

Reimbursement for Emergency Electrical Work for the Llama and Capybara Building in High Park

Date: May 18, 2023

To: Infrastructure and Environment Committee

From: General Manager of Parks, Forestry and Recreation

Wards: Parkdale - High Park - 4

SUMMARY

The Friends of High Park Zoo (the Friends), a registered charity working in collaboration with the City of Toronto, undertook emergency electrical work in the new llama and capybara building in High Park to address deficiencies in time for the 2022-2023 winter season.

This report seeks City Council authority to amend the existing Construction Agreement with the Friends to allow for the transfer of funds as reimbursement for the emergency electrical work completed, as part of the Parks, Forestry and Recreation's Capital Asset Management Program (CAMP)

RECOMMENDATIONS

The General Manager of Parks, Forestry and Recreation recommends that:

1. City Council authorize the General Manager, Parks, Forestry and Recreation, to amend the Construction and License Agreement between the City of Toronto and the Friends of High Park Zoo, a registered charity, to allow for the transfer of up to an additional \$31,530 from the City of Toronto to the Friends of High Park Zoo, for completed electrical work in the llama and capybara building in High Park.
2. City Council authorize the transfer of up to an additional \$31,530 to the Friends of High Park Zoo, from the Parks, Forestry and Recreation's 2023 Council Approved Capital Budget and 2024-2032 Capital Plan from the CAMP Special Facilities sub-project (account CPR126-49-03), in the Special Facilities project, for completed electrical rehabilitation of the llama and capybara building in High Park Zoo, on terms and conditions satisfactory to the General Manager, Parks, Forestry and Recreation.

FINANCIAL IMPACT

Since 2017, the City of Toronto made a total contribution of \$553,000 to the Friends for capital improvements to the llama and capybara building in High Park. This additional contribution of \$31,530 will be directed to address the increased costs of the emergency electrical rehabilitation of the llama and capybara building in High Park Zoo.

Funding of \$31,530 is available in the 2023 Council Approved Capital Budget and 2024-2032 Capital Plan for Parks, Forestry and Recreation in the CAMP Special Facilities sub-project (account CPR126-49-03), which is categorized as a State of Good Repair, with funding from debt. There are no additional operating impacts associated with this work.

The Chief Financial Officer and Treasurer has reviewed this report and agrees with the financial implications as identified in the Financial Impact section.

DECISION HISTORY

At its meeting on February 15, 2023, City Council approved PFR's 2023 Capital Budget and future year commitments through item MPB4.1 (Appendix 6a, item 98). This approval includes \$5.395 million for the Capital Asset Management Program for Special Facilities Building and Structures in 2023.

<https://secure.toronto.ca/council/agenda-item.do?item=2023.MPB4.1>

At its meeting on November 9, 2021, City Council authorized the transfer of up to \$10,546 to Friends of High Park Zoo for electrical rehabilitation work of the llama and capybara building in High Park, and to amend the Construction and Licence Agreement with the Friends accordingly.

<http://app.toronto.ca/tmmis/viewAgendaItemHistory.do?item=2021.MM37.33>

At its meeting on July 28, 2020, City Council authorized an amendment to the 2020 Capital Budget and 2021-2029 Capital Plan for Parks, Forestry and Recreation to allow for the transfer of up to \$0.343 million to the Friends of High Park Zoo for capital improvements to the llama and capybara building in High Park.

<http://app.toronto.ca/tmmis/viewAgendaItemHistory.do?item=2020.EX15.13>

At its meeting on July 4, 2017, City Council authorized an amendment to the 2017 Capital Budget to allow for the transfer of up to \$0.200 million to the Friends of High Park Zoo for capital improvements to the llama and capybara building in High Park, and to amend the January 1, 2017 Construction and Licence Agreement between the City and the Friends accordingly.

<http://app.toronto.ca/tmmis/viewAgendaItemHistory.do?item=2017.MM31.9>

COMMENTS

In 2017, City Council authorized Parks, Forestry and Recreation to execute a Construction and Licence Agreement with the Friends to deliver a new llama and capybara building. Since that time, the Friends have contributed \$224,000 and the City of Toronto has contributed \$553,000 to complete construction.

In accordance with the agreement, the Friends led and managed the project and vendors directly, with City staff overseeing the agreement and compliance with City policies. The electrical consultant hired by the Friends prepared stamped drawings for the electrical infrastructure at the level of a Farm Building. At its final inspection in summer 2022, the Electrical Standards Authority (ESA) deemed the building a Livestock Building, and not a Farm Building.

This difference in designation necessitated upgrades to completed electrical work that were not initially identified in ESA inspections. The Friends engaged with the ESA to ensure the lowest possible cost for these upgrades, and were ultimately charged \$31,530 (including Harmonized Sales Tax) to complete the revised scope of work before onset of winter.

The Friends, an all-volunteer organization, receive their funding from community donations and have requested \$31,530 in funding from the City to assist in offsetting these additional costs in order to maintain City assets at High Park Zoo.

CONTACT

Christina Iacovino, Director, Client and Business Services, Parks, Forestry and Recreation, Tel: 416-392-8578 Email: christina.iacovino@toronto.ca

SIGNATURE

Janie Romoff
General Manager, Parks, Forestry and Recreation