

TORONTO TRANSIT COMMISSION REPORT NO.

MEETING DATE: FEBRUARY 2, 2011

SUBJECT: FOLLOW UP - PROCUREMENT AUTHORIZATION
LOW FLOOR LIGHT RAIL VEHICLE
MAINTENANCE AND STORAGE FACILITIES
FLEET REPLACEMENT – ASHBRIDGES BAY SITE
SOIL REMOVAL AND CAPPING
CONTRACT WM60-1

ACTION ITEM

RECOMMENDATION

It is recommended that the Commission:

- i. Approve the attached report entitled “Procurement Authorization Low Floor Light Rail Vehicle Maintenance and Storage Facilities Fleet Replacement – Ashbridges Bay Site Soil Removal and Capping Contract WM60-1” which was deferred from the December 15, 2010 meeting;
- ii. Note that staff have met with the local Councillors and their staff to provide answers to their questions related to the Ashbridges Bay Maintenance and Storage Facility (MSF);

FUNDING

Funding for the project is included under Project 3.9 LRT Replacement Maintenance & Storage Facility, as outlined on pages 765-768 in the TTC 2011-2015 Capital Program which was approved by the Commission on January 12, 2011. This updated project budget represents a cost escalation increase of \$89.7 million to the estimated final costs of the project (from the 2010-2014 approved program) including the impact of soil conditions which were identified on the property. Council approval of this 2011-2015 capital budget is anticipated in early 2011 and pending that approval, City staff supports proceeding noting that there are sufficient funds in the interim for this expenditure in the current approved budget (cashflow) and level of project commitments.

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BACKGROUND

At its meeting on December 15, 2010 the Commission considered Report No. 4b recommending the award of Contract WM60-1, Low Floor Light Rail Vehicle Maintenance and Storage Facilities Fleet Replacement – Ashbridges Bay Site Soil Removal and Capping to EllisDon Corporation and GFL Waste and Recycling Solutions Corp., in the amount of \$51,357,735.36 (attached).

After receiving deputations and discussing the report, the Commission approved a motion to defer the report to the next Commission meeting, to allow TTC staff time to respond to the issues raised by Councillor Fletcher in Correspondence Item C-9, as well as the local community.

DISCUSSION

Prior to the December 15, 2010 Commission Meeting, staff met with Councillor McMahon on November 25, December 13 and 14, 2010 and with Councillor Fletcher on numerous occasions including December 13, 2010. Since the December 15, 2010 Commission Meeting, staff have held several meetings with the Councillors and their staff to present information and respond to issues and questions related to the proposed Ashbridges Bay MSF. Specifically, staff met with Councillor Fletcher on December 20, 2010 and January 20, 2011 and with Councillor McMahon and her staff on January 26, 2011. Tours of Russell Carhouse and Yard, Roncesvalles Carhouse and Yard and Exhibition Loop were held on January 14, 2011 and a tour of the Hillcrest complex on January 24, 2011. Staff have also reviewed and provided answers to questions submitted by the Councillors' offices by letter and e-mail. The information presented to Councillors and staff reiterated the extensive study and analysis done for the Ashbridges Bay MSF project and updated this information where applicable. Information regarding alternative sites and routings was updated. Additional information regarding existing TTC facilities, specifically the uses at Hillcrest yard was completed and provided.

Throughout the three-year history of the project there has been extensive public consultation. Appendix A provides a listing of the dates and purpose of public meetings and consultations; reports and/or presentations to the Commission, Committees, and City Council; and meetings with individual Councillors. After review of the analysis conducted for the master plan for maintenance and storage facilities, the site selection study, the environmental assessment, and responding to the questions that have been raised since these studies, staff still recommend the Ashbridges Bay Streetcar MSF.

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The award of Contract WM60-1 is being recommended to avoid further delays to the construction of the Ashbridges Bay MSF. Staff have succeeded in securing an extension of the validity for the low tender from February 1, 2011 to February 11, 2011. The migratory Birds Convention Act (1994) may restrict full clearing of vegetation and the progression of work at the site during nesting season (April 14 to August 1). If work on this contract is delayed any further, there is risk that clearing of the site may not be completed prior to April 14, 2011 resulting in a further delay to August 2011. The facility was originally intended to be ready by the end of 2012, to receive the delivery of new streetcars, starting in early 2013. Property issues have delayed the completion to the end of 2013.

JUSTIFICATION

The tender submitted by EllisDon Corporation and GFL Waste and Recycling Solutions Corp. for Contract WM60-1 is the lowest priced acceptable tender. Timely award of Contract WM60-1 is necessary to mitigate any further delay in the construction of the new MSF.

