



A grant request was submitted to the Province in late 2007. The submission included concept drawings of Phase II of Holland Park with the expanded central plaza area. The Province awarded a grant to the City of \$500,000 for the Holland Park Spirit Square Project in March 2008.

## DISCUSSION

The Parks, Recreation and Culture Department retained Vanderzalm and Associates as the project to consultant to work with City staff to develop detailed plans for the creation of two entrance plazas, upgrades to the existing central plaza as well as for the construction of a washroom building as part of the project. In the autumn of 2008, a Request for Quotation (RFQ #1220-40-78-08) was issued for Holland Park Spirit Square Construction Services. This RFQ was for all of the project works except for the washroom building. A separate RFQ will be issued in early 2009 related to the construction of the washroom building in that it is a different type of project from the works covered under the RFQ that is the subject of this report. The RFQ was posted on the City's website and the BC Bid website as well as being forwarded to contractors who have undertaken similar projects for the City in the past. The RFQ closed on December 4<sup>th</sup> with an excellent response from the industry. A project selection team consisting of the City's consultant, representatives of the Purchasing Division and Parks Division staff reviewed the quotations, which are listed below:

1. Spandrel Construction Corporation	\$805,507.50
2. Gentech Developments Ltd.	\$863,283.75
3. Wynd Construction Ltd.	\$883,186.62
4. Cedar Crest Landscaping	\$912,079.35
5. Matcon Civil Constructors Inc.	\$950,775.00
6. Tybo Contracting Ltd.	\$988,109.85
7. CAP Ventures Ltd.	\$1,16,9700.00
8. New Line Skateparks	\$1,174,238.34
9. Wilco Landscape West Coast	\$1,478,994.20

The quotations were evaluated based on the contactors qualifications, track record, recent experience with similar projects, overall project costs and proposed construction schedule. Quality control throughout the project is critical as is the construction schedule so as to meet the planned completion date of May 31<sup>st</sup>, 2009 to allow for summer events in Holland Park.

The Spandrel Construction proposal is the lowest cost proposal of the nine submitted. Spandrel has considerable previous experience in the construction of buildings and hard landscape features throughout the Lower Mainland. The company has a proven track record of bringing similar projects to successful completion within required timelines. Spandrel recently constructed for the City the Tom Binnie Field House and hard landscape features at the East Clayton pond site.

The evaluation team is satisfied that Spandrel's quotation provides the best overall value to the City of the proposals received at a total price of \$805,507.50 (including GST). The cost of construction of the Spirit Square project is fully funded from the current Parks Capital Budget including the grant from the Province.

## CONCLUSION

Based on the above discussion, it is recommended that Contract #1220-40-78-08, for Holland Park Spirit Square –Construction Services, be awarded to Spandrel Construction Corporation in the amount of \$805,507.50 (including GST). It is further recommended that Council set the expenditure authorization for this contract at \$886,057.50, including GST.

Construction of this project is expected to commence in January 2009 and be completed by the end of May 2009.

A separate report will be forwarded to Council in early 2009 related to the award of a contract for the construction of the Washroom Building component of the Holland Park Spirit Square Project.

Laurie Cavan  
General Manager  
Parks, Recreation and Culture