

**Date:** 2021-09-02

**Subject:** Request to Begin Procurement – Design and Contract Administration Services for Century Gardens Youth Hub - Ward 1

**Contact:** Kaushal Patel, Project Coordinator, New Facilities Development Services Building Design and Construction, Public Works and Engineering 647-938-2191

**Report Number:** Public Works & Engineering-2021-992

**Recommendations:**

1. THAT the report from Kaushal Patel, to the Committee of Council meeting of September 22, 2021, re: Request to Begin Procurement – Design and Contract Administration Services for the Century Gardens Youth Hub - Ward 1, be received; and
2. THAT the Purchasing Agent be authorized to begin procurement to retain Prime Consultant to provide design and contract administration services for the Century Gardens Youth Hub.

**Overview:**

- In 2020, Council approved \$2 Million to begin the due diligence process and to engage consultants to provide design and contract administration services for the delivery of a 12,500 Square foot new Youth Hub Project located at the Century Gardens Recreation Centre site.
- BDC staff, along with Recreation staff, began site assessment and community program assessment to further develop project needs.
- This project will be partially funded by grant funding provided by the Region of Peel.
- In 2021, Staff have completed all the necessary due diligence work and technical work to identify project needs, develop and finalize the detailed functional program, site assessment, project schedule, budget, and grant funding through the Region of Peel.

- **This report seeks Council's approval to begin procurement to hire a consultant for design and contract administration services for the proposed project.**

### **Background:**

In response for the need for safe spaces for youth, City of Brampton staff proposed two designated Community Youth Hub spaces to be partially funded and supported by the Region of Peel and further invested by the City. The City looks forward to creating a safe space for youth, from all walks of life, to connect with each other, and receive input from community consultation, inspire ideas and access community supports to develop to their fullest potential.

City staff carefully selected two locations for Brampton's Community Youth Hubs, based on the following criteria:

- Underutilized city-owned asset;
- Low neighbourhood index score;
- Low-income percentage;
- Proximity and access to transit;
- Adjacency to existing city assets

Century Gardens Lawn Bowling Clubhouse is one of the two potential locations that were selected.

These youth-centric spaces will be carefully designed to ensure a one-stop-shop for youth to access health care services, social services, education, employment and career services, and youth leadership opportunities.

The existing 3200 sq.ft, lawn bowling building and the lawn bowling pitch facility at the site are to be demolished and replaced with a new 12,500 sq.ft. Community Youth Hub Facility with supporting outdoor amenities.

City Staff will continue their diligence and work to identify project requirements, risks and mitigation measures for successful execution of the project.

### **Current Situation:**

BDC Staff prepared the RFP documents in collaboration with purchasing and recreation staff and are ready to proceed with consultant procurement.

BDC staff anticipate engaging the consultant at the start of Q1-2022, and anticipate starting construction in Q1-2023. The facility is expected to be ready for occupancy by the end of Q3-2024. To meet the project schedule and the conditions of the grant funding agreement from Region of Peel, the Design RFP must be released by September 2021.

## **Corporate Implications:**

### Purchasing Comments:

A public Procurement Process will be conducted, and the Bid submissions shall be evaluated in accordance with the published evaluation process within the bid document. Purchase approval shall be obtained in accordance with the Purchasing By-law.

All communication with Bidders involved in the procurement must occur formally, through the contact person identified in the Bid Document.

### Financial Implications:

Sufficient funding is currently available for the Design and Contract administration services under project number 205652.

## **Strategic Plan:**

Brampton has one of the youngest population in Canada. The Century Gardens Youth Hub project is a key project that aligns with the City's strategic plan to support youth in Brampton.

The Youth Hub will allow Brampton's diverse and youthful population a venue for grassroots movements, creative expression, and Social and healthy interaction.

This Project supports "Brampton 2040 Vision" by committing to provide community partnership, a healthy and safe place for Brampton youth, sustainable growth through environmental innovation which also supports Term of Council Priorities.

This project seeks collaboration through funding from another tier of government which supports that Brampton is a well-run city.

### **Living the Mosaic – 2040 Vision**

This report has been prepared in full consideration of the overall vision that the people of Brampton will 'Live the Mosaic.'

## **Conclusion:**

It is recommended that Council authorize the Purchasing Agent to commence procurement as described in this report and move the project forward at this time.

Authored by:

---

Kaushal Patel, Project Coordinator  
FNDS, Building Design and Construction

Approved by:

---

Jason Schmidt-Shoukri, Commissioner  
Public Works and Engineering

Reviewed by:

---

David Bottoni, Director  
Building Design and Construction

Submitted by:

---

David Barrick, Chief Administrative Officer  
City of Brampton