January 27, 2011

55-7

Attachments: Appendix 'A'

Commission Report dated December 15, 2010

APPENDIX A

Ashbridges Bay Maintenance and Storage Facility Public Meetings and Consultations

TTC Staff have participated in the meetings with Local Councillors, members of the local community, interest groups and Commission and Council meetings as outlined below.

Date	Type of Consultation	Purpose	Attendees
May 21/08	TTC Commission Meeting	Commission approved Facility Master Plan	Commissioners, public
March 12/09	Meeting	Project Overview & review of sites	Councillors Pantalone and Bussin
April 16/09	Meeting	Site Options (follow up to March 12, undertake review of additional sites)	Councillors Pantalone, Bussin and Fletcher
May 14/09	Meeting	Site Options Presentation (follow up to April 16 meeting, review of 2 smaller sites)	Councillors Pantalone, Bussin and Fletcher
June 16/09 ¹	Public Meeting	Site Selection	Public
June 17/09 ¹	Public Meeting	Site Selection	Public
June 18/09 ¹	Public Meeting	Site Selection	Public
June 25/09	Toronto Film Board Executive Meeting	Site Selection	Toronto Film Board Executive + Councillor Fletcher
September 17/09	Port Lands Action Committee Meeting	Presentation of Site Options	Port Lands Action Committee (Councillor Fletcher EA in attendance for presentation)
September 17/09	Ashbridges Bay Neighbourhood Liaison Committee Meeting	Presentation of Site Options	Ashbridges Bay Neighbourhood Liaison Committee
September 22/09	Toronto Film Board Executive Meeting	Site Options Update	Toronto Film Board Executive
November 27/09	Meeting	Site Selection	Councillors Bussin, Mihevc
December 16/09	Commission Meeting	Approval of Site Selection	TTC Commission (Committee of the Whole, and Public components)
February 2/10	Councillor Briefing	Review of Public Information Centre Presentation Material	Councillors Bussin, Mihevc, (Councillor Fletcher part time)
February 18/10	Public Meeting – Preliminary Planning	Transit Project Assessment Study	Public + Councillors Bussin and Fletcher
February 25/10	Public Meeting – Ashbridges Bay Neighbourhood Liaison Committee	Presentation of Preliminary Planning information	Ashbridges Bay Neighbourhood Liaison Committee
March 3/10	Meeting	Site and Route Options	Councillor Fletcher
April 6/10	City Staff Meeting	Site Options and Route Options	Councillors Bussin, Fletcher, City and TTC staff
April 8/10	Public Meeting – Preliminary Planning	Transit Project Assessment Study - Route Options	Public + Councillors Bussin and Fletcher
April 27/10	Leslie Street Walking Tour	Residential Unit count	Councillor Fletcher and members of the public

¹ Public Information Centres - Distribution of over 21,000 notices for public meetings (addressed and unaddressed); Over 1000 individuals participated in public meetings since June 2009

APPENDIX A

Ashbridges Bay Maintenance and Storage Facility Public Meetings and Consultations

Date	Type of Consultation	Purpose	Attendees
May 18/10	Public Works and Infrastructure Committee Meeting	Approval of Use of site for TTC purpose	Public Works and Infrastructure Committee members, City staff and Public
May 19/10	Public Meeting – Preliminary Planning	Landscape Design Competition	Public + Councillors Bussin and Fletcher
May 27/10	Meeting	Route Options	Councillor Fletcher and guests
May 28/10	Site Meeting	Address concerns with project	Councillor Bussin
June 2/10	Commission Meeting	Approval of Transit Project Assessment (includes site and route) and Unilever site report	TTC Commission members + Councillor Fletcher + Public
June 8/9, 2010	Council Meeting	Approval of Transit Project Assessment (includes site and route), Receipt of Unilever site report and approval of recommendations from Public Works and Infrastructure Committee meeting	Council members approved 33 for and 5 against
July 14/10	Meeting with Marigold Condo Corporation	Leslie Street connection Track Potential Effects and Mitigation Strategy	Residents/owners of Marigold Condos + Councillor Fletcher EA
July 15/10	Leslie St. residents and businesses	Leslie Street connection Track Potential Effects and Mitigation Strategy	Residents/business owners along Leslie Street + Councillors Bussin and Fletcher
July 28/10	Public Information Centre	Transit Project Assessment Study – presentation of recommended design of site and route	Public + Councillor Bussin and Councillor Fletcher EA
August 8/10	Public Event (Open House) – landscape design competition	Presentation of Landscape Design Competition Proposals	Public
August 10/10	Public Event – landscape design competition	Presentation of Landscape Design Competition Proposals	Public + Councillors Bussin and Fletcher
August 11/10	South Riverdale Environmental Liaison Committee Meeting	Soil Removal	Members of the South Riverdale Environmental Liaison Committee
September 28/10	City of Toronto Design Review Meeting	Panel Members offer positive comments on Facility and Landscape design and process	Design Review Panel members + Public
September 30/10	Notice of Completion for TPA Process	Environmental Project report available for Public Review and comment	N/A
October 13/10	Meeting with Cycling and Pedestrian Stakeholders	Discussion of Cycling and Pedestrian opportunities for Leslie Street	SoDa bikes representative, Bike Sauce representative, local residents, and City Staff

