



**For Action**

**With Confidential Attachment**

**Making Summerhill, Rosedale and Castle Frank Stations Accessible – Contract Awards and Seeking Delegated Authority to Award Future Easier Access III Contracts**

**Date:** July 7, 2021

**To:** TTC Board

**From:** Chief Capital Officer

**Reason for Confidential Information**

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This report contains information about a trade secret or scientific, technical, commercial or financial information that belongs to the City or local board and has monetary value or potential monetary value.

**Summary**

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The purpose of this report is to obtain authorization to award Easier Access contracts for the following stations:

1. S45-11, Summerhill Station – Easier Access to J.J. McGuire General Contractors Inc. in the amount of \$13,031,357.75, inclusive of all taxes, on the basis of lowest-priced acceptable bid.
2. S45-12, Rosedale Station – Easier Access to Duron Ontario Ltd. in the amount of \$12,422,090.00, inclusive of all taxes, on the basis of lowest-priced acceptable bid.
3. D45-14, Castle Frank Station – Easier Access to EllisDon Civil Ltd. in the amount of \$12,513,247.10, inclusive of all taxes, on the basis of lowest-priced acceptable bid.

The work for all three contracts provides services for the construction and installation of elevators, and all other associated works. The construction phase of the contracts is scheduled to commence in Q3 2021.

This report also seeks TTC Board approval to delegate authority to the TTC Chief Executive Officer to award future Easier Access III (EAIII) construction contracts provided that the contract award values are within the TTC construction estimates, which are summarized in the confidential attachment.

Delegated authority will allow the TTC to advance EAIII work between Board meetings and bring forward the construction contract awards by approximately four to eight weeks.

This aligns with our Corporate Plan Critical Path 3: Move more customers more reliably and Critical Path 4: Make taking public transit more seamless.

## **Recommendations**

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It is recommended that the TTC Board:

1. Authorize the award of Contract S45-11, Summerhill Station – Easier Access to J.J. McGuire General Contractors Inc. in the amount of \$13,031,357.75, inclusive of all taxes, on the basis of lowest-priced acceptable bid.
2. Authorize the award of Contract S45-12, Rosedale Station – Easier Access to Duron Ontario Ltd. in the amount of \$12,422,090.00, inclusive of all taxes, on the basis of lowest-priced acceptable bid.
3. Authorize the award of Contract D45-14, Castle Frank Station – Easier Access to EllisDon Civil Ltd. in the amount of \$12,513,247.10, inclusive of all taxes, on the basis of lowest-priced acceptable bid.
4. Delegate authority to the TTC Chief Executive Officer to award future Easier Access III construction contracts provided the contract award values are within the TTC Construction Estimate.
5. Authorize that the information in the confidential attachment remain confidential until such time as the Easier Access III construction contracts are awarded.

## **Financial Summary**

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Funding for these expenditures is included in the TTC's 2021-2030 approved Capital Budget and Plan under Program 3.9 Building and Structures – Easier Access III project, Legislative category, which was approved by Council on February 18, 2021.

The total EAIII project cost is approximately \$1.081 billion, including life-to-date costs, of which approximately \$492 million has been committed to date. Approximately \$693 million in approved funding is included in the 2021-2030 Capital Budget and Plan. The approved funding is required to complete the remaining 19 stations in the EAIII project.

The Interim Chief Financial Officer has reviewed this report and agrees with the financial impact information.

## **Equity/Accessibility Matters**

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A cornerstone of the TTC's Corporate Plan 2018-2022 is accessibility, and as a proud leader in providing accessible public transit in the city of Toronto, we are committed to ensuring reliable, safe and inclusive transit services for all our customers. The TTC started work to make subway stations accessible in 1990 and has a target to complete

all subway stations by 2025 in accordance with the TTC's 2019-2023 TTC Multi-Year Accessibility Plan in its objective to fulfill the provincially legislated requirements in the Accessibility for Ontarians with Disabilities Act, 2005 (AODA). To date, 53 stations are accessible and there are 19 remaining stations to be made accessible by 2025.

