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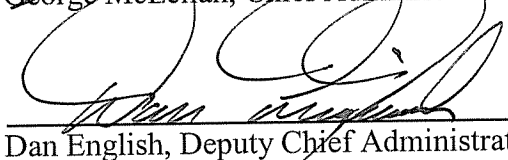
Halifax Regional Council
February 22, 2005

TO: Mayor Kelly and Members of Halifax Regional Council

SUBMITTED BY:



George McLellan, Chief Administrative Officer



Dan English, Deputy Chief Administrative Officer

DATE: January 28, 2005

SUBJECT: **Award of RFP 04-167**
Mainland Common Recreation Centre - Architectural Services

ORIGIN

Approved 2004/2005 Capital Budget

RECOMMENDATION

It is recommended that Regional Council approve the award of RFP 04-167, Mainland Common Recreation Centre-Architectural Services to Davison Seamone Rickard Adams Architects Inc., for a total award of \$476,032 including net HST. Funding is available from Capital Accounts CBC00712 - Mainland Commons Aquatic & Community Centre and CB100091 - Mainland Commons Recreation Facility, as per the Budget Implications section of this report.

BACKGROUND

It is the mandate of Recreation, Tourism and Culture to provide recreational and community space for the residents of HRM. Over the past 30 years, the Northcliffe Community Centre has met these community needs, however, due to its age and the rapid growth in the area it is no longer able to meet the demands being placed upon it.

Through several studies which surveyed the catchment area and provided input from the community as to recommendations for the type of facility required, it was determined that the current funding would only meet the minimum needs of the community and future phases would be required.

Pending 2005/06 budget approval, the following is the identified sources of funds for Phase One:

• HRM Contribution	\$3,878,000.00
• Canada Nova Scotia Infrastructure Program	\$2,512,000.00*
• Community Fundraising	<u>\$1,610,000.00**</u>
Total Funding	\$8,000,000.00*

* Pending confirmation of CNSIP funding availability and approval of funding reallocation.

** Given the nature of fund raising, there is no guarantee this amount will be raised and if not, the scope of the project may have to change, or alternatively, other funding opportunities would be explored.

The request for proposals for consulting services (team of architects, aquatic design specialists and engineers) for the first phase of the Mainland Common Recreation Centre includes the design, preparation of contract documents and site services. Further, the design will incorporate maximum flexibility for future expansions.

Phase One will include the following amenities:

- 25 meter x 4 lane lap area with leisure, tots, whirlpool and teaching areas
- Public change and locker rooms
- Meeting rooms
- Lobby area
- Administration area
- Mechanical and service space
- Visitor and staff parking

DISCUSSION

A terms of reference setting the scope of work was prepared and a Request for Proposals for architectural services for the Mainland Common Recreation Centre was issued and closed on January 12, 2005. The detail scope of work provides for the preparation of design and contract documents for:

- Site remediation
- Perspective Drawings
- Energy Conservation Analysis

- Project Estimates
- Tender and Construction Services
- As Built Documents

Proposals were received from the following firms:

Davison Seamone Rickard Adams Architects Inc.
John K. Dobbs & Associates Inc.
John Dacoit Architects Limited
Brian Mackay-Lyons Architect Ltd.
Neill and Gunter (Nova Scotia) Limited
Sperry & Partners Ltd.
WHW Architects

An evaluation team consisting of representatives from Real Property and Asset Management, the Mainland Common Recreation Centre Board and the Facility Programming consultant. The proponents were evaluated based on the following criteria:

- Proponent's Team
- Approach
- Submission Quality
- Fee Proposal.

The final scoring for each firm is as follows:

Company	Scoring (max. 100)
Davison Seamone Rickard Adams Architects*	86.9
WHW Architects	80.5
Sperry & Partners Ltd	78.4
John K. Dobbs & Associates Inc.	68.8
Brian Mackay-Lyons Architects Ltd.	58.8
Neill & Gunter	55
John Doucet Associates	51.1

Appendix "A" provides the detailed breakdown of the total scoring and fees.

