



Subject: Tender Award – Demolition and Abatement Lakeview Cemetery Administration Building (Tender No. 602CM3004-T1)

Report to: Thorold City Council

Recommendations

1. That Request for Tender NO. 602CM3004-T1, respecting the Demolition and Abatement of Lakeview Cemetery Administration Building, **BE AWARDED** to Schouten Excavating Ltd. at a contract price of \$35,312.00, excluding HST; and
2. That the contingency amount of \$15,000.00 required to satisfy all other requirements from environmental approval and permitting authorities **BE APPROVED**, and,
3. That funding from the Municipal Land and Building reserve **BE APPROVED** in the amount of \$50,312.00 excluding HST
4. That the Mayor and City Clerk **BE AUTHORIZED** to execute the necessary agreements/contracts.

Key Facts

- The Lakeview Cemetery Administration Building was closed to the public due to health and safety concerns.
- The direction to proceed with this phase of work was approved by Council in report # PWCS 58-2023 on June 20th, 2023 – see attached Appendix 1.
- The demolition and abatement work aims to remove hazardous materials and any unsuitable structures from the building before construction.

Budgetary Status

Funding for this project was not approved in the 2023 Capital Budget.

- \$35,312.00 Tender 602CM3004-T1
- \$15,000.00 Contingency for environmental approvals and permits

To be funded from the Municipal Land and Building reserve.

Analysis

Phase One scope of work will be the demolition of the interior and exterior parts of the Lakeview Cemetery Administration Building and the removal of all materials off-site.

In order to complete Phase One, Staff requested a tender for the work, closing on September 15, 2023.

The submissions are summarized as follows:

Rank	Contractor	Tendered Price
1.	Schouten Excavating Ltd.	\$ 35,312.00
2.	A & O Contracting Ltd.	\$ 39,872.00
3.	Tri-Phase Group Inc.	\$ 73,302.00
4.	Serianni Construction Ltd.	\$ 78,850.00
5.	Doumax Development Ltd.	\$ 84,900.00

The submissions were reviewed for errors and omissions, and Staff can confirm that all bidders were qualified through the mandatory pre-bid site meeting.

Based on this analysis, Staff are recommending that Council award the contract for the Demolition and Abatement of the Lakeview Cemetery Administration Building to Schouten Excavating Ltd at a contract price of \$35,312.00 plus HST.

Alternatives Reviewed

Do Nothing Option – will result in the continued closure of the building.

Renovate the building – this allows for the full renovation of the Lakeview Cemetery Administration Building to provide safe working conditions for Staff and the Public.

Impact on the Environment, Climate Change

The demolition and abatement will be completed in accordance with the Environmental Abatement Council of Ontario (EACO) Mould and Abatement Guidelines.

Relationship to Strategic Plan

- Service Modernization

Other Pertinent Reports/Appendices

- **Appendix 1** - PWCS 58-2023 Report - Lakeview Cemetery Administration Building Project Update.

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Recommended by:

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Approved and Submitted by:

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Chief Administrative Officer

This report was prepared in consultation with Sean Dunsmore, Engineering Manager, Dave Baldoni, Acting Manager of Community Services and reviewed by Geoff Holman, Director of Public Works and Community Services.