

NO: 130

COUNCIL DATE: June 28, 2021

REGULAR COUNCIL

TO: **Mayor & Council**

DATE: **June 24, 2021**

FROM: **General Manager, Planning & Development
General Manager, Parks, Recreation & Culture**

FILE: **0760-20
(City Centre Sports
Complex – Phase 1)**

SUBJECT: **City Centre Sports Complex Phase 1 - Award of Architectural Design and
Construction Administration Services**

RECOMMENDATION

The Planning & Development Department and the Parks, Recreation & Culture Department recommend that Council:

1. Award Contract No. 1220-030-2021-030 to Shape Architecture Inc. (“Shape”) in the amount of \$2,534,830.20 (including GST) for the City Centre Sports Complex Phase 1;
2. Set the expenditure authorization limit for Contract No. 1220-030-2021-030 at \$2,800,000.00 (including GST and contingency); and
3. Authorize the General Manager, Planning & Development, or his delegate, to execute Contract No. 1220-030-2021-030.

INTENT

The intent of this report is to obtain Council approval to award a contract to Shape to design and manage the construction of the City Centre Sports Complex Phase 1 (“the Project”). This Project is to be integrated into the existing Chuck Bailey Recreation Centre.

BACKGROUND

As part of the Surrey Invest Program and to accommodate for population growth in the Whalley area and support community’s needs, Council has approved the design and construction of City Centre Sports Complex Phase 1 as part of their Five-Year (2021-2025) Financial Plan – Capital Program via Corporate Report No. Foo2; 2020.

The new expansion will advance the development of City Centre downtown core while enhancing community services to meet the growing recreation needs in the City Centre and North Surrey area. The new facility will complement the existing facilities in the area and offer community spaces for residents of all ages to participate in sports, fitness, preschool, and after school programming in a safe, inclusive, and healthy environment.

The new expansion is proposed to be energy efficient and will be designed to meet the City's goals under the Sustainability Charter, the Wood First Policy, and accessibility initiatives. The new facility will support the City's Greenhouse Gas Emissions reduction targets.

DISCUSSION

In March 2021, a Request for Expressions of Interest and Statement of Qualifications ("RFEI-SOQ" No. 1220-050-2021-007) was publicly issued to pre-qualify consultant firms for professional services for the Project. Nineteen submissions were received. Six consultant firms were shortlisted after completion of submissions review and evaluation.

The City invited those six pre-qualified consultants to respond to a Request for Proposals ("RFP" No. 1220-030-2021-030).

In April 2021, RFP No. 1220-030-2021-030 was sent to the shortlisted consultant firms for the purpose of retaining professional services related to the design and construction administration of the Project. The RFP closed on May 7, 2021 and proposals were received from the following firms:

- Shape
- HDR
- Stantec
- DIALOG
- TKA+D + MJMA
- Francl

Evaluation

The proposals were evaluated using the following criteria:

- Proponents Resources;
- Proponents Technical Proposal; and
- Proponents Financial Proposal.

The six submissions received were carefully reviewed for accuracy and completeness by a panel of staff members, following a structured and standard evaluation process.

Upon completion of the evaluation process and considering the responses to the questionnaires and the outcome of the interviews, the evaluation team concluded that the proposal submitted by Shape offers the best value to the City. It is therefore recommended that Shape be awarded Contract No. 1220-030-2021-030.

Funding

Funding for this contract is available within the approved 2021 Parks, Recreation & Culture Services Capital budget.

Following Council's approval, City staff will work with the consultants to explore and pursue available grants and other incentives with the intention to provide additional funding support to the Project.

Timeline for the Project

Design for the Project will commence immediately upon approval from Council and execution of a contract, with public consultation as the first phase of the Project, followed by design and construction expected to commence in 2022-23. The Project is expected to be completed in 2024-25.

SUSTAINABILITY CONSIDERATIONS

The City recognizes the value of creating a sustainable facility, especially in the Whalley neighbourhood. The Project will be certified under a sustainable building standard, such as LEED or Passive House.

The Project supports the objectives of the City's Sustainability Charter 2.0. In particular, they relate to the Sustainability Charter 2.0 themes of Built Environment and Neighbourhoods and Infrastructure. Specifically, they support the following Desired Outcomes ("DO"):

- Buildings and Sites DO₁₁: Surrey is at the forefront of sustainable and restorative building design and technology.
- Buildings and Sites DO₁₃: Buildings are healthy and energy and resource efficient. Buildings and Sites DO₁₅: All new buildings, public places, and outdoor spaces are welcoming. They are safe and universally accessible.
- All Infrastructure DO₁: City facilities and infrastructure systems are well managed, adaptable, long lasting, and are effectively integrated into regional systems.
- Energy and Climate DO₁₀: Buildings in the community are energy-efficient and offset energy use with onsite energy generation.

CONCLUSION

Based on the above discussion, it is recommended that Council approve the award of a contract to Shape in the amount of \$2,534,830.20 (including GST) for design and construction administration related to the City Centre Sports Complex Phase 1 and set the expenditure authorization limit for the contract at \$2,800,000.00 (including GST and contingency).

Original signed by
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AA/ab/ss