



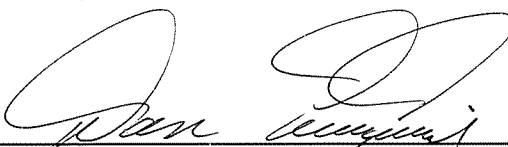
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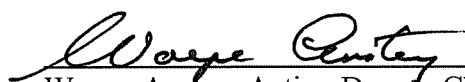
Halifax Regional Council
February 21, 2006

TO: Mayor Kelly and Members of Halifax Regional Council

SUBMITTED BY:



Dan English, Chief Administrative Officer



Wayne Anstey, Acting Deputy Chief Administrative Officer

DATE: February 7, 2006

SUBJECT: **Award of RFP No. 05-157**
Architectural Services - District 2 Recreation Centre
and Zone 4 Fire Station (Fall River)

ORIGIN

Approved 2005/2006 Capital Budget Account No. CB200454, District 2 Recreation Centre

RECOMMENDATION

IT IS RECOMMENDED THAT HRM award RFP No. 05-157 Architectural Services - District 2 Recreation Centre and Zone 4 Fire Station to Sperry & Partners Limited for architectural services for the design and construction phases for a total tender award of \$ 479,910.56 including net HST.

Funding is available from Capital Account No. CB200454, District 2 Recreation Centre, as outlined in the Budget Implications section of this report.

BACKGROUND

The new combined District 2 Recreation Centre/Zone 4 Fire Station will be located on the “Jefferson Property” at 1359 Fall River Road. The facility will provide traditional fire and rescue services, serve as a local emergency reception centre and provide recreation spaces for programming. When completed, this facility will improve fire services, enhance the community recreational opportunities, encourage health and wellness, and provide a much needed space for community social activities.

The fire station replacement program is a multi-year station rationalization and upgrade program. The program will include the construction of new fire stations to provide fire protection at currently under serviced areas. The construction of the Fall River fire station will replace the Station #44, 843 Fall river Road and Station #45 Lake Thomas Drive.

The Fire Station is estimated to have approximately 10,000 square feet of dedicated space. The Recreation Centre will be approximately 20,000 square feet and will replace a much smaller existing recreation facility that is currently located on Highway #2. As well, there is an additional area of approximately 4800 square feet of shared space between the Recreation Centre and Fire Station. Through consultation with HRM Recreation, Tourism & Culture, as well as, HRM Fire & Emergency Services, the scope of this 35,000 square foot facility will include:

- | <u>FIRE STATION</u> | <u>RECREATION CENTRE</u> |
|---|---|
| <ul style="list-style-type: none">• A four bay apparatus storage area• Classroom/Training Room• Dormitory• Offices | <ul style="list-style-type: none">• Gymnasium• Multipurpose room• Program room• Arts & Crafts room• RCMP Office |
- SHARED SPACE
- Fitness / Weight room
 - Board room
 - Locker rooms
 - Generator Room

The project budget for this combined facility is \$6.33 million with the Fire Station portion being \$2.1 and the Recreation portion being \$4.23 million. A report to Council authorizing the required capital budget increase and the issuance of the construction tender will not proceed until full funding is in place.

This will be one of HRM’s first projects to pursue a ‘LEED Silver’ rating. LEED stands for Leadership in Energy and Environmental Design. This design and construction process will result in this building demonstrating principles of sustainable design, construction and energy efficiency that Council has supported on numerous occasions. The associated consulting fees are included in the figures below.

DISCUSSION

An RFP for Architectural Services was issued on December 3, 2005 and closed on January 9, 2006. There were two consultant submissions, summarized as follows:

Company	Score (max 100)
1. Sperry & Partners Architects*	89.35
2. SP Dumaresq Architect Ltd.	85.0

* Recommended award.

An evaluation committee which comprised of staff members from RPAM Capital Projects, Fire & Emergency Services, and Procurement and a representative of the Fall River Recreation Advisory Committee assessed the submissions. Based on an evaluation that weighted the quality of the proposal and composition of the consulting team in categories of Team, Approach, Submission Quality and Fee, the evaluation team unanimously felt that from Sperry & Partners clearly differentiated their team as the best proponent for this project. Most importantly, the evaluation team believed that Sperry & Partners had the team with the capacity to successfully deliver the project to HRM.

A detailed evaluation is attached to this report.

BUDGET IMPLICATIONS

Budget Summary Capital Account No. CB200454 - District 2 Recreation Centre

Cumulative Unspent Budget	\$ 951,813.49
Less: RFP No. 05-157	<u>\$ 479,910.56</u>
Uncommitted Budget	\$ 471,902.93

** The remaining funds will be used for the construction phase of this project in addition to the funds from our provincial and federal funding partners.

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 can choose to not award this project. This would result in the project not being able to move forward to design phase. This is not the recommended alternative.

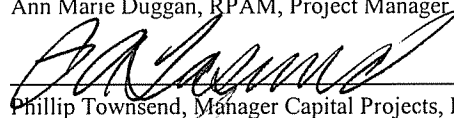
ATTACHMENTS

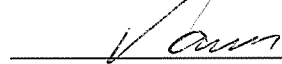
Proposal Evaluation RFP # 05 - 157

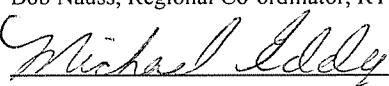
A copy of this report can be obtained online at <http://www.halifax.ca/council/agendasc/cagenda.html> then choose the appropriate meeting date, or by contacting the Office of the Municipal Clerk at 490-4210, or Fax 490-4208.

Report Prepared by: Ann Marie Duggan, RPAM, Project Manager (490-4180)

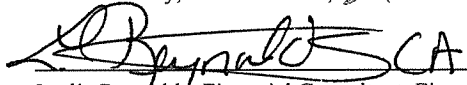
Business Unit Reviewed:


Phillip Townsend, Manager Capital Projects, RPAM (490-7166)



Bob Nauss, Regional Co-ordinator, RTC (490-4910)


Michael Eddy, Chief Director, Fire (490-4238)

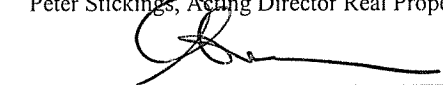
Financial Review:


Leslie Reynolds, Financial Consultant, Finance Services (490-6902)

Report Approved by:


Peter Slickings, Acting Director Real Property and Asset Management

Procurement Review by :


Catherine Sanderson, Senior Manager, Financial Services (490-1562)

HALIFAX REGIONAL MUNICIPALITY

Architectural Services -District 2 Recreation Centre and Zone 4 Fire Station

PROPOSAL EVALUATION RFP # 05-157

PROPOSAL: Architectural Services -District 2 Recreation Centre and Zone 4 Fire Station			
CRITERIA	MAX. SCORE	SUBMISSION SCORE	
		SPDA	Sperry & Partners
1. PROPONENT'S TEAM - composition, experience, - organization and personnel - references	50	38.0	47.6
2. APPROACH/MGT/ WORK PLAN - scope of services - management of project - work plan/schedule	25	22.5	20.5
3. SUBMISSION QUALITY	5	4.5	4.0
4. FEE PROPOSAL	20	20	17.25
	Cost (excl. HST)	\$408,000	\$464,000
TOTAL	100	85	89.35
RANKING		2	1