As part of the contracts for Summerhill, Rosedale and Castle Frank stations, an accessible path will be provided from street level to the platforms by forward motion elevators, along with the associated equipment and finishes. Consistent with all other EAIII stations, the Easier Access designs for each station were presented for review to the ACAT Design Review Subcommittee and their comments were addressed and incorporated in the final designs where feasible.

## **Decision History**

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In order to meet the 2025 legislated completion date, the EAIII Program schedule has been accelerated where possible. For further project background and history, refer to the Easier Access III Project Status Report, which was approved by the Board at its July 14, 2020 meeting:

[http://www.ttc.ca/About the TTC/Commission reports and information/Commission meetings/2020/July14/Reports/7\\_Easier\\_Access\\_Phase\\_III\\_Project\\_Status\\_Report.pdf](http://www.ttc.ca/About%20the%20TTC/Commission%20reports%20and%20information/Commission%20meetings/2020/July14/Reports/7_Easier_Access_Phase_III_Project_Status_Report.pdf)

The TTC's accessibility improvement activities originally outlined in the 2019-2023 TTC Multi-Year Accessibility Plan was approved by the Board at its May 8, 2019 meeting. Refer to attached update to the Accessibility Plan, which was considered by the TTC Board at its May 12, 2021 meeting:

[http://www.ttc.ca/About the TTC/Commission reports and information/Commission meetings/2021/May 12/Reports/6\\_2021\\_Accessibility\\_Plan\\_Status\\_Update.pdf](http://www.ttc.ca/About%20the%20TTC/Commission%20reports%20and%20information/Commission%20meetings/2021/May%2012/Reports/6_2021_Accessibility_Plan_Status_Update.pdf)

## **Issue Background**

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The TTC started work to make subway stations accessible in 1990 and has a target to complete all subway stations by 2025. To date, 53 stations are accessible and there are 19 remaining stations to be made accessible by 2025.

The current program schedule is meeting the commitment to make all subway stations accessible by 2025. There are five stations currently in construction: Yorkdale, Sherbourne, Lansdowne, College and Donlands stations. In addition to commencing construction on Summerhill, Rosedale and Castle Frank stations, Christie, Glencairn, Greenwood, Spadina, Lawrence and Museum stations are scheduled to proceed to bid stage later this year and subsequently proceed to construction. King, High Park, Old Mill, Warden and Islington stations are scheduled to proceed to bid stage in 2022 and subsequently proceed to construction. The Scarborough Rapid Transit (SRT or Line 3) stations are not part of the program as the SRT line will be replaced by the Scarborough Subway Extension.

The Easier Access designs for all three contracts described below were presented for review to the ACAT Design Review Subcommittee and their comments were addressed and incorporated in the final designs where feasible.

Contract S45-11, Summerhill Station – Easier Access provides for the work related to the supply and installation of two forward motion elevators for a barrier-free path from street level to the subway platforms. It includes construction of a new addition to the station building at street level and relocation of the existing station entrance to the new addition. Other features include: modifications to the existing spaces to add new service rooms and lobby for the elevators, new signage, sliding doors, Wheel-Trans curb cut at street level, landscaping work and other associated work.

Contract S45-12, Rosedale Station – Easier Access provides for the work related to the supply and installation of two forward motion elevators for a barrier-free path from the street level on Crescent Road to the subway platforms. It includes construction of new east and west elevator vestibules along north overpass, new service rooms required for the elevators, new signage, Wheel-Trans curb cut in bus terminal, landscaping work and other associated work.

Contract D45-14, Castle Frank Station – Easier Access provides for the work related to the supply and installation of two forward motion elevators for a barrier-free path from street level to the subway platforms. It includes construction of a new addition to the station building at street level to add an elevator lobby and new service rooms required for the elevators, new signage, sliding doors, Wheel-Trans curb cut at street level, landscaping work and other associated work.

