

LB

EXHIBITION PLACE

07/07/99

To: The Board of Governors of Exhibition Place

From: Danny Chui, P. Eng.
Manager, Capital Works

Subject: **Tender for BETTER LIVING CENTRE
Building Code and/or Safety Retrofit for Exit Doors
and Signs and Foundation Wall Repair
Contract No. 99-5001-90101**

Recommendation:

It is recommended that the Board award Contract No. 99-5001-90101 to Steelcase Construction Inc. of Toronto, Ontario, in the amount of \$76,300.00, this being the lowest tender received.

Background:

In the 1999 Capital Works Program, the Board approved a budget of \$100,000 for this safety retrofit project for the Better Living Centre. Within the building, a number of exit doors lack the required proper crash bars and sometimes do not operate properly. Many exits signs are not well lighted and need to be replaced. The interior masonry wall of the basement storage room is cracked in a couple of areas and must be re-sealed. All these matters present a safety concern and fire code violation as this building continues to be used for public events.

Discussion:

Kathryn Reed-Garrett, Director of Business Development supervised the tender opening of this Capital Project on July 6, 1999. Ten (10) pre-qualified contractors came to the mandatory site tour on June 24, 1999 and six (6) tenders were received. Bid values submitted on individual tender documents are as follows:

<u>TENDERER</u>	<u>SUBMITTED TENDER PRICE</u>	<u>RECOMMENDED CONTRACT AMT.</u>
Steelcase Construction Inc.	\$ 76,300.00	\$ 76,300.00
Phoenix Restoration	\$ 92,200.00	

<u>TENDERER</u>	<u>SUBMITTED TENDER PRICE</u>	<u>RECOMMENDED CONTRACT AMT.</u>
Derbtile Construction Inc.	\$129,000.00	
Civil Underground & Excavation	\$141,700.00	
Struct-Con Construction Ltd.	\$208,639.00	
HN Construction Limited	Declined	N/A

The budget for this work (construction costs, engineering fees, disbursements and administration costs) is \$100,000 under the Capital Works Account No. 5001. Contained within this figure is \$80,000 for construction. The low tender at \$76,300.00, which includes \$8,500.00 for contingency is therefore within budget.

It is the recommendation of our Consultant, Stephen Teeple Architect Inc. and the Manager of Capital Works that this contract be awarded to Steelcase Construction Inc. in the said amount; this being the lowest acceptable tender received.

This recommendation is contingent upon approval of the Toronto Commissioner of Finance and Treasurer for the Surety Company who will supply the bonding requirements and the Fair Wage Office to confirm that the recommended contractor and his sub-contractors maintain wage rates and working conditions in accordance with Toronto Workers' Rights requirements.

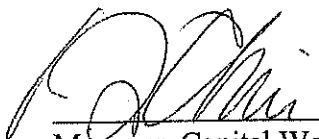
The Treasurer has previously certified, at the time of project approval, that financing can be provided under the updated Debt and Financial Obligation Limit and that it falls within corporate debt guidelines.

Conclusion:

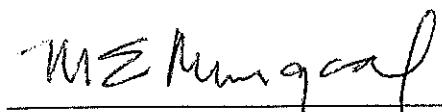
This report recommends that the Board award Contract No. 99-5001-90101 to Steelcase Construction Inc. in the amount of \$76,300.00.

Submitted by:

Reviewed by:



 Manager, Capital Works
 DC/bf



 for Interim General Manager