



Report to: General Committee

Meeting Date: April 6, 2020

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**SUBJECT:** Award of Construction Tender 004-T-21 West Thornhill –  
Phase 4A Storm Sewer and Sanitary Sewer Upgrades  
**PREPARED BY:** Rob Grech, Acting Senior Manager, Infrastructure, Ext. 2357  
Flora Chan, Senior Buyer, Ext. 3189

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**RECOMMENDATION:**

- 1) That the report entitled “Award of Construction Tender 004-T-21 West Thornhill – Phase 4A Storm Sewer and Sanitary Sewer Upgrades” be received; and,
- 2) That the contract for Tender 004-T-21 West Thornhill – Phase 4A Storm Sewer and Sanitary Sewer Upgrades be awarded to the lowest priced Bidder, GFL Infrastructure Group, in the amount of \$12,477,267.18, inclusive of HST; and,
- 3) That a 10% contingency in the amount of \$1,247,726.72 inclusive of HST, be established to cover any additional construction costs and that authorization to approve expending of this contingency amount up to the specified limit be in accordance with the Expenditure Control Policy; and,
- 4) That the construction award in the amount of \$13,724,993.90 (\$12,477,268.18 + \$1,247,726.72) be funded from the following capital projects:
  - (a) 058-6150-21165-005 “West Thornhill Flood Control Implementation - Phase 4A Construction”; and,
  - (b) 053-5350-21172-005 “Royal Orchard Sanitary Sewer Upgrades (West Thornhill Phase 4A)” as outlined under the financial considerations section in this report; and,
- 5) That the remaining funds in project #21165 “West Thornhill Flood Control Implementation - Phase 4A Construction” in the amount of \$4,091,337.96 will not be required from the Stormwater Fee Reserve and the budget remaining in project #21172 “Royal Orchard Sanitary Sewer Upgrades – West Thornhill Phase 4A Construction” in the amount of \$7,186.76 will be returned to the waterworks reserve; and,
- 6) That a 5-year moratorium be placed on any major servicing and utility installation along restored areas including Royal Orchard Blvd (from Pomona Creek to Bayview), Kirk Drive, Knotty Pine Trail, Augusta Court, Doral Gate and Blue Spruce Lane; and further,
- 7) That Staff be authorized and directed to do all things necessary to give effect to this resolution.

**PURPOSE:**

The purpose of this report is to obtain Council approval to award the contract for the West Thornhill – Phase 4A Storm Sewer and Sanitary Sewer Upgrades.

**BACKGROUND:**

The stormwater flood control implementation strategy was approved by Council on November 8, 2011 for the West Thornhill area in accordance with the City's November 2010 Class EA Study. The City-wide Flood Control Program is a 30-year program with an estimated cost of \$367M - \$382M (2018 dollars). The first phase (1A, 1B & 1C) of the remediation included storm sewer capacity upgrades in the Bayview Glen neighbourhood, second phase (2A, 2B, 2C & 2D) includes the Grandview area and Phase 3 includes Clark Ave./ Henderson area. Phase 4 includes Royal Orchard / Romfield / Silver Aspen / Baythorn / Inverlochy. The implementation schedule is outlined in the table below:

Area	Proposed Implementation Schedule	Status
Phase 1A: Bayview Glen Area	2014 - 2015	Substantially completed as of Nov 2015; Maintenance completion Nov 2017
Phase 1B: Bayview Glen Area	2015 - 2016	Substantially completed as of Aug 2016; Maintenance completion Aug 2018
Phase 1C: Canadiana Road	2016	Substantially completed as of Dec 2016; Maintenance completion Dec 2018;
Phase 2A: Grandview Area	2016 - 2017	Substantially completed as of Dec 2016; Maintenance completion Dec 2018
Phase 2B: Grandview Area (Park & Proctor Ave)	2017 - 2018	Substantially completed as of Dec 2017; Maintenance completion Dec 2019
Phase 2C: Grandview Area	2018 - 2019	Substantially completed as of Nov 2019; Maintenance completion Nov 2021
Phase 2D: Grandview Area	2019 - 2020	Substantially completed as of Nov 2019; Maintenance completion Nov 2021
Phase 3A: Clark Ave./ Henderson Area	2020 - 2021	Anticipated substantial completion Sep 2021
Phase 3B: Johnson Street Area	2021	Construction Commencement May 2021
Phase 3C: Clark Ave./ Henderson Area	2022 - 2023	
<b>Phase 4A: Royal Orchard/Kirk Drive (This Award)</b>	<b>2021 – 2022</b>	<b>Construction Commencement May 2021</b>
Phase 4B: Romfeld Circuit	2023 - 2024	
Phase 4C: Royal Orchard/Silver Aspen	2024 – 2025	
Phase 4D: Baythorn/Inverlochy	2025 - 2026	

To support the program, on June 24, 2014, Council approved the structure of the stormwater fee rates in order to meet the annual revenue target for the first 5-year cycle of the Program. The new stormwater fee supports the 30-year initiative, to improve storm drainage capacity and limit flooding risks in urban areas.

On April 16, 2019 Council approved a \$50 annual fee per residential property for 2020 and further increase of \$1 per year up to 2024 and an increase of 2% per \$100,000 of current value assessment (CVA) and 2% annual increase thereafter for non-residential properties. Stormwater fees will be re-assessed in 2025.

#### **Construction Tender for Phase 4A**

Due to the scope of the project, contractors were prequalified to ensure that they had the necessary qualifications, experience and resources to complete the work in accordance with the City's requirements and within the specified timelines. Prequalification 196-P-20 was issued in accordance with the Purchasing By-law 2017-8.