The construction phase of all three Contracts is scheduled to commence in Q3 2021. Milestones are set to carry out the work in stages to minimize disruption to TTC customers, residents, pedestrian and vehicular traffic in the area.

## **Comments**

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The recommendation for award is based on the lowest compliant Total Bid Price as listed in the following:

### **1. Contract S45-11 Summerhill Station – Easier Access:**

The Request for Bid (RFB) was posted on MERX as of April 7, 2021. Eight companies submitted a bid by the closing date of May 19, 2021, as summarized in Appendix A.

J.J. McGuire General Contractors Inc. submitted the lowest-priced acceptable bid, is COR certified with IHSA, and did not state any exceptions or qualifications.

J.J. McGuire General Contractors Inc. has satisfactorily completed work of a similar size and nature for the TTC in the past and reference checks were completed, which further support they have satisfactorily performed work of a similar size and nature. Their bid is considered commercially acceptable.

Duron Ontario Ltd. submitted the second lowest-priced bid and did not state any exceptions or qualifications.

Martinway Contracting Ltd. submitted the third lowest-priced bid and also did not state any exceptions or qualifications.

The Agreement to Bond submitted by J.J. McGuire General Contractors Inc. covers both a Labour and Material Payment Bond and a Performance Bond and was submitted by Intact Insurance Company, which has been verified as a Surety Company licensed to transact business under the Insurance Act of Ontario. As such, they are considered financially capable of performing the work.

## **2. Contract S45-12 Rosedale Station – Easier Access:**

The Request for Bid (RFB) was posted on MERX as of April 5, 2021. Nine companies submitted a bid by the closing date of May 18, 2021, as summarized in Appendix B.

Duron Ontario Ltd. submitted the lowest-priced acceptable bid, is COR certified with IHSA, and did not state any exceptions or qualifications. Duron Ontario Ltd. has satisfactorily completed work of a similar size and nature for the TTC in the past and reference checks were completed, which further support that they have satisfactorily performed work of a similar size and nature. Their bid is considered commercially acceptable.

EllisDon Civil Ltd. submitted the second lowest-priced bid and did not state any exceptions or qualifications.

Martinway Contracting Ltd. submitted the third lowest-priced bid and also did not state any exceptions or qualifications.

The Agreement to Bond submitted by Duron Ontario Ltd. covers both a Labour and Material Payment Bond and a Performance Bond and was submitted by Travelers Insurance Company of Canada, which has been verified as a Surety Company licensed to transact business under the Insurance Act of Ontario. As such, they are considered financially capable of performing the work.

## **3. Contract D45-14 Castle Frank Station – Easier Access:**

The Request for Bid (RFB) was posted on MERX as of April 8, 2021. Five companies submitted a bid by the closing date of May 20, 2021, as summarized in Appendix C.

EllisDon Civil Ltd. submitted the lowest-priced acceptable bid, is COR certified with IHSA, and did not state any exceptions or qualifications. EllisDon Civil Ltd. has satisfactorily completed work of a similar size and nature for the TTC in the past and

reference checks were completed, which further support that they have satisfactorily performed work of a similar size and nature. Their bid is considered commercially acceptable.

Corebuild Construction submitted the second lowest-priced bid and did not state any exceptions or qualifications.

Duron Ontario Ltd. submitted the third lowest-priced bid and also did not state any exceptions or qualifications.

The Agreement to Bond submitted by EllisDon Civil Ltd. covers both a Labour and Material Payment Bond and a Performance Bond and was submitted by Chubb Insurance Company of Canada, which has been verified as a Surety Company licensed to transact business under the Insurance Act of Ontario. As such, they are considered financially capable of performing the work.

The RFB stated that the Bidders must be Certificate of Recognition (COR) certified with Infrastructure Health and Safety Association (IHSA), at the time of the bid closing and for the duration of the term of contract as indicated in the bid documents. The successful Bidders will be required to execute a Performance Bond and Labour and Material Payment Bond, each in the amount of 50% of the contract value.

