICIP funding announcement, the Municipality retained the Project Management firm, p2i Strategies Ltd to lead the planning and implementation of the project (Staff Report REC-2021-04). The necessary site work to prepare the area of the building footprint and parking area has been underway since early 2022 (Staff Report PWK-2021-19). The award of the Design Build contract is the next milestone in the development of this new facility.

Phase 1 of the Design Build contract is to complete the design of the new Campbellford Recreation and Wellness Centre.

Analysis/Options:

The Request for Proposal RFP DBC CRWC 2021-15 was advertised as per the Trent Hills procurement policy and administered through the municipal Biddingo account on October 21, 2021. The RFP closed on December 9, 2022.

The following firms submitted proposals:

1. Buttcon East Limited
2. Corebuild Construction Ltd.
3. Taskforce Engineering Inc.

The proposals were analyzed by the review committee consisting of the Chief Administrative Officer, the Manager of Infrastructure Renewal and Public Works Administration, the Community Recreation Officer, along with two representatives from the project management firm p2i Strategies Ltd.

The RFP scoring process was a two step system. The first stage involved a review of the technical proposals including the proponent's experience and qualifications, project schedule, methodology, and references. The second stage of the proposal system was the review of the cost estimates submitted. The cost estimate information was not made available to the evaluation team until the review of the proposals in stage 1 were completed and scored.

Of the three proposals evaluated, two met the points threshold of first stage and advanced to the second stage.

Financial Impact:

The total cost of the construction of the Campbellford Recreation and Wellness Centre will be finalized through the design process.

A funding plan for the Campbellford Recreation and Wellness Centre that identifies the total cost of construction and all sources of funding for the project will be provided to Council for consideration and

approval prior to the construction phase of the project. The ICIP funding together with the community fundraising through the Flourish campaign, and the annual Recreation Redevelopment Funds approved by Council each year are the known sources of funding to date.

Legislative/Risk Considerations:

The successful proponent will be required to follow all applicable legislation for construction, such as the Ontario Building Code, and local by-laws.

Attachments:

None

Strategic Plan:

- Recreation and Wellness

Reviewed By:

Peter Burnett, Community Recreation Officer
Valerie Nesbitt, Director of Finance/Treasurer