#### **Pre-Qualification Information (196-P-20)**

Prequalification closed on	October 5, 2020
Number of Contractors picking up the Pre-qualification document	40
Number of Contractors responding to the Pre-qualification	31
Number of Contractors Pre-qualified	15

#### **Construction Tender Information (004-T-21)**

Bids closed on	March 8, 2021
Number picking up the Bid document	14
Number responding to the Bid	8

#### **Price Summary**

<b>Bidder</b>	<b>Bid Price (Inclusive of HST)</b>
<b>GFL Infrastructure Group.</b>	<b>\$12,477,267.18</b>

#### **OPTIONS/ DISCUSSION:**

##### Royal Orchard Sanitary Sewer Upgrades:

The existing sanitary sewer on Royal Orchard was constructed in and around the mid-1960s, and had been identified in previous city-initiated studies as operating beyond design capacity under existing conditions.

In March 2018, Tridel Group (Tridel) submitted an application to amend the existing Official Plan and Zoning By-Law to permit a residential hi-rise development on the eastern portion of the Ladies Golf Course. With the submission of their application, Tridel requested the existing sanitary sewer to be upgraded on Royal Orchard to service their proposed development.

Under the cost sharing arrangement, Tridel will provide a one-time fixed payment to the City, in the amount of \$3,684,062.64 (\$3,274,490.67 for construction + \$409,571.97 for engineering and contract administration). to coordinate, manage and execute the sanitary

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sewer upgrade together with the flood control works planned for this area (West Thornhill – Phase 4 Flood Control Implementation), The arrangement is contingent on the sanitary sewer being constructed by the end of 2021, which has been incorporated into the project schedule.

The Tender award includes the replacement of the existing sanitary sewers at a cost of \$3,267,303.86 inclusive of 10% contingency and HST impact.

#### Public Input

An on line Public Information Committee (PIC) meeting will be scheduled in April 2021, prior to construction, to provide an update to the area residents and businesses, as well as to address any potential issues or concerns that the public may have on the proposed construction.

#### Traffic Management Plan

The objective of the traffic management plan is to limit the traffic within the construction zone (only local traffic will be allowed) and divert through traffic onto adjacent roadways.

#### Communications Plan

Staff will provide regular updates to the affected stakeholders as well as early notification for any disruptions to driveway access or municipal services. The City's website will provide up-to-date information, as required, on the status of the project.

#### Construction Moratorium

In August 2020, Environmental Services staff advised all utility companies (e.g. Alectra Utilities Enbridge, Rogers and Bell Canada) that all upgrades to their infrastructure be completed prior to permanent restoration of roads in 2022.

Environmental Services staff is requesting that Council approve a 5-year moratorium on major construction work within the following roadway, which is to be enforced immediately after construction is complete. Minor and emergency repairs would be permitted. The moratorium would not affect any utility projects within the boulevard area.

- Royal Orchard Boulevard (From Bayview Ave to Pomona Creek)
- Blue Spruce Lane
- Knotty Pine Trail
- Kirk Drive
- Doral Gate
- August Court

#### Project Schedule for Phase 4A:

- April 2021 - Issue of Purchase Order
- May 2021 - Commencement of work
- December 2021 – Completion of Sanitary Sewer
- August, 2022 – Substantial completion of work
- Summer, 2023 – Final Restoration

## FINANCIAL CONSIDERATIONS

The following table summarizes the financial considerations for Phase 4A:

	<b>Storm</b>	<b>Sanitary</b>	
Budget Available for Construction component of this Project (A)	\$14,549,028.00	\$3,274,490.62	058-6150-21165-005 053-6150-21172-005
Less: Construction Cost (B)	\$ 9,506,990.95	\$3,267,303.86	} Awarded to GFL Infrastructure Group
Less: Construction Contingency (10%) (C)	\$ 950,699.09	\$ 297,027.62	
<b>Total Cost (D) = (B) + (C)</b>	<b>\$10,457,690.04</b>	<b>\$3,267,303.86</b>	
Budget Remaining (E) = (A) – (D)	\$ 4,091,337.96	\$ 7,186.76	*

\*The remaining funds in project #21165 “West Thornhill Flood Control Implementation - Phase 4A Construction” in the amount of \$4,091,337.96 will not be required from the Stormwater Fee Reserve. The remaining funds in project #21172 “Royal Orchard Sanitary Sewer Upgrades (West Thornhill Phase 4A)” in the amount of \$7,186.76 will be returned to the waterworks reserve to offset costs incurred by the City in the design of the project.

## OPERATING BUDGET AND LIFE CYCLE RESERVE IMPACT

The constructed stormwater and sanitary sewers, and associated infrastructure is estimated to last 100 years. As such, there is no incremental impact to the Life Cycle Reserve Study over the next 25 years. There is no incremental operating budget impact.

## HUMAN RESOURCES CONSIDERATIONS

None

## ALIGNMENT WITH STRATEGIC PRIORITIES:

The proposed flood remediation program is aligned with City’s goal to provide better quality services to the public and is consistent with the Building Markham’s Future Together strategic priority on the “Growth Management” and “Environment” as it considers sustainability on the built environment.

## BUSINESS UNITS CONSULTED AND AFFECTED:

The Finance department has been consulted and their comments have been incorporated.

## RECOMMENDED BY:

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Eddy Wu  
Acting, Director of Environmental  
Services

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Andy Taylor  
CAO

**ATTACHMENTS:**

Attachment A – Location Map

Attachment B – West Thornhill Flood Control Implementation Phases