



REPORT FOR ACTION

Food Building Electrical Bus Duct Replacement

Date: September 5, 2019

To: The Board of Governors of Exhibition Place

From: Don Boyle - Chief Executive Officer

Wards: All

SUMMARY

This report recommends approving a contract with Sutherland-Schultz Ltd. for replacement of the electrical bus duct at the Food Building. The tender call was issued on August 02, 2019, through the City of Toronto Purchasing and Material Management Division and the recommendation is to award the contract to the lowest bidder meeting specifications within the available budget.

RECOMMENDATIONS

The Chief Executive Officer recommends that:

1. The Board of Governors approve the award of Contract No. 19-081-98116 to Sutherland-Schultz Ltd. of Cambridge, Ontario for replacement of the electrical bus duct at the Food Building in the amount of \$403,854.47, which includes a reduced contingency allowance of \$10,000.00 but excludes HST; this being the lowest acceptable tender received following the public tendering of the project through the City Toronto's Purchasing and Material Management Division.

FINANCIAL IMPACT

The financing for this project is included within the approved Exhibition Place Capital Works Program 2019.

DECISION HISTORY

The Exhibition Place 2017 – 2019 Strategic Plan has a Public Space and Infrastructure Goal to ensure that our State-of-Good Repair plan and processes are adequately linked to our capital plan and as a Strategy to support this Goal maintain and improve our event space.

At its meeting of July 19, 2018, the Board approved the 2019 Capital Works Program. The amended version of the budget was approved and adopted by City Council at its meeting on March 07, 2019.

<http://app.toronto.ca/tmmis/viewAgendaItemHistory.do?item=2018.EP13.2>
<http://www.toronto.ca/legdocs/mmis/2018/ep/bgrd/backgroundfile-118494.pdf>
<http://www.toronto.ca/legdocs/mmis/2018/ep/bgrd/backgroundfile-118495.pdf>
[https://eportal.toronto.ca/f5-w-687474703a2f2f6170702e746f726f6e746f2e6361\\$\\$/tmmis/viewAgendaItemHistory.do?item=2019.EX2.5](https://eportal.toronto.ca/f5-w-687474703a2f2f6170702e746f726f6e746f2e6361$$/tmmis/viewAgendaItemHistory.do?item=2019.EX2.5)

COMMENTS

Background

The Food Building is the main building for food services of the CNE. There are over 100 booths inside the Food Building servicing different types of food during each year of the CNE. Over one million people (two thirds of the average 1.5 million visitors to the CNE) visit the Food Building. Maintaining the power supply to these booths from the electrical "Bus Duct" system is a necessity for the operation.

The electrical power supply, "Bus Duct", acts as a backbone to the electrical service and allows services to be conveniently changed as different show configurations are introduced each year. This bus duct is only accessible by heavy-duty electrical fixtures (plugs), which grip onto the current cooper rail. The advantage of the bus duct system is its operational flexibility, ease of power delivery and speedy reconfiguration from one layout to another.

The current bus duct system, is over 60 years old and in desperate need for replacement. Replacement parts are difficult to source making it uneconomical to provide power services to clients'. Therefore, with the agreement of the CNEA, this project is to replace 325 feet of "Bus Duct" (21%) of the total 1,550 feet of "Bus Duct" in the Food Building : 1) a section of the east main bus duct feeder (1600 Amp, 120/208 Volt, 3 Phase) with new (2000 Amp, 120/208 Volt, 3 Phase) bus duct; and 2) the north-east branch (600 Amp, 120/208 Volt, 3 Phase) with new (1000 Amp, 120/208 Volt, 3 Phase) together with all associated fused bus plugs. The work also includes switchboard breaker modifications, disconnect switch bus plugs, mounting accessories, wiring, conduits and removals. Future "Bus Duct" replacement will be co-ordinated through agreement with the CNEA.

The 2017 Lease between the CNEA and the Board provides that the parties will establish a capital program for the Food Building and jointly fund (50% each) proposed / approved projects. This is the first project to be proposed under the terms of the Lease.

Tender Process

The tender for this contract was issued on August 02, 2019 through the City of Toronto Purchasing and Material Management Division and Mr. Hardat Persaud, CFO and Corporate Secretary of the Board, supervised the tender opening on August 26, 2019.

Five (5) bidders came to the mandatory site tour meeting and five (5) official tenders were received. Their price submissions, excluding HST, are as shown in the following table:

Table 1: Tender Price Submissions and the Recommended Contract

Tenderer	Tender Price Received	Recommended Contract Price
Sutherland-Schultz Ltd.	\$418,854.47	\$403,854.47
Ontario Electrical Construction Co. Ltd.	\$461,522.00	
Modern Niagara Toronto Inc.	\$470,700.00*	
Stevens & Black Electrical Contractors Ltd.	\$518,000.00	
Rogol Electric Company Limited	\$546,350.00	

* Identifies revised tender price after correcting the mathematical/transposing error(s);

The construction budget for this project is under the sub-account of #081-98116 – Food Building Bus Duct Replacement with a construction budget of \$405,000; a shortfall of \$13,854. There is a standard contingency allowance of \$25,000 included in the submission. It is recommended that this original allowance be reduced to \$10,000 to accommodate the shortfall. Thus, the recommended contract price would be \$403,854.47.

Sutherland-Schultz Ltd. is a professional construction and industrial services provider based in Cambridge, Ontario for many years. Its average value of work for the last five years has been approximately \$45 million annually. Three major power projects completed by Sutherland-Schultz Ltd. over the last few years were the waste water treatment plants in the GTA valued in the average of \$16 million. Other project experiences include: University of Guelph Replacement of 13.8KV Switchgear; Honda Canada Plant 3 Engine Plant – Bus Duct Distribution in new facility; and BASF Replace Main Service – Refeed existing 800 A bus duct. Based on the above, Sutherland-Schultz appears to have the experience required to complete this relatively small project when compared to their recent completed projects.

This recommendation is contingent upon approval by the Office of the City CFO of the Surety Company proposed by the successful bidder for the supply of the bonding requirements and is also subject to the Fair Wage Office confirming that the recommended contractor and its subcontractors maintain wage rates and working conditions in accordance with Toronto Workers' Rights requirements.

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SIGNATURE

Don Boyle
Chief Executive Officer

ATTACHMENTS
