



STