



Council Report

Report Number: PUR2022-029
Meeting Date: August 23, 2022
Title: 2022-67-CQ Construction of an Accessible Entrance
at the Fenelon Falls Museum
Author and Title: Ashley Wykes, Buyer
Co-Author and Title: Angela Yurick, Facility Project Delivery Coordinator

Recommendation(s):

That Report PUR2022-029, **2022-67-CQ Construction of an Accessible Entrance at the Fenelon Falls Museum**, be received.

Department Head: _____

Financial/Legal/HR/Other: _____

Chief Administrative Officer: _____

Background:

The Fenelon Falls Museum (Maryboro Lodge) is a staple in the Fenelon Falls Community. The facility closes in the winter, and is open to the public throughout the course of the summer months. The objective of the project is to improve accessibility and to address shortcomings with the main entrance; including space and structural issues.

The existing entrance to the facility has multiple floor levels, creating a restriction to members of the public and staff that require accessible access to the facility. Staff identified that the entrance has structural issues, because of an improper foundation. This has caused the entrance to pull away from the main building, creating gaps in the building envelope, opening the building to weather and rodents. The structural issues are progressive and getting worse with time.

Request for quotation 2022-67-CQ Construction of an Accessible Entrance at the Fenelon Falls Museum was issued in accordance with the Purchasing Policy. The submissions were opened on June 30, 2022 by Ashley Wykes with the following results:

Company Name	Submitted Price
MVW Construction & Engineering Inc.	\$169,822
Direk Construction Inc.	\$636,300

Submissions were evaluated for compliancy to the quotation document and MVW Construction & Engineering Inc. was found to be the lowest compliant bidder. References were checked and found to be favourable.

Rationale:

With the support of the Museum Board of Directors, it is proposed to proceed with the project and request additional funds to address the increase in project costs. The increase is caused by general price volatility in construction and further impacted by the pandemic and its effect on the supply chain.

The need for the structural repairs is high, as the current issues allow rodents and weather into the facility which poses Health and Safety concerns for occupants and compromises the interior and exterior finishes while at the same time deteriorating the longevity of the facility.

Therefore, staff recommend awarding the project to MVW Construction & Engineering for the total amount of \$169,822, not including HST.

Council's authority has been delegated to the Chief Administrative Officer (CAO), in accordance with by-law 2022-013. Section 4.5 of the Purchasing Policy, further clarifies that the delegation of Council's purchasing authority transfer to the CAO in the case of Restricted Acts (Lame Duck), therefore this report is being provided to Council for information purposes only.

Other Alternatives Considered:

No other alternative is being recommended as a competitive process was issued and the lowest compliant bidder is being recommended.

Alignment to Strategic Priorities

The Fenelon Falls Museum is a historical landmark in the City of Kawartha Lakes. It draws in tourism to help with the economy and helps boost community involvement with the many volunteers that work at the museum. Re-constructing the entrance way allows the building to remain in a state of good repair for visitors to enjoy. Therefore, this project aligns with the strategic priorities of "An Exceptional Quality of Life, A Vibrant and Growing Economy and Good Government".

Financial/Operation Impacts:

Capital funds for 2022-67-CQ Construction of an Accessible Entrance at the Fenelon Falls Museum were approved through the 2020 capital budget. The additional funding required for this project will come from the uncommitted portion of the Capital Contingency Reserve.

Project Number	Project Budget	Other Committed Funds *see below	Project Balance	Purchase Amount (excl. HST)	Contingency 10%	HST Payable	Total Amount	Project Balance
953200601	\$200,000	\$85,475	\$114,525	\$169,822	\$16,982	\$3,288	\$190,092	(\$75,567)

Other committed funds include already expensed or committed staff labour and architectural drawings and specifications. It also includes additional funding for entrance security and staff labour that are required for this project but have yet to be expensed.

Any surplus or deficit will be dealt with by the Treasury Department according to the Capital Close policy.

Consultations:

Supervisor, Capital Projects Delivery
Treasurer
Junior Accountant
Supervisor, Procurement

Department Head email: cshanks@kawarthalakes.ca

Department Head: Craig Shanks

Department File: 2022-67-CQ