

April 3, 1997

**SUBJECT: MOUNT PLEASANT COMMUNITY CENTRE RENOVATIONS -
AWARD OF TENDER**

RECOMMENDATION:

- A. **THAT the Board award the contract for the renovations to Mount Pleasant Community Centre to Tri Power Construction Ltd. in the amount of \$107,377.**
- B. **THAT no legal rights shall arise hereby, and none shall arise until execution of the contemplated contract. The Board may rescind this resolution at any time up to the execution of the contemplated contract.**

BACKGROUND

The Board allocated \$70,000 in the 1995 capital budget to alter the existing sauna/change room area so as to create new meeting space, and to improve the layout of and access to the former caretaker's suite.

DISCUSSION

Staff have worked with the Mt. Pleasant Community Association to develop renovation plans. The Association has pledged an additional \$39,400 to date to supplement Board funding.

On March 26, 1997 the Board received the following bids and separate prices (the separate prices are for deletions):

	Base Bid	Sep. Price A	Sep. Price B	Sep. Price C
Tri Power Construction Ltd.	\$107,377	\$10,410	\$11,796	\$5,777
Lessard Project Management Ltd.	121,000	17,079	20,960	11,650
Heatherbrae Construction Co. Ltd.	123,000	19,115	17,810	14,384
Kindred Construction Ltd.	128,831	18,100	23,431	21,503

In addition to the \$109,400 available, a contribution of \$5,600 is being made from the operating budget for maintenance-related work, for total funding of

\$115,000.

If the lowest base bid were accepted at \$107,377, the total project budget would break down as follows:

Construction	\$107,377
Staff Time	15,000
Consulting Fees	4,635
Admin. Overhead	5,185
Construction Contingency	8,000
Total	\$140,197

The Association would like to fund the shortfall from the 1997-99 Capital Plan, which includes \$99,000 for Mount Pleasant. Of this amount \$25,000 would be allocated in 1997 and the remaining \$74,000 in 1998. As stated in the attached letter, the Association indicates it will use its best efforts to raise the replacement funding.

JUSTIFICATION

The lowest tender was submitted by Tri Power Construction Ltd., who have previously done satisfactory work for the Park Board.

**FOR A COPY OF THE ATTACHMENT CONTACT
SANDY STECHLINSKI AT 257-8480**

Prepared by:
Planning & Development Division
Board of Parks and Recreation
City of Vancouver
RR:ss
Attachment.