

Increasing the Accessibility of City Facilities: An Overview of the Corporate Real Estate Management Accessibility Upgrades Program

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November 1, 2019



Overview

- Background
- Toronto Accessibility Design Guidelines (TADG)
- Program Scope
- Programmatic Approach to Accessibility Upgrades
- Phases, and Timelines
- Status Update
 - Program-level Activities
 - Project-level Activities
- Questions

Background

- The Accessibility for Ontarians with Disabilities Act (AODA) took effect in 2005. Its purpose is to achieve accessibility for Ontarians with disabilities by January 1, 2025.
- In June 2018, City Council adopted the City of Toronto Corporate Accessibility Policy, which establishes a framework for compliance with the City's commitment to accessibility, requirements of the AODA, and other City requirements.

Toronto Accessibility Design Guidelines (TADG)

- To improve the accessibility of buildings and public spaces, the City created the TADG. Their use is mandatory for City renovations and new construction.
- The TADG establish higher requirements than other standards for buildings and public spaces and were developed as a result of extensive stakeholder consultations.
- An update to the TADG is expected in the first quarter of 2020.

Program Scope

- Program Scope: to upgrade buildings under the division's management to Toronto Accessibility Design Guidelines (TADG) wherever possible; at a minimum to upgrade to Ontario Building Code (OBC) and AODA/DOPS (Design of Public Spaces Standards).
- CREM does not manage all buildings, so the program methodology, implementation strategy, and supporting resources were shared with other divisions.

Programmatic Approach to Accessibility Upgrades: What's different.

- **Previously:** incorporated accessibility upgrades into other renovation projects.
- **Now:** implementing a dedicated capital accessibility program to upgrade hundreds of facilities that fall under the division's capital maintenance program.
 - Civic Centers, Community Centers, Shelters, Fire Halls, Offices, and other building types.
 - Projects will be phased to ensure that upgrades are timely and cost-efficient while addressing the requirements of facility users.

Programmatic Approach to Accessibility Upgrades

Key objectives:

- Save costs through economies of scale and time efficiencies.
- Realize consistency and standardization across projects.
- Maintain business continuity through improved schedule and quality management.

Program Phases and Timelines

Accessibility Audits of 350+ Buildings (Complete)



Procurement of Consultant Services (Complete)



Work Plan Development; Design; Tender Preparation (2019 - 2024)



Construction (2020-2024)

Status Update – Program Level

- Buildings grouped by geography and building type.
- Kick-off sessions with stakeholders conducted.
- Development of a Construction Strategy and Program Schedule
 - Alignment with other projects.
- Development of equipment specifications.
- Prequalification of General Contractors.

Project Delivery Process

