



Corporate Report

NO: R053

COUNCIL DATE: March 4, 2004

REGULAR

TO: **Mayor &
Council** DATE: **March
2,
2004**

FROM: **Interim General
Manager, Parks,
Recreation and Culture** FILE: **0760-20**

SUBJECT: **Award of Design for 2004 Capital Projects**

RECOMMENDATIONS

That design and construction service contracts for the following 2004 capital projects be awarded to the following consultants:

1. City Hall Expansion and Renovation: Busby & Associates Architects for a fee of \$911,841.00 plus GST.
2. South Surrey Multi Purpose Facility: CEI Architecture, Planning & Interiors for a fee of \$692,800 plus GST.
3. Fraser Heights Multi Purpose Facility: Killitz, Metz, Bowen, Rose (KMBR) Architects Planners Inc. for a fee of \$246,065.00 plus GST.
4. That Council approve the City's approach to include a "shadow" LEED process which would provide all the same benefits as a fully accredited project without the costly application fees.

BACKGROUND

Council approved a series of capital projects as part of the 2004 Corporate Capital Budget. In December of 2003, a request for statement of qualifications was issued with the intent of recruiting design teams to deliver the 2004 Capital Plan.

A total of 41 statements of qualifications were received at closing time, January 22, 2004. Of these submissions, 18 firms were short listed for interview by a staff selection committee with representation of senior staff from Planning and Development, Engineering, Corporate Facilities, and Parks, Recreation and Culture Departments. Following the interviews, three firms were short listed to submit a full fee proposal for each project.

EVALUATION

The firms submitting detailed proposals were evaluated based on a statement of their qualifications. The selection committee looked at the proposed consulting team, their availability, similar project experience and key personnel assigned to the project. Furthermore, the Project Manager for the firm was required to demonstrate a high degree of experience, availability and references as a team leader.

Following the scoring of their technical and management proposals, the selection committee reviewed price submissions completing the analysis. Of the three projects, only the price submitted for the Fraser Heights Multi Purpose Facility was not the lowest. The technical and management proposal being recommended as received from Killitz, Metz, Bowen, Rose was rated significantly higher than the lowest price proposal and is a modest 3.3% higher (\$8,000).

Based on this we feel that the firms listed in the recommendation offer the best value to the City. The consultant fees are within the estimated fee structure for these types of facilities and funding is available within the 2004 Project Budgets.

The final recommendation deals with LEED accreditation. We have given consideration to full accreditation and consider the cost to document and certify the buildings to be a costly process. These costs are estimated to be as follows:

City Hall Expansion and Renovation	\$115,000
South Surrey Multi Purpose Facility	\$ 85,000
Fraser Heights Multi Purpose Facility	\$ 45,000

An alternative to applying for accreditation would be to "shadow" the LEED process which would provide all the same benefits (energy efficiencies, recycled materials and sustainable principles) as a fully accredited project but the City would not receive accreditation documentation. However, the City would still examine the LEED Accreditation if found to be cost effective for any of the above projects, for example, South Surrey Multi-Purpose Project.

CONCLUSION

It is recommended that the following firms be hired:

- City Hall Expansion and Renovation: Busby & Associates Architects for a fee of \$911,841.00 plus GST.

- South Surrey Multi Purpose Facility: CEI Architecture, Planning & Interiors for a fee of \$692,800 plus GST.
- Fraser Heights Multi Purpose Facility: Killitz, Metz, Bowen, Rose (KMBR) Architects Planners Inc. for a fee of \$246,065.00 plus GST.
- That Council approve our proposal to provide a "shadow" LEED process which would provide all the same benefits as a fully accredited project without the costly application fees.

Gerry McKinnon
Interim General Manager
Parks, Recreation and Culture