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Ashbridges Bay Maintenance and Storage Facility Public Meetings and Consultations

Date	Type of Consultation	Purpose	Attendees
November 16/10	Meeting with Friends of the Spit	Discuss elements of the Landscape Design around the perimeter of the site	Representatives of Friends of the Spit, TRCA, Landscape Designers + City staff
November 20/10	Walking tour of Leslie Street	Discuss potential opportunities to enhance cycling and pedestrian safety along Leslie Street	SoDa bikes representative, Bike Sauce representative, local residents, City Staff, + Councillor Fletcher and Councillor Elect McMahan and EA's
November 25/10	Briefing for Councillor McMahan	Provide Project overview	Councillor McMahan and EA
December 6/10	Minister of the Environment Notice to Proceed – <i>Transit Project Assessment Process</i>	TTC addressed questions raised by the Public during review period to the satisfaction of MOE	N/A
December 11/10	Tour of Harvey Shop	Requested by Community and Councillor Bussin to view operations at Harvey Shop	Community members + Councillors Fletcher and McMahan and EA's
December 13/10	Briefing for Councillors, Fletcher, McMahan and Chair Stintz	Provide Project update and address questions raised by Councillors	Chair Stintz, Councillors McMahan, Fletcher and Parker and TTC CGM
December 14/10	Meeting with Councillor McMahan	Address issues raised at December 13, 2010 meeting	Councillor McMahan and EA
December 15/10	Commission Meeting	Approval of Soil Removal contract	TTC Commissioners + Councillors Fletcher and McMahan + Public
December 20/10	Meeting	Discuss outstanding issues	Councillor Fletcher
January 14/10	Tour of Carhouses (Roncesvalles, and Russell) and Exhibition Loop for Councillor's staff and advisor	Councillor McMahan's office requested tours of facilities	Councillor McMahan's EA + guest (invitation was also extended to Councillor Fletcher)
January 20/11	Tentative – Briefing Councillor Fletcher	Address questions raised by Councillor Fletcher	
January 24/11	Tentative - Tour of Hillcrest with Councillor's staff and advisor	Councillor McMahan's office requested tours of Hillcrest	
January 26/11	Tentative – Briefing Councillor McMahan, Councillor Fletcher and Chair Stintz	Address questions raised by Councillors McMahan	

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SOIL REMOVAL AND CAPPING
CONTRACT WM60-1

ACTION ITEM

RECOMMENDATION

It is recommended that the Commission authorize the award of Contract WM60-1, Low Floor Light Rail Vehicle Maintenance and Storage Facilities Fleet Replacement – Ashbridges Bay Site Soil Removal and Capping to EllisDon Corporation & GFL Waste and Recycling Solutions Corp., in the amount of \$51,357,735.36.

FUNDING

Funding for the project is included under Project 3.9 LRT Replacement Maintenance & Storage Facility, as outlined on pages 839-841 in the TTC 2010-2014 Capital Program which was approved by City Council on December 8, 2009. Soil conditions were identified on the property and have increased the total cost of the project, which among other cost escalation, results in a total increase of \$89.7 million to the estimated final cost of the project. The increased costs have been included in the 2011-2015 Capital Program budget submission; however there are sufficient funds in the interim for this expenditure in the current approved budget (cashflow) and level of project commitments, pending City Council approval in early 2011. Approval of the \$89.7 million increase in budget costs will be required to allow staff to proceed with full contract commitments and to achieve completion of this project.