* The evaluation team is recommending Davison Seamone Rickard Adams Architects, the highest scoring firm, as the successful proponent.

BUDGET IMPLICATIONS

Based on the highest scoring proposal price of \$476,031.91, including net HST, funding is available from Capital Accounts CBC00712 - Mainland Commons Aquatic & Community Centre - \$106,706.05 and CB100091 - Mainland Commons Recreation Facility - \$369,325.86. The budget availability has been confirmed by Financial Services.

Budget Summary:

Capital Account No. CBC00712 - Mainland Commons Aquatic & Community Centre

Cumulative Unspent Budget	\$106,706.05
Less Tender 04-167	\$106,706.05
	\$ 0.00

Capital Account No. CB100091 - Mainland Commons Recreation Facility

Cumulative Unspent Budget	\$482,629.85
Less Tender 04-167	\$369,325.86
	\$113,303.99

FINANCIAL MANAGEMENT POLICIES / BUSINESS PLAN

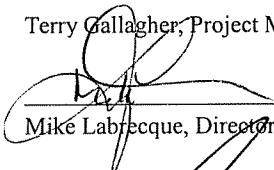
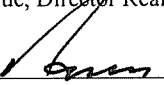
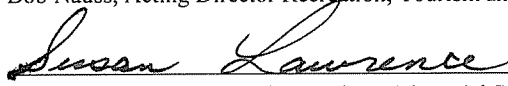

This report complies with the Municipality's Multi-Year Financial Strategy, the approved Operating, Capital and Reserve budgets, policies and procedures regarding withdrawals from the utilization of Capital and Operating reserves, as well as any relevant legislation.

ALTERNATIVES

Council could choose not to award this contract. This is not the recommended approach as the existing recreational facility, Northcliffe pool, has reached the end of its useful life.

ATTACHMENTS

Appendix "A" - Summary of Evaluation Criteria

Additional copies of this report, and information on its status, can be obtained by contacting the Office of the Municipal Clerk at 490-4210, or Fax 490-4208.	
Report Prepared by:	Terry Gallagher, Project Manager, Buildings Capital Project, RPAM (490-1455)
Report Approved by:	 Mike Labrecque, Director Real Property & Asset Management (490-4851)
Report Approved by:	 Bob Nauss, Acting Director Recreation, Tourism and Culture (490-4910)
Financial Review:	 Susan Lawrence, Financial Consultant, Financial Services (490-6832)
Procurement Process Review:	 Anne Feist, Procurement, Financial Services (490-4200)

APPENDIX "A"

HALIFAX REGIONAL MUNICIPALITY

MAINLAND COMMON RECREATION CENTRE - ARCHITECTURAL SERVICES

PROPOSAL EVALUATION RFP # 04-167

PROPOSAL: Mainland Common Recreation Centre - Architectural Services										
CRITERIA	MAX. SCORE	SUBMISSION SCORE							TOTAL	RANKING
		Davison Seamone Rickard Adams	John K. Dobbs & Associates	John Doucet Associates	Brian Mackay-Lyons	Neill & Gunter	Sperry & Partners	WHW Architects		
PROPOSER'S TEAM * Team composition * firm and key personnel experience * organization & personnel	50	43	36.2	31.8	30.4	30.8	37.8	43.6		
APPROACH * Scope of services * management of project * work plan	25	20.2	17.2	13.2	15.6	15.4	17.2	20.2		
SUBMISSION QUALITY	5	4.2	4.2	3	3.8	3	3.4	4.6		
FEE PROPOSAL * proposal submission form * upset fee and additional work fee * terms and conditions	20	19.5	11.2	3.1	9	5.8	20	12.1		
	Cost	\$460,250.00	\$647,400.00	\$830,000.00	\$698,000.00	\$768,540.00	\$449,800.00	\$627,400.00		
TOTAL		86.9	68.8	51.1	58.8	55	78.4	80.5		
RANKING		1	4	7	5	6	3	2		