



ADMINISTRATIVE REPORT

Report Date: February 19, 2014
Contact: Danica Djurkovic
/John Ross
Contact No.: 604.873.7710
RTS No.: 10448
VanRIMS No.: 08-2000-20
Meeting Date: March 11, 2014

TO: Vancouver City Council

FROM: General Manager of Real Estate and Facilities Management, General Manager of Financial Services, General Manager of Parks and Recreation and Chief Purchasing Official

SUBJECT: Contract Amendment (to add a second phase) to the Bloedel Conservatory Roof Panel Replacement Construction

RECOMMENDATION

- A. THAT Council authorize City staff to amend the existing contract with Spectrum Skyworks (2008) Partnership to add a second phase to the Bloedel Conservatory Roof Panel Replacement Construction Project in the amount of \$1,342,750, for a total contract award of \$2,382,477 (plus applicable taxes), to the satisfaction of the City's General Manager of Real Estate and Facilities Management, General Manager of Parks and Recreation, Chief Purchasing Official, General Manager of Financial Services and Director of Legal Services.
- B. THAT the Director of Legal Services be authorized to execute on behalf of the City the contract amendment contemplated by Recommendation A.
- C. THAT no legal rights or obligations will be created by Council's adoption of Recommendations A and B above unless and until such legal documents are executed and delivered by the Director of Legal Services.

REPORT SUMMARY

Phase 1 Bloedel roof replacement project was approved in the 2012 -2014 Capital Plan and 2014 Capital Budget (Council Report RTS. No.9454 - Bloedel Conservatory Roof Panel Replacement - WBS CPM-00025) and was awarded under contract pursuant to

the city's Invitation to Tender No. PS20130871. The scope of work under Phase 1 is to replace approximately one third of the dome's panels.

The work associated with Phase 2 of this project includes:

- Replacing the balance of the dome's panels.
- Utilizing Phase 1 provisions including scaffolding already in place for a savings of approximately \$400,000 in demobilization and remobilization costs.

Phase 1 and Phase 2 will result in a total project cost of \$2.725 Million.

COUNCIL AUTHORITY/PREVIOUS DECISIONS

The City's Procurement Policy requires that contracts with values over \$2 million must be approved by Council following review and recommendations by the Bid Committee. The Bid Committee has considered and approved Spectrum Skyworks (2008) Partnership as the successful proponent.

REPORT

Background/Context

The current roof is more than 40 years old (constructed in 1969) and is past its expected lifespan. The acrylic panels that make up the iconic domed roof of the conservatory need to be replaced to ensure this attraction remains safe and comfortable for visitors.

Protective netting inside and special scaffolding outside of the conservatory will be in place for the duration of the project. Phase 1 of the project includes replacement of the panels in the centre of the dome and the section of roof over the entrance to the building, and will be completed in spring 2014

Phase 2 is expected to be completed by fall 2014. The conservatory will remain open to visitors during construction.

Strategic Analysis

The Invitation to Tender (ITT) for this work has been called in accordance with the City's Procurement Policy. The following is the tenderer and the net bid amount required for the panel replacement - Phase 2:

Company	City	Phase 1 Bid Amount (excluding GST)	Phase 2 Bid Amount (excluding GST)	Total Contract Award
Spectrum Skyworks (2008) Partnership	Port Coquitlam	\$1,039,727	\$1,342,750	\$2,382,477

Spectrum Skyworks (2008) Partnership is qualified to perform the work required for this project. Spectrum is the vendor that has performed regular maintenance on the panels and was the original installer of the dome in 1969.

Financial

A total budget of \$1,225,000 was approved for Phase 1 of the Bloedel Conservatory Roof Replacement, which covered about one-third of the roof. The project budget included a Federal Infrastructure Funding contribution of \$225,000 contingent on completion of Phase 1 by March 31, 2014.

Phase 2 covers the remaining portion of the roof and additional funding of \$1,500,000 is provided by re-allocation from city wide unallocated capital (\$1,400,000), which will be included in the 2013 Q4 Capital report and from a private donation (\$100,000).

Environmental

Replacing old acrylic panels with new enhanced frames and panels will improve comfort and energy performance. Old acrylic panels will be recycled by the vendor.

Safety

By completing all of the roof replacement continuously, the safety risk associated with scaffolding installation and removal is minimized.

CONCLUSION

In summary, Spectrum Skyworks (2008) Partnership is deemed qualified and compliant to perform the work, by Supply Chain Management and Real Estate and Facilities Management, and is recommended for the contract award by the General Manager, Real Estate and Facilities Management, General Manager of Parks and Recreation and the Chief Purchasing Official.

* * * * *