BACKGROUND

At its meeting of May 21, 2008, the Commission approved the recommendations identified in the Streetcar Maintenance and Storage Master Plan (Master Plan) which concluded that existing facilities were not capable of providing service for the new Low Floor Light Rail Vehicle (LFLRV) fleet required to replace the existing streetcars. The

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Master Plan recommended that one Maintenance and Storage Facility (MSF) be constructed for the new LFLRV fleet with a maintenance capacity of 210 vehicles and a storage capacity of 100 vehicles and that the existing Russell and Roncesvalles Carhouses be used for storage and daily maintenance.

At its meeting of April 27, 2009, the Commission approved a contract award to Bombardier for the purchase of 204 LFLRVs to replace the existing aging fleet. A new MSF was required by the end of 2012 to meet the new vehicle arrivals. However, due to property issues, completion of the MSF has been delayed to the end of 2013.

At its meeting of December 16, 2009, the Commission approved the location of the MSF at Ashbridges Bay on Lake Shore Boulevard and Leslie Street. The Commission was advised that as part of the property cost, the project will require additional funds to the 2010-2014 Capital Budget for the removal of soil. Subsequently, the City Manager was advised of the same by way of letter on December 21, 2009.

At its meeting of June 2, 2010 the Commission approved the recommendations of the joint City/TTC Replacement Fleet Maintenance and Storage Facility Transit Project Assessment study including the construction of a non-revenue service connection from the existing streetcar network at Queen Street to the proposed Ashbridges Bay MSF via Leslie Street. The recommendations of the Transit Project Assessment were also approved by City Council at its meeting on June 8 and 9, 2010. City Council was advised verbally at its June meeting of the cost increase associated with the soil removal at this location.

At the time of writing this report, the MOE approval of Transit Project Assessment is expected by December 6, 2010, which will allow the construction to proceed.

Timely award of Contract WM60-1 is necessary to mitigate any further delay on the construction of the new MSF.

The scope of Contract WM60-1 includes removal and disposal of impacted soils; design, supply and install rammed aggregate piers to stabilize the soil; capping of site with imported granular material and grading of the site.

DISCUSSION

Requests for Pre-Qualification statements were publicly advertised on January 12, 2010 on the Commission's website with Pre-qualification Statements to be submitted by February 9, 2010. Fifty companies requested copies of the pre-qualification information package and fifteen companies subsequently submitted a pre-qualification statement package. All pre-qualification statement packages received were reviewed and evaluated by the evaluation team.

In March 2010, the Commission completed a prequalification process which resulted in prequalifying the following nine companies:

1. B. Gottardo Construction Ltd.
2. Aecon Construction and Materials Limited
3. Quantum Murray LP by its General Partner Quantum Murray GP Inc. (Quantum Murray LP)
4. Dufferin Construction Company a division of Holcim (Canada) Inc.
5. EllisDon Corporation and GFL Waste and Recycling Solutions Corp. (EllisDon & GFL)
6. Elite Construction Inc.
7. Hazco Environmental Services, a Division of CCS Corporation
8. Bot Engineering & Construction Ltd. (Bot)
9. Golder Associates Innovative Applications Inc.

Specifications and drawings were prepared for Contract WM60-1 and a Request for Tenders was issued to the pre-qualified companies on September 17, 2010. Five companies submitted a tender and are summarized in Appendix A.

EllisDon & GFL submitted the lowest priced tender and did not state any exceptions or qualifications. Their tender is considered acceptable.

Quantum Murray LP submitted the second lowest priced tender and also did not state any exceptions or qualifications and their tender is considered acceptable.

Bot submitted the third lowest priced tender and also did not state any exceptions or qualifications and their tender is considered acceptable.

The successful Tenderer will be required to execute a Performance Bond and Labour and Material Payment Bond in the amount of 50% of the contract value.

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JUSTIFICATION

The tender submitted by EllisDon Corporation & GFL Waste and Recycling Solutions Corp. is the lowest priced acceptable tender. Timely award of Contract WM60-1 is necessary to mitigate any further delay on the construction of the new MSF.

November 17, 2010

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Attachment:

Appendix A – Summary of Tenders

APPENDIX A – SUMMARY OF TENDERS

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SUMMARY OF TENDERS

<u>Company</u>	<u>Tendered Price</u>
EllisDon Corporation & GFL Waste Recycling Solutions Corp. *	\$ 51,357,735.36
Quantum Murray LP	\$ 53,755,000.00
Bot Engineering and Construction Ltd.	\$ 62,749,000.00
Dufferin Construction Company, A division of Holcim (Canada) Inc.	\$ 67,687,000.00
Elite Construction Inc.	\$ 71,600,000.00
Engineer's Estimate	\$69,500,000.00
Recommended Company *	