

Date: January 25, 2010



**TO:** Board Members – Vancouver Park Board  
**FROM:** General Manager – Parks and Recreation  
**SUBJECT:** Riley Park Community Centre, Ice Rink and Curling Club Renewal: Construction Contract Award

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## RECOMMENDATION

- A.** *THAT, subject to Recommendations B, C and D, the Board enter into a fixed construction contract with Haebler Construction Projects Inc in the amount of \$9,315,595 , plus applicable GST and HST, for Riley Park Community Centre, Ice Rink and Curling Club Renewal as detailed in this report;*
- B.** *THAT the contract be on the terms and conditions outlined in this report and on such other terms and conditions as are approved by the General Manager of the Park Board in consultation with the Director of Legal Services;*
- C.** *THAT, upon approval of the contract by the General Manager of the Park Board in consultation with the Director of Legal Services, the General Manager of the Park Board be authorized to execute the contract on behalf of the Board;*
- D.** *THAT no legal rights shall arise hereby, and none shall arise until execution of the contemplated contract, and the Board reserves the right to rescind this resolution at any time up to the execution and delivery of the contemplated contract by the General Manager of the Park Board.*

## POLICY

Construction contracts over \$300,000 are awarded by the Board.

## BACKGROUND

The Olympic/Paralympic Curling Venue in Hillcrest Park was designed and built to be converted after the 2010 Winter Games to accommodate the following major uses:

- Riley Park Community Centre;
- Riley Park Ice Rink;

- Vancouver Curling Club; and
- Riley Park Library

In 2006, it was estimated that the post-Olympic conversion cost was \$12.35 million. In 2008, the estimate was increased to \$14.0 million. This estimate excludes library furnishings and collection, which will be funded separately by the Vancouver Public Library.

On June 11, 2009, Council approved the Park Board Capital Budget for 2009 that included a \$1.0 million allocation to this project for planning/design but not construction, noting that “staff will report back to the Park Board and Council with a detailed budget and funding request for subsequent phases of the projects”.

On October 05, 2009, Park Board approved request that Council allocates \$13.0 million, in addition to already approved \$1.0 million, as a full amount approved by Capital Plan 2009-2011.

On a subsequent Council meeting on December 15, 2009, approval was granted for \$11.35 million to be allocated. This brings the total budget for Riley Legacy renewal to \$12.35 million, an amount that was originally estimated in 2006.

## **DISCUSSION**

### **Construction**

After a competitive process in November 2009, Haebler Construction Projects Inc was awarded a contract to provide pre-construction management services and obtain competitive trade bids on behalf of the Park Board.

Trade tender has been closed on January 19, 2010 which allowed us to define a final construction contract price of \$9,315,595 , plus applicable GST and HST, under a stipulated sum contract CCDC 2.

This amount, together with allowance for contingency, consulting services, furniture / equipment and permitting, is available within the allocated funds of \$12.35 million. There is no significant reductions in the original scope of work.

### **Planning/design**

The Development Permit issued in 2007 for the construction of the Curling Venue also included its post-Olympic conversion. Architectural plans for the conversion have been finalized and an application for a Building Permit is under consideration by the City of Vancouver at this time.

### **Schedule**

The anticipated schedule is as follows:

- Issuance of Building Permit: March 2009
- Start of construction: April 2010
- Completion of construction: Spring 2011

- Furnishings and set-up: Summer 2011
- Public opening: September 2011

**Risk**

Risk is minimal at this point. We were able to secure the funds and obtain tender pricing at the favourable time of construction market.

**SUMMARY**

Staff recommend that the Board enter into a fixed construction contract with Haebler Construction Projects Inc in the amount of \$9,315,595 , plus applicable GST and HST, for Riley Park Community Centre, Ice Rink and Curling Club Renewal

Funds are available for this amount.

Prepared by:

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