



The Corporation of the City of Cornwall
Regular Meeting of Council
Report

Department: Financial Services
Division: Purchasing
Report Number: 2020-246-Financial Services
Prepared By: Nicole Robertson, Supervisor
Meeting Date: February 24, 2020
Subject: Request for Proposal 19-P15 Architectural and Engineering
Services for Cornwall's Arts Centre

Purpose

To obtain architectural and engineering services for the design and tendering of Cornwall's new Arts Centre.

Recommendation

That RFP 19-P15 be awarded to, GRC Architects Incorporated from Ottawa, Ontario, at the total bid price of \$404,099.30 (net cost to the Corporation - \$363,903.97) being the best Proposal meeting the specifications.

Financial Implications

This capital project was approved by Council as part of the 2019 budget. The budget to complete this phase of the project is \$290,000, which is to be funded through financing. A funding application for the overall project has been submitted to the Investing in Canada Infrastructure Program (ICIP): Community, Culture and Recreation Stream. It should be noted that costs already incurred by the municipality are not eligible for funding through the ICIP program.

Administration has contacted the Regional Advisor for the ICIP funding program and has been advised that the funding applications are still under review. The funding program guidelines specify that the province's review of applications is estimated to be complete by Winter 2020 and the federal government's review by Spring/Summer 2020. The Regional Advisor has indicated that the estimated review timelines are behind schedule, with the province review now expected to be complete in Spring 2020 and federal government's review by Summer 2020. In order to receive ICIP funding, both the provincial and federal governments need to approve the project.

Strategic Priority Implications

Although the new 2019-2022 Strategic Plan does not make specific reference to arts and culture, this project does align with Priority 4, *Economic development and pursuing diverse population growth of 50,000*, Item 3: *Focus on reducing the number of vacant commercial spaces*, and Item 4: *Continue to invest in infrastructure*.

This project was specifically referenced in the Strategic Plan 2016-2018, adopted by the previous Council, as Pillar 1, Item C, *Development of multidisciplinary facility/art centre*.

Background / Discussion

The Corporation invited Proposals from qualified Architectural and Engineering Consulting Firms to provide Engineering Services for the design and tendering of Cornwall's proposed new Arts Centre. The scope of work to be completed by the Consultant is to be awarded and completed in three distinct phases for the renovation/addition to the existing building at 159 Pitt Street for conversion into an arts and culture centre. Phase 1 generally includes preparation of design reports, detailed design services, preparation of design drawings and specifications, cost estimates, and public and stakeholder consultation. Phase 2 includes tendering services and Phase 3 includes construction administration, construction supervision, periodic site inspection, and post-construction services. Phase 2 and 3 are not part of this recommendation for approval as they are contingent upon funding and the award for either phase is not guaranteed.



The proposals were evaluated against the following Criteria:

- (1) Experience of Proponent
- (2) Experience and Qualification
- (3) Understanding of Objectives
- (4) Cost

The following Requests for Proposals were received and opened by Purchasing Services and evaluated by the Selection Committee:

GRC Architects Incorporated, Ottawa, Ontario

Phase 1 Bid Price:	\$357,610.00
HST:	\$46,489.30
Total bid Price:	\$404,099.30

Lebel & Bouliane Incorporated, Toronto, Ontario / Architecture 49 Incorporated, Cornwall, Ontario

Phase 1 Bid Price:	\$359,679.00
HST:	\$46,758.27
Total Bid Price:	\$406,437.27

The Ventin Group Limited, Brantford, Ontario

Phase 1 Bid Price:	\$327,000.00
HST:	\$42,510.00
Total Bid Price:	\$369,510.00

A Proposal was also received from RAW Design Incorporated; however, it did not meet the minimum required score to be evaluated for pricing.

Document Title:	RFP 19-P15 Architectural and Engineering Services for Cornwall's Art Centre - 2020-246-Financial Services.docx
Attachments:	
Final Approval Date:	Feb 14, 2020

This report and all of its attachments were approved and signed as outlined below:

Mark A. Boileau - Feb 14, 2020 - 10:44 AM

Tracey Bailey - Feb 14, 2020 - 11:16 AM

Maureen Adams - Feb 14, 2020 - 3:35 PM