

Relocation of Dufferin Sub-Station

Date: May 25, 2023

To: The Board of Governors of Exhibition Place

From: Don Boyle, Chief Executive Officer

Wards: All

SUMMARY

This report recommends approving a contract with Black & McDonald Limited for the Relocation of Dufferin Sub-Station. The tender call was issued on April 20, 2023 through Exhibition Place Purchasing and Materials Stores via Bonfire Online Procurement System, and the recommendation is to award the contract to the lowest compliant bidder meeting tender requirements and specifications within the available budget.

RECOMMENDATIONS

The Chief Executive Officer recommends that:

1. The Board approve the award of Contract No. 23-096-39675 (RFT No. EP105-2023) to Black & McDonald Limited for the Relocation of Dufferin Sub-Station in the amount of \$1,639,519.02 which includes a cash allowance of \$30,000.00 but excludes HST; this being the only acceptable tender submission received following the public tendering of the project.

FINANCIAL IMPACT

The financing for this project is included within the approved Exhibition Place 2023 State of Good Repairs Capital Works Program.

DECISION HISTORY

The Exhibition Place 2022-2026 Strategic Plan has identified Protecting and Spotlighting our Assets Goal to ensure that our State-of-Good Repair plan and processes are adequately linked to our capital plan.

At its meeting of September 14, 2022, the Board approved the 2023 Capital Works Program budget. An amended version of this budget was subsequently adopted by City Council at its meeting on February 15, 2023.

<https://secure.toronto.ca/council/agenda-item.do?item=2022.EP25.13>
<https://www.toronto.ca/legdocs/mmis/2022/ep/bgrd/backgroundfile-229372.pdf>
<https://www.toronto.ca/legdocs/mmis/2022/ep/bgrd/backgroundfile-229373.pdf>
<https://www.toronto.ca/legdocs/mmis/2023/bu/bgrd/backgroundfile-231185.pdf>

COMMENTS

Background

Exhibition Place is a 192-acre multi-use entertainment campus. The electrical power distribution system for Exhibition Place is owned by Exhibition Place. The main power distribution system is composed of parallel sets of 13,800 volt and 4,160 volt underground cable runs. The system is composed of 34 substations with over 60 transformers, 136 switchgear cells, 78 cable chambers, 6214 meters of duct banks and almost double that of high voltage cable. In addition, there are hundreds of kilometers of underground cables servicing various 120/208V and 600V equipment.

The majority of underground cables throughout Exhibition Place are aging (some over 70 years old) and beginning to fail. These cables supply the power and life safety services to the buildings on the grounds as well as street, park, and parking lot lighting. The rate of ground fault, splice and cable failures are increasing, when these faults occur the electrical power supply is lost to the buildings and services that they provide electricity to. As a result, Exhibition Place may be unable to provide a consistent, reliable service to stakeholders, tenants, and the public. The extensive amount of work required to replace all of the underground cables throughout the grounds and the respective outages required means this work will be done in phases over the coming years.

Due to the planned expansion of the TTC and Metrolinx systems the Dufferin Street bridge over the rail corridor and Gardiner Expressway will require major alterations. When that happens, the Dufferin Gate arch and associated buildings will need to be relocated to accommodate these changes. In preparation for this proposed alteration upgrades and reconfiguration of the adjacent infrastructure is required, this project will address these changes while performing much-needed replacements of aging equipment.

Tender Process

The tender for this contract was issued on April 20, 2023 through the Exhibition Place Purchasing and Materials Stores via Bonfire Online Procurement System and closed on May 16, 2023. Eight (8) bidders attended the mandatory site tour meeting, and one (1) submission was received which was compliant with the tender requirements. The bidders price submission, excluding HST, is as shown in the following Table 1:

Table 1: Tender Price Submission and the Recommended Contract

Bidder	Bid Price Received	Recommended Contract Price
Black & McDonald Limited	\$1,639,519.02	\$1,639,519.02

The only compliant bidder, Black & McDonald Limited meets all tender requirements including those of qualification and experience. Staff have reviewed the bids and based on its safety record and experience with similar projects staff recommends award of the contract to the only compliant bidder, Black & McDonald Limited.

The construction budget for this project is under the City Council approved Electrical Underground High Voltage Utilities project with an available construction budget of approximately \$2,750,000 in 2023-2024. The project consultant has recommended to proceed with an award to the lone compliant bidder. Therefore, the recommended construction price of \$1,639,519.02 is within the available budget.

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

Started in 1921 as an electrical wiring contractor, Black & McDonald has grown to multiple lines of business with over \$1.7 billion in sales, with more than 5,700 employees working out of 38+ offices, and became one of North America's most respected integrated, multi-trade service providers.

CONTACT

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SIGNATURE

Don Boyle
Chief Executive Officer