

Date: 2022-03-03

Subject: **Request to Begin Procurement – Hiring of a General Contractor for the replacement of the existing refrigeration plant, ice pad and underground glycol distribution piping at Gage Park**

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Report Number: Public Works & Engineering-2022-261

Recommendations:

1. THAT, the report titled “Request to Begin Procurement – Hiring of a General Contractor for the replacement of the existing refrigeration plant, ice pad and underground glycol distribution piping at Gage Park”, dated March 3, 2022 be received;
2. THAT, the Purchasing Agent be authorized to commence the procurement to hire a General Contractor; and
3. THAT, the appropriate City staff be authorized and directed to take the necessary action to give effect thereto.

Overview:

- This report seeks Council approval to commence the procurement for the hiring of a General Contractor for the replacement of the existing refrigeration plant, ice pad and underground glycol distribution piping at Gage Park.

Background:

The existing refrigeration plant was installed in 1990 and has exceeded its useful life expectancy. Failures to plant components such as the compressors, motors and the chiller have increased in frequency and severity in recent years.

The existing concrete ice pad was built in 1990. Cracks in the concrete pad have developed and over the past two (2) years, leaks in the embedded refrigerant piping have occurred on multiple occasions.

It is recommended to replace the ice pad, the embedded refrigerant piping and the refrigeration plant, in order to prevent further potential equipment failures and pipe leaks and subsequent disruptions to the popular downtown winter attraction.

Current Situation:

The City has retained NGA Architects to develop design documents and provide contract administration services for the replacement of the refrigeration plant, ice pad and underground glycol distribution piping at Gage Park. NGA Architects were retained in 2021 through a competitive bid process.

Development of the “Issued for Tender” design documents is currently under way. The project is approaching the Contractor procurement phase.

Corporate Implications:Purchasing Comments

A public Procurement Process will be conducted and the lowest compliant Bid will be eligible for contract award. 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.

Legal Comments

None

Financial Implications:

Sufficient funding is available within the Public Works and Engineering approved Capital Budget for the procurement services recommended in this report.

Other Implications:

This report achieves the following Term of Council priorities:

1. Brampton is a Well-Run City.
 - The new refrigeration plant will be more efficient and more reliable compared to the existing. As the existing plant is being replaced in its entirety, the risk of any legacy components remaining and potentially failing will be completely eliminated.
 - The combination of new underground distribution piping, a new concrete ice pad and new embedded refrigerant piping will eliminate the risk of refrigerant pipe leaks for many years to come and prevent potential disruptions to this popular winter attraction.
2. Brampton is a Healthy and Safe City.
 - As part of the refrigeration plant replacement, the ventilation system serving the refrigeration room will also be replaced. The new ventilation system will be designed and constructed in accordance with current standards and regulations and will be a significant upgrade to the existing system.

Conclusion:

It is recommended that the Purchasing Agent be authorized to commence the procurement as described in this report.

Reviewed by:

Ali Jourabloo, BDC Manager
Public Works and Engineering

Reviewed by:

Lucius Maitre, BDC Director
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Approved by:

Jason Schmidt-Shoukri, BSc Arch Eng. MPA
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Submitted by:

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