



October 29, 2015

TO: Park Board Chair and Commissioners
FROM: General Manager - Vancouver Board of Parks and Recreation
SUBJECT: Hillcrest-Riley Park Improvements Construction Contract

RECOMMENDATION

THAT the Vancouver Park Board enter into a fixed price contract with Wilco Civil Inc. in the amount of \$2,106,833 plus GST, to be funded by the 2015-2018 Capital Plan and contributions from funding partners, for the Hillcrest-Riley Park Improvements project;

FURTHER THAT the contract be on the terms and conditions outlined in this report, and on such other terms and conditions as are approved by Council, with Vancouver Park Board, Park Board General Manager, City Manager, and Director, Legal Services concurrence;

AND FURTHER THAT upon approval of the contract by Council, with Vancouver Park Board, Park Board General Manager, City Manager and Director, Legal Services concurrence, the General Manager of the Park Board be authorized to execute the contract on behalf of the Board;

AND FURTHER THAT no legal rights or obligations will be created by the Park Board's adoption of the above recommendations unless and until such contract is executed by the General Manager of the Vancouver Board of Parks and Recreation.

POLICY

City of Vancouver Corporate Procurement Policy AF-015-01 outlines that contracts with values of \$2,000,000 or greater require approval by City Council, with Vancouver Park Board, Park Board General Manager, City Manager and Director, Legal Services concurrence.

BACKGROUND

The combined area of Hillcrest and Riley Parks totals 10.23 hectares (25.6 acres) and is located in the centre of the City immediately to the east of Queen Elizabeth Park. The construction of the new Hillcrest Centre for the 2010 Olympic and Paralympic Games resulted in the subsequent demolition of the Vancouver Curling Club (VCC) at Hillcrest Park, and the Percy Norman Pool and Riley Community Centre/Ice Rink at Riley Park in 2012. These changes provided the impetus to develop a master plan to address the restoration of the demolition sites, as well as to guide future development in these two important parks in alignment with the current Park Board strategic objectives. There was widespread support for the final Hillcrest and Riley Park Master Plan, which was approved by the Park Board on May 26, 2014.

The concept for the Master Plan is a park that meets the needs of the community, as well the strategic initiatives of the Park Board, which include: being a leader in greening; parks and recreation for all; engaging people; and excellence in resource management. The Master Plan for Hillcrest and Riley Parks, with indications of the construction areas considered in this contract, is attached as Appendix A for reference.

In April 2015, the City issued a Request for Qualifications (RFQ PS20150509) for Pre-Qualifications for Renovations at Hillcrest and Riley Parks, and received seven (7) submissions in response. City staff on the RFQ evaluation committee considered all the submissions received and scored the vendors based primarily on their previous experience on a pre-determined list of required skills. Three (3) of the seven (7) vendors were selected to move on to the Invitation to Tender (ITT) stage of the project.

In September 2015, the City subsequently issued an Invitation to Tender (ITT PS20150172) for Renovations at Hillcrest and Riley Parks to the three (3) prequalified vendors, and received three (3) submissions in response. City staff on the ITT evaluation committee considered the submissions received and, on the basis of the lowest qualified bid amount of \$2,106,833, recommended that Wilco Civil Inc. be awarded the contract for this construction project.

The City's Bid Committee considered and supported the procurement approach for this project prior to issuing the RFQ and will review this contract award. Contract awards that exceed \$2,000,000 in value require City Council approval and Council will consider this contract award subsequent to Park Board and Bid Committee approval.

Wilco Civil Inc. has constructed a number of successful public park projects in Vancouver during the last decade, including the Trillium Park site (synthetic turf fields and passive park areas), the AAA Horse and Carriage terminal in Stanley Park, the baseball diamonds at Hastings Community Park, and synthetic turf fields at Memorial South Park.

DISCUSSION

This construction project constitutes implementation of the key aspects of the approved Master Plan, and prioritizes the greening of the building demolition sites. The scope of this project includes the construction of:

- a synthetic turf youth soccer field at Hillcrest utilizing a synthetic turf surface recycled from Hastings Park's Empire Fields;
- a Challenger Baseball Field, with a synthetic turf infield designed to provide an accessible facility for children with physical and cognitive disabilities, funded in partnership with Variety the Children's Charity, the Vancouver Canadians and the Jays Care Foundation;
- an asphalt drive aisle at the overflow parking area south of Nat Bailey Stadium designed to improve internal vehicular circulation through the site; and
- renovations to the north half of Riley Park including a large grass lawn, walking trails, tree planting and habitat areas, a plaza area with site utilities to accommodate a future park structure for permitted events such as farmers markets, a parking area (50 spaces) with sustainable storm water management, a community garden, and a naturalistic playground for young children (age 2-5).

Input was solicited from key stakeholders, who were also provided with regular project updates throughout the planning leading to the Master Plan, and the following detailed design and construction document preparation phase. These stakeholders include:

- Hillcrest User Groups (HUGS)
- HUB: Your Cycling Connection
- Riley Park South Cambie Visions
- Seed to Sky Garden Club
- Vancouver Canadians
- Vancouver Farmers Market
- Vancouver Field Sport Federation
- Vancouver Racquets Club
- Village Vancouver
- Westside Seniors Soccer

SUMMARY

Funding for improvements at Hillcrest-Riley Park are identified in the 2015-2018 Capital Plan and 2015 Budget, and communicated through project community engagement initiatives (stakeholder meetings, three (3) public open houses in 2012-2013, and the Park Board website). Information signs about the construction work and timelines are posted in the parks and the project web-page is current.

Staff recommend that subject to Bid Committee and City Council approval, the Vancouver Park Board enter in to a CCDC 14-2013 fixed price construction contract for the Hillcrest-Riley Park Improvements Project with Wilco Civil Inc.

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HILLCREST RILEY PARK MASTER PLAN

