

NO: R216

COUNCIL DATE: December 18, 2023

REGULAR COUNCIL

TO: **Mayor & Council** DATE: **December 13, 2023**
FROM: **General Manager, Planning & Development** FILE: **1220-040-2023-064**
SUBJECT: **Award of Contract No. 1220-040-2023-064**
Surrey Sport and Leisure Complex – HVAC Unit Replacements

RECOMMENDATION

The Planning & Development Department recommends that Council:

1. Award Contract No. 1220-040-2023-064 to All-Pro Services Ltd. for \$995,287.65 (including applicable taxes and bonding) for the Surrey Sport and Leisure HVAC unit replacements;
2. Set the expenditure authorization limit for Contract No. 1220-040-2023-064 at \$1,094,816.40 (including applicable taxes and contingency); and
3. Authorize the Director, Civic Facilities to execute Contract No. 1220-040-2023-064.

INTENT

The intent of this report is to seek Council approval to award Contract No. 1220-040-2023-064 for the removal and replacement of 10 roof top heating ventilation and air conditioning units and one condensing unit at Surrey Sport and Leisure Complex which have reached the end of their useful life.

BACKGROUND

Corporate Report No. R145; 2022 (Appendix “I”) for Award of Contract No. 1220-040-2022-054, was approved by Council for a similar scope of work. However, this contract was not executed as the quotation submitted by the successful proponent was deemed invalid following Council endorsement. This was due to rapid price escalations and a very short time of price guarantee in the original submission. Given that the scope has since been expanded to include additional HVAC units, staff brought the contract back to market as No. 1220-040-2023-064.

DISCUSSION

This Contract consists of the removal and disposal of the existing 10 roof top HVAC units and one condensing unit, and the supply and installation of 10 new roof top units and one new condensing unit and coil, including all new electrical and mechanical work as identified in the drawings and specifications.

The estimated start date for this Project is March 2024, which completion anticipated for June 2024.

QUOTATIONS RESULTS

A Request for Quotations (“RFQ”) was issued on November 10, 2023, on the City and BC Bid websites, with a closing date of December 5, 2023. The following four quotations were received:

	<i>Contractor</i>	<i>Tendered Amount with GST</i>
1.	All-Pro Services Ltd.	\$995,287.65
2.	Fortius Mechanical Inc.	\$999,534.90
3.	Ainsworth Inc.	\$1,008,588.00
4.	Loft Mechanical Inc.	\$1,057,350.00

EVALUATION

The City’s evaluation team reviewed the RFQ submissions for accuracy, completeness, comparable work experience and compliance with the RFQ.

All-Pro Services Ltd. submission provides the best value to the City based on experience and resources allocated to the project and was the lowest bid. The evaluation team recommend Contract No. 1220-040-2023-064 be awarded to All-Pro Services Ltd.

FUNDING

The funding for this contract is available within the approved Civic Facilities Capital Budget.

Original signed by

Don Luymes
General Manager, Planning & Development

Appendix “I”: Corporate Report R145; 2022

CORPORATE REPORT

NO: R145

COUNCIL DATE: July 25, 2022

REGULAR COUNCIL

TO: Mayor & Council

DATE: July 18, 2022

FROM: Acting General Manager, Planning &
Development

FILE: 1220-040-2022-054

SUBJECT: Award of Contract No. 1220-040-2022-054
Surrey Sport & Leisure Complex – HVAC Unit Replacement

RECOMMENDATION

The Planning & Development Department recommends that Council:

1. Award Contract No. 1220-040-2022-054 to Modern Niagara Vancouver Inc. for \$521,325.00 (including applicable taxes) for the Surrey Sport & Leisure Complex HVAC unit replacement;
2. Set the expenditure authorization limit for Contract No. 1220-040-2022-054 at \$575,000.00 (including applicable taxes and contingency); and
3. Authorize the Acting General Manager, Planning & Development to execute Contract No. 1220-040-2022-054.

INTENT

The purpose of this report is to seek Council approval to award a Contract for the removal and replacement of four rooftop units, five air conditioning units and one make up air unit at the Surrey Sport & Leisure Complex (the "Project") that have reached the end of their service life.

DISCUSSION

Scope of Work

This Project consists of the removal and disposal of the existing equipment the supply and installation of the new units, including new electrical and mechanical work. The HVAC units are original to the building built in 1999 and are past their useful life, the new HVAC unit have a life expectancy of 15-20 years.

Request for Quotation Results

On May 27, 2022, Request for Quotations ("RFQ") No. 1220-040-2022-054 was issued for the Project. The RFQ was advertised on both the City and BC Bid websites. A total of three compliant bids were received:

<i>Contractor</i>	<i>Tendered Amount with GST</i>	<i>Corrected Amount</i>
1. Modern Niagara Vancouver Inc.	\$521,325.00	No Change
2. All Pro Services Ltd.	\$653,234.40	No Change
3. Sequin Morris Mechanical Inc.	\$702,450.00	No Change

Evaluation

The RFQ closed on June 27, 2022. City staff and consultants reviewed the RFQ submissions for accuracy, completeness, comparable work experience and compliance with the RFQ. Modern Niagara Vancouver Inc. provided the lowest compliant quotation and represents the best value to the City. It is recommended that Modern Niagara Vancouver Inc. be awarded Contract No. 1220-040-2022-054.

Project Schedule

Following award of the Contract, the Contractor will order the required equipment. Construction will commence once the required equipment is received (expected January 2023) with completion anticipated for March 2023.

SUSTAINABILITY CONSIDERATIONS

The work of this Contract supports the objectives of the City's Sustainability Charter 2.0. In particular, this Project supports the Sustainability Charter 2.0 themes of infrastructure and Health and Wellness. Specifically, this Project supports the following Desired Outcomes ("DO") and the Strategic Direction ("SD"):

- All Infrastructure DO1: City facilities and infrastructure systems are well managed, adaptable, and long lasting, and are effectively integrated into regional systems;
- All Infrastructure SD1: Proactively manage community assets to maintain them over the long-term in a state of good repair; and
- Wellness and Recreation DO6: Residents participate in a wide range of recreation and leisure opportunities.

FUNDING

The funding for this Contract is available within the approved 2022 Civic Facilities Capital Budget.



Jeff Arason, P.Eng.
Acting General Manager,
Planning & Development