

REPORT FOR ACTION

High Voltage Feeders A34T and A35T Central Replacement at Exhibition Place

Date: March 31, 2026

To: The Board of Governors of Exhibition Place

From: Don Boyle, Chief Executive Officer

Wards: Ward 10 - Spadina - Fort York

SUMMARY

This report recommends approving a contract with Black & McDonald Limited of Scarborough, Ontario, for the replacement of high voltage feeders (cables) A34T and A35T. The tender for this contract was issued on February 9, 2026, through Exhibition Place Purchasing and Materials Stores via the 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.

This project is time-sensitive in meeting stakeholders and operational requirements. The existing underground electrical infrastructure is over seventy (70) years old and requires replacement. This project is part of a program that started four years ago to address unanticipated power outages and failures caused by obsolete underground electrical infrastructure.

The Chair of the Board in consultation with the CEO of Exhibition Place approved this contract award on March 4, 2026, pursuant to the authority under the Board Financial By-law 2-18, Article X and seek concurrence of the Board.

RECOMMENDATIONS

The Chief Executive Officer recommends that:

1. The Board concur with the action taken by the Chair and the Chief Executive Officer on March 4, 2026 in approving the award of Contract No. 89647-26 (RFT No. EP102-2026) to Black & McDonald Limited of Scarborough, Ontario for the replacement of high voltage feeders (cables) A34T and A35T central in the amount of \$898,782.83 which includes a cash allowance of \$50,000.00 but excludes HST; this being the lowest compliant tender submission received following the public tendering of the project.

FINANCIAL IMPACT

The financing for this project is included within the approved Exhibition Place 2026 Capital Works State of Good Repair Program.

DECISION HISTORY

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

At its meeting of October 31, 2025, the Board approved the 2026 Capital Works Program budget. On February 10, 2026, City Council has also approved Exhibition Place's 2026 Capital Budget without amendments.

<https://secure.toronto.ca/council/agenda-item.do?item=2025.EP19.3>

COMMENTS

Background

Exhibition Place is a 192-acre multi-use entertainment campus. Exhibition Place owns the electrical power distribution system for the grounds. The main power distribution system constitutes 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 metres of duct banks, and over 12,500 metres of high voltage cable. In addition, hundreds of kilometres of underground cables are servicing various 120/208V and 600V equipment.

Most underground cables throughout Exhibition Place are over 70 years old and beyond acceptable functional lifespan. These cables are the source of primary electrical 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 is increasing. The electrical power supply is lost to the buildings and services when these faults occur. As a result, Exhibition Place may be unable to provide a consistent, reliable service to stakeholders, tenants, and the public.

This phase of the project involves replacing PILC (shielded) cable sections for high voltage feeders A34T and A35T with XLPE (upgraded shielding) type, significantly improving the reliability of power supply to all buildings connected to these feeders. The XLPE cable has already been procured for this phase. This phase is extremely time-sensitive due to the upcoming FIFA World Cup. We have been in ongoing communication with both the City FIFA Secretariat and Toronto Hydro; they have provided approval and have confirmed that completing this work prior to the World Cup is important to minimize the risk associated with the aging infrastructure.

Tender Process

The tender for this contract was issued on February 9, 2026, through the Exhibition Place Purchasing and Materials Stores via Bonfire Online Procurement System and closed on February 26, 2026. Five (5) bidders attended the mandatory site tour meeting, and two (2) submissions were received, one of which was compliant with the tender requirements. The compliant bidders' price submission, excluding HST, is 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	\$898,782.83	\$898,782.83
Tristar Utilities Inc.	** Non-Compliant	

**Non-Compliant - did not meet tender submission and/or qualification requirements

The lowest compliant bidder, Black & McDonald Limited meets or exceeds 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 Black & McDonald Limited. The consultant has also reviewed the bid submission and has also recommended to proceed with an award to Black & McDonald Limited.

Black & McDonald Limited has over 6500 employees and has been providing electrical and infrastructure contracting services for over 100 years. They have completed several similar large-scale and time-sensitive high voltage cable replacement projects in the past five years for clients such as Toronto Hydro and Hydro One. They have also successfully completed similar projects at Exhibition Place as recently as 2025; replacement of high voltage cables A34T and A35T at the West end of Exhibition Place Grounds which included rerouting of the feeders to bypass the Better Living Centre crawlspace.

The recommended construction price of \$898,782.83 will be funded from the approved 2026 State of Good Repair Capital Budget.

Due to the urgent nature of the work, the CEO of Exhibition Place requested the Chair of the Board to approve this tender report under the authority provided for in Financial By-law 2-18.

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.

CONTACT

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SIGNATURE

Don Boyle
Chief Executive Officer