



SUBJECT: Tender Award – Civic Square Renewal and Brant Street Improvements # Contract 19-41

TO: Committee of the Whole

FROM: Capital Works

Report Number: CW-39-19

Wards Affected: 2

File Numbers: 570.02-867

Date to Committee: June 10, 2019

Date to Council: June 17, 2019

Recommendation:

Approve the tender for Contract No.: CW-37-19 Civic Square Renewal, submitted by Aldershot Landscape Contractors, 166 Flatt Road, Burlington ON L7P-0T3; be accepted at a total price of \$ 1,162,922.61 (HST included); and

Direct the Mayor and City Clerk to sign related documents; subject to the satisfaction of the City Solicitor; and

Authorize the Manager of Procurement Services to issue a purchase order to Aldershot Landscape Contractors; and

Direct the City Clerk to issue the debenture by-law; and

Approve the total project cost of \$ 1,198,000; be charged to Capital Order PR0148 to be financed as follows:

Capital Purposes Reserve Fund	\$294,100
Federal Gas Tax	\$265,000
Infrastructure Reserve Fund	\$130,000
Park Dedication Reserve Fund	\$118,900
Public Benefits Reserve Fund	\$50,000
Senior Government Funding	\$190,000
Tax Supported Debt	\$150,000
Total Project Financing	\$1,198,000

Purpose:

A Healthy and Greener City

- Healthy Lifestyles
- Environmental and Energy Leadership

An Engaging City

- Community Building through Arts and Culture via Community Activities
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Background and Discussion:

This project is for the renewal of Civic Square and the sidewalk replacement along the west side of Brant Street from James Street to Elgin Street. Civic Square is one of the most used public spaces in the downtown serving as a gathering place, a place for ceremony and host to many special events through out the year. The original construction was completed in 1984. Civic Square has served the community well for the past 35 years, however the existing decline in tree health and infrastructure such as the paving and services is at the end of its life cycle. In addition to the failing infrastructure, civic square does not meet the requirements of Burlington's 2016 Accessibility standards.

Strategy/process

In the summer of 2018, the City was provided with a Provincial *Downtown Main Street Revitalization Initiative* grant. City Council approved use of the grant towards the renewal of Civic Square given its importance to civic life and its relationship with Brant Street. To receive this funding the project must be complete by March 31, 2020 therefore it is critical to build in the summer and early fall to meet this deadline.

Given the significance of Civic Square, an extensive public engagement process was developed and implemented with the goal to evolve the public in shaping the design decisions. Because of the public engagement, it became clear residents supported the continued use of Civic Square for festivals, events and other public uses. Residents also asked the City to make Civic Square a greener space with healthy trees.

Planting trees in a multi-use urban setting such as Civic Square is problematic with vehicles and large numbers of people traveling over the rootzones. This requires the use of new technologies to ensure the long-term health of the trees. To achieve a sustainable environment for trees, the project includes the use of large structural soil cells for tree planting. These structures have the added benefit of storing storm water which slows the impact on the storm sewer system. This construction method is considered a positive action to help fight climate change.

Tender Process

The tender closed on June 1st and the following table is a list of tenders received.

	Tender received from:	Bid (HST Included)
1	Aldershot Landscape Contractors	\$1,162,992.61
2	39 Seven Inc.	\$1,262,163.00
3	JB Construction Management Corporation	\$1,275,687.51

Recommended Contractor:

City staff are recommending Aldershot Landscape Contractors be awarded this contract for the following reasons:

- A competitive bid process has been utilized
- Recommended bidder is the lowest compliant bidder
- **Provincial Grant Funding must be used by March 31, 2020**

Financial Matters:

	ESTIMATED PROJECT COST	PROJECT BUDGET
CONTRACTED CONSTRUCTION		
Contracted Construction (pre tax)	\$ 804,000	\$ 1,029,197
HST (1.76%)	\$ 14,150	\$ 18,114
Subtotal Contracted Construction (Net HST)	\$ 818,150	\$ 1,047,311
Construction Contingency	\$ 79,000	\$ 100,000
Total Contracted Construction	\$ 897,150	\$ 1,147,311
Associated Project Costs		
Testing and Inspection	\$ 10,000	\$ 10,000
Consulting Services (separate contract)	\$ 34,000	\$ 34,000
Regional Permit	\$ 6,000	\$ 6,000
Total External Charges	\$ 50,000	\$ 50,000
TOTAL PROJECT COSTS (ROUNDED)	\$ 948,000	\$ 1,198,000

Total Financial Impact

The total project cost at Tender Award is \$1,198,000 resulting in an overage of \$250,000.

