



BID AWARD PANEL CONTRACT AWARD

Award of RFP Doc No. 2722128319 to Salter Pilon Architecture Inc. in joint venture with Diamond Schmitt Architects for the New Fire Hall & Day Care Centre at 55 John St. for Corporate Real Estate Management Division

Date: April 19, 2021
To: Bid Award Panel
From: Chief Procurement Officer
Wards: All

RECOMMENDATIONS

The Chief Procurement Officer recommends that the Bid Award Panel grant authority to award the following contract:

Solicitation Number:
Ariba Doc No. 2822128319

Description:
To retain professional architectural and engineering consultant services for the New Fire Hall and Day Care Centre project at 55 John St.

The project will facilitate the initial phase of the plan to move the existing fire hall from 260 Adelaide Street West into the southern portion of Metro Hall. Incorporating the station into another City owned property in proximity to 260 Adelaide frees the site up for redevelopment and allows for a strategic opportunity to leverage its value to achieve significant city building.

Recommended Supplier:
Salter Pilon Architecture Inc. in joint venture with Diamond Schmitt Architects

Contract Award Value:
\$1,406,475 net of all applicable taxes and charges
\$1,589,317 including HST and all applicable charges
\$1,431,229 net of HST recoveries

Contract is expected to start on date of award and end on September 30, 2024.

FINANCIAL IMPACT

The total contract award identified in this report is \$1,589,317 including all applicable taxes and charges. The cost to the City is \$1,431,229 net of HST recoveries.

Funding is available in the 2021-2030 Approved Capital Budget and Plan for Corporate Real Estate Management. Additional details follow in Table 1.

Table 1: Financial Impact Summary of Recommended Contract

| Cost Centre | Description | Total Cost (excluding HST) |
|-------------|---|----------------------------|
| CCA251-14 | From the date of award to December 31, 2021 | \$700,000 |
| | January 1, 2022 to December 31, 2022 | \$200,000 |
| | January 1, 2023 to December 31, 2023 | \$225,000 |
| | January 1, 2024 to September 30, 2024 | \$306,229 |
| | Total Cost (Net of HST Recoveries) | \$1,431,229 |

SOLICITATION SUMMARY

Solicitation Issued: December 11, 2020 **Solicitation Closed:** January 11, 2021

Number of Addenda Issued: Two (2)

Number of Bids: Three (3)

Table 2: Summary of Solicitations Received for RFP Doc No. 2722128319

| |
|---|
| CS&P Architects Inc. |
| Gh3 Architecture Inc.** |
| Salter Pilon Architecture Inc. in joint venture with Diamond Schmitt Architects * |

*The Contract award value includes contingency and cash allowance

**Did not meet the minimum technical threshold of 70% (52.5 points)

DIVISION CONTACTS

Jackson Sychingho, Acting Manager, Professional Services, Purchasing & Materials Management Division, 416-392-1492, Jackson.sychingho@toronto.ca

Peter Tatsopoulos, Manager Capital Construction Projects, Corporate Real Estate Management, 397-1153, Peter.Tatsopoulos@toronto.ca

COMMENTS

For the recommended contract award, the following requirements have been met:

a. The firm recommended for award is the highest scoring Supplier based on the evaluation criteria included in the Solicitation and meeting the requirements of the solicitation;

b. the appropriate Division has reviewed submissions and found the price to be reasonable, within available budget and concurs with the recommendation;

c. the total contract value is less than \$20 million dollars (excluding applicable taxes) and the contract term is:

1. for a contract funded by the operating budget, 5 years or less including any option years; or

2. for a contract funded by the capital budget, within the projected term of the capital funding for the project as set out in the capital budget,

being within the authority of the Bid Award Panel;

d. there are no material written objections to the award;

e. the Solicitation document was advertised on the City's internet website and proposals were opened publicly; and

f. the Fair Wage Office confirms the recommended firm understands the Fair Wage Policy and Labour Trades requirements and has agreed to comply fully.

g. the successful Proponent's bid was flagged as being lower than the City's estimate based on the Unbalanced Bid Analysis. Through a clarification letter the proponent reaffirmed their cost of services.

Additional details and information for the above Solicitations are on the file in the Purchasing and Materials Management Division.

SIGNATURE

Mike Pacholok
Chief Procurement Officer