

**Date:** 2023-07-26

**Subject:** **C156-2023 – Budget Amendment and Request to Begin Procurement – Energy Retrofit of Earnscliffe Recreation Centre – Ward 7**

**Contact:** Mitsa Montaser, Manager, Building Design and Construction

**Report Number:** Public Works & Engineering-2023-654

**Recommendations:**

1. That the report from Mitsa Montaser, Manager, Building Design and Construction, to the Council Meeting on July 31, 2023, re: **C156-2023 – Budget Amendment and Request to Begin Procurement – Energy Retrofit of Earnscliffe Recreation Centre – Ward 7**, be received;
2. That a budget amendment be approved to establish a new capital project in the amount of \$1,950,000 for detail design services and other soft costs for the Energy Retrofit of Earnscliffe Recreation Centre, with funding of \$1,950,000 transferred from Reserve #30-Energy Efficiencies to this capital project;
3. That the Purchasing Agent be authorized to commence the procurement to hire a consultant for the detail design of the Energy Retrofit of Earnscliffe Recreation Centre; and
4. That staff proceed with the detailed design as soon as possible to be followed by the construction phase, subject to Council approval of the construction budget. If the grant application is unsuccessful, the construction phase would be deferred beyond 2025.

**Overview:**

- **Building Design and Construction (BDC) submitted a report to Council regarding Budget Amendment and Request to Begin Procurement - Energy Retrofit of Earnscliffe Recreation Centre on June 7<sup>th</sup>, 2023.**
- **This report was discussed on June 7<sup>th</sup> and June 14<sup>th</sup>, 2023. Council directed staff to provide additional information on the construction timelines of four (4) recreation centres (Earnscliffe Recreation Centre,**

**Chris Gibson Recreation Centre, Susan Fennell Sportsplex, and Memorial Arena).**

- **BDC has prepared the attached Gantt chart, which includes a list of recreation construction projects that will result in temporary closures of ice rinks from 2023 to 2025.**
- **Funding through the Green and Inclusive Community Buildings Fund (GICB) grant is not guaranteed. If the Earnscliffe application is successful, the City could be awarded up to \$13,100,000. However, if the funding is awarded and the design is delayed, it may result in either losing the grant funding completely or not receiving the full funding amount awarded.**
- **This report seeks approval to proceed with the detailed design phase as soon as possible. The construction phase will require additional funding, which will be confirmed after completion of the detailed design. These additional costs will be submitted to Council for approval.**
- **If the grant application is unsuccessful, construction would be deferred beyond 2025 to mitigate impact on recreational programming.**

### **Background:**

Building Design and Construction (BDC) submitted a report to Council re: Budget Amendment and Request to Begin Procurement - Energy Retrofit of Earnscliffe Recreation Centre, which was discussed on June 7th and June 14th, 2023. Council directed staff to provide additional information on impacts to ice hockey as a result of concurrent closure of four (4) recreation centres at the same time (Earnscliffe Recreation Centre, Chris Gibson Recreation Centre, Susan Fennell Sportsplex, and Memorial Arena).

### **Recreation Centre Ice Rink Closures 2023-2025:**

BDC has prepared the attached Gantt chart to show the recreation construction projects that will temporarily close ice rinks throughout 2023 to 2025. The Gantt chart identifies closure timelines and assists in mitigating impacts on recreation programming. Depending on the stage of the project, in some cases, BDC will coordinate with Recreation to further adjust timelines to accommodate Recreation programming needs.

Both Chris Gibson Recreation Centre and the Susan Fennell Sportsplex will be in construction until late 2025.

The Susan Fennell ice rink closures are planned as per the chart below:

<b>Susan Fennell Ice Rink Closure Schedule</b>	<b>Date(s)</b>
Rinks 3 & 4 Unavailable	April 2024 to March 2025
Rinks 1 & 2 Unavailable	April 2025 to June 2025
All Rinks Unavailable	July 2025

At least two (2) of the four (4) rinks will be available throughout the construction period at Susan Fennell, except for July 2025 when all four (4) rinks will be unavailable, in order to complete the geothermal loop tie-in commissioning.

Additionally, Memorial Arena is used for Lacrosse in the winter. If the grant application is unsuccessful, the construction phase for Earnscliffe Recreation Centre Energy Retrofit will commence beyond 2025. This approach would preserve ice rink availability and recreational programming.

**Potential impact to funding if the design work is delayed:**

Grant funding through GICB is not guaranteed. Applications are still under review, and inquiries made by Government Relations have revealed there is no confirmed timeline by which a final decision is anticipated. If the grant application is successful, the City could be awarded up to \$13,100,000.

The delay to the design work will result in a project completion date beyond March 31, 2026, which is the deadline for GICB funded projects. Infrastructure Canada recommends that construction should be substantially complete three months before the March 31st deadline to ensure time is allocated for deficiencies, close out documents and financial reconciliation.

If the application is approved, as part of the Contribution Agreement drafting/review process, the City will communicate the challenges related to the March 31<sup>st</sup>, 2026, project completion deadline and will request an extension. However, there is no guarantee the request would be granted. Not meeting the GICB deadline may result in two outcomes:

1. The City will enter into a Contribution Agreement, but may not receive the full funding awarded because the project will be incomplete by the deadline; or,
2. There is no Contribution Agreement.

## **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:

A budget amendment and a new Capital Project are required in the amount of \$1,950,000 for the detail design services of the Energy Retrofit of Earnscliffe Recreation Centre; with funding of \$1,950,000 transferred from Reserve #30-Energy Efficiencies, which has sufficient funding as at March 31, 2023, subject to council approval.

Construction phase for the Energy Retrofit of Earnscliffe Recreation Centre will require additional funding, which will be confirmed after completion of the detailed design. Staff will identify these additional costs as part of the next budget approval process or in a separate budget amendment report to Committee of Council.

Furthermore, staff has also applied for a federal grant for this initiative of up to \$13,100,000 under the federal Green and Inclusive Community Buildings Fund (GICB) program.

## **Strategic Focus Area:**

The Energy Retrofit of Earnscliffe Recreation Centre project directly fulfills the following strategic focus areas:

- **Health & Well-being:** Focusing on citizens' belonging, health, wellness, and safety.
- **Environmental Resilience & Sustainability:** Focusing on nurturing and protecting our environment for a sustainable future.

## **Conclusion:**

This report seeks Council approval for a budget amendment of \$1,950,000 and that the Purchasing Agent be authorized to commence the procurement to proceed with the detailed design for the Energy Retrofit of Earnscliffe Recreation Centre project.

If the grant is successful, the construction phase will commence upon completion of the design phase. The construction phase will require additional funding, which will be confirmed and submitted to Council for approval after completion of the detailed design.

If the grant application is unsuccessful, construction would be deferred beyond 2025 to mitigate impact on recreational programming.

Authored by:

Reviewed by:

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Office of the CAO

**Attachments:** Brampton Recreation Centres Ice Rink Closures During Construction 2023-2025