The project is over budget due to the following:

1. Higher than anticipated costs by tendering landscape construction in late spring (after most qualified contractors have a full work schedule).
2. Higher than anticipated costs to build the pavement foundation.
3. Higher than anticipated costs to build structural cells for healthy tree growth.
4. Additional cost to relocate fire hydrant for festival and events access.
5. Additional cost to replace end-of-life electrical cabinets at the edge of Civic Square and Brant Street (at the Queen’s Head driveway).

To date in 2019, 18 projects have been tendered in Capital Works, including Roads and Parks and Open Space projects. The total approved budget for these projects was \$24.75 million. The total cost at award for these projects was \$22.94 million, as awarded through Delegated Authority Reports. The positive variance of \$1.81 million can be directed to the Civic Square project to make up the difference between Budget Total Cost and the Tender Award Total Cost of \$250,000.

Source of Funding

The following table presents a summary of the project funding:

Capital Order PR0148	Project Budget	Project Estimate at Tender Award
Funding Source 2018 - Prior Approved		
Senior Government Funding	\$190,000	\$190,000
Public Benefits Reserve Fund	\$50,000	\$50,000
Park Dedication Reserve Fund	\$48,900	\$48,900
Capital Purposes Reserve Fund	\$44,100	\$44,100
Infrastructure Reserve Fund	\$60,000	\$60,000
Funding Source 2019 Capital Budget		
Park Dedication Reserve Fund	\$70,000	\$70,000
Infrastructure Reserve Fund	\$70,000	\$70,000
Federal Gas Tax	\$265,000	\$265,000
Tax Supported Debt RA0241	\$150,000	\$150,000
Variance Source Prior to Budget		
Capital Purposes Reserve Fund		\$250,000
TOTALS	\$948,000	\$1,198,000

Connections:

Festivals and Events

Staff from Festivals and Events have worked with organizations to ensure Civic Square's use from July to the end of September is clear for construction. This construction schedule is critical to meet the Provincial deadline of March 21, 2020. In addition, two new flag poles were recently installed behind the Cenotaph as "temporary" space for flag-raising ceremonies while Civic Square is under construction.

Halton Region

The Region has granted the City a permit for the relocation of the fire hydrant in front of Civic Square (on Brant Street) along with inspection services for this summer.

Trees

The City's Forestry Department has sourced quality tree specimens for Civic Square in an effort to install the healthiest trees available given the proposed investment in structured tree planting cells.

Public Art

The process to solicit public art has been completed. This project includes the installation of new public art shade structure. Although the shade structure will be installed once the Civic Square is complete, the footing installation will be performed by the General Contractor for Civic Square to eliminate damage to the new concrete and underground utilities. The public art piece is dependent on this project moving forward.

Climate Change

The new design of Civic Square includes eliminating all the stairs and raising the grade so that all surface run off (rain) drains into the proposed tree pits which will irrigate the trees and reduce the amount of water in the storm sewer system. The tree pits will be substantial in size, each about 30cubic meters, to allow roots room to grow which will translate into larger and healthier tree canopies. This low impact development approach is consistent with efforts to lower the impacts of climate change.

Public Engagement Matters:

In August 2019, a "get Involved Burlington" project page was created for this project. It includes a summary of the project, contract information, details about level of engagement, key dates and chronology of work.

<https://www.getinvolvedburlington.ca/civic-square-renewal>

- In August an on-line survey via Get Involved Burlington was conducted to learn what design features and use of Civic Square was important to everyone.
- On September 19th, 2018 a Public Information Center (PIC #1) was held at City Hall to ask questions about possible design features that are important to people and to provide an opportunity to ask questions.
- Following PIC #1, large panel boards were displayed in the lobby of City Hall to collect more feedback on the future renewal of Civic Square.
- In early 2019, the first conceptual designs were complete and reported back to the community.
- On March 26th, 2019 PIC #2 was held at City Hall to demonstrate how people's feedback influenced the proposed conceptual design and to collect more feedback on anything that was missed.
- On April 3, 2019 PIC #3 was held to continue presenting the conceptual design and collect feedback.
- Staff have been working with Burlington's Downtown Business Association throughout the entire engagement and design process.
- The Public Art Shade Structure was integrated as part of Civic Square and collected feedback related this initiative. Residents were invited to provide feedback on three artwork design concepts for public art shade structures. The artwork concepts were on display from May 13 to 27 at City Hall and at the Central Branch of Burlington Public Library.
- This project was recently highlighted on the Mayor's Show *Burlington Matters* on Your TV.

The project webpage will be regularly maintained to provide project updates and valuable information for the community throughout the course of construction.

Conclusion:

Staff is recommending that Capital Works Contract CW 18-16 for Civic Square Renewal be awarded to Aldershot Landscape Contractors.

Respectfully submitted,

Marion Rabeau

Senior Landscape Architect

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Report Approval:

All reports are reviewed and/or approved by Department Director, Director of Finance and Director of Legal. Final approval is by the City Manager.