### **Delegation of Authority for Future Easier Access III Contract Awards**

Given the legislative deadline of 2025, the Board's delegation of authority to the TTC CEO to award contracts will expedite the commencement of construction at the remaining Easier Access III (EAIII) stations. This process is proposed to be utilized provided the contract award values are within the value of the TTC's latest internal construction estimate for each station, to be confirmed by the Chief Capital Officer and the Chief Financial Officer. A summary of the contracts that will be awarded by delegated approval will be provided to the Board on a semi-annual basis as part of an Easier Access III Status Update Report.

The award of the Redevelopment contracts at Warden and Islington stations, which involve a larger scale of work, including the construction of new bus terminals will not be part of this process and will require Board approval of the construction contract awards. Museum Station will also not be part of this process as it is a larger combined contract that also includes a secondary entrance/exit.

The award of the Warden Station EAIII contract, which includes construction of two elevators in 2022 in advance of the Redevelopment Contract will follow this proposed delegated contract approval process.

## Contact

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## Signature

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Gary Downie  
Chief Capital Officer

## Attachments

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Attachment 1 – Confidential Attachment  
Appendix A – Summary of Bids, Contract S45-11 Summerhill Station-Easier Access  
Appendix B – Summary of Bids, Contract S45-12 Rosedale Station-Easier Access  
Appendix C – Summary of Bids, Contract D45-14 Castle Frank Station-Easier Access

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## APPENDIX A

### Contract S45-11 Summerhill Station – Easier Access

#### Summary of Bids:

| Bid No.  | Bidder  | Total Bid price        |
|----------|---|------------------------|
| <b>1</b> | <b>J.J. McGuire General Contractors Inc.*</b> | <b>\$13,031,357.75</b> |
| 2        | Duron Ontario Ltd.                            | \$13,616,500.00        |
| 3        | Martinway Contracting Ltd.                    | \$13,707,126.00        |
| 4        | Corebuild Construction                        | \$13,995,518.00        |
| 5        | EllisDon Civil Ltd.                           | \$14,164,550.00        |
| 6        | Maystar General Contractors Inc.              | \$14,715,990.00        |
| 7        | Buttcon Limited                               | \$15,277,600.00        |
| 8        | Matheson Constructors                         | \$17,119,500.00        |

\* Recommended Company



## APPENDIX B

### Contract S45-12 Rosedale Station – Easier Access

#### Summary of Bids:

| Bid No.  | Bidder                                | Total Bid price        |
|----------|---------------------------------------|------------------------|
| <b>1</b> | <b>Duron Ontario Ltd.*</b>            | <b>\$12,422,090.00</b> |
| 2        | EllisDon Civil Ltd.                   | \$ 12,888,152.85       |
| 3        | Martinway Contracting Ltd.            | \$ 13,365,100.00       |
| 4        | Kenaiden Contracting Ltd.             | \$14,509,200.00        |
| 5        | Buttcon Limited                       | \$ 14,862,890.00       |
| 6        | Corebuild Construction                | \$15,542,636.00        |
| 7        | Maystar General Contractors Inc.      | \$15,989,500.00        |
| 8        | J.J. McGuire General Contractors Inc. | \$16,972,600.00        |
| 9        | Alpeza General Contracting Inc.       | \$18,890,040.50        |

\* Recommended Company

## APPENDIX C

### Contract D45-14 Castle Frank Station – Easier Access

#### Summary of Bids:

| Bid No.  | Bidder                           | Total Bid price        |
|----------|----------------------------------|------------------------|
| <b>1</b> | <b>EllisDon Civil Ltd. *</b>     | <b>\$12,513,247.10</b> |
| 2        | Corebuild Construction           | \$14,195,851.00        |
| 3        | Duron Ontario Ltd.               | \$14,762,546.00        |
| 4        | Maystar General Contractors Inc. | \$14,978,150.00        |
| 5        | Martinway Contracting Ltd.       | \$15,966,109.00        |

\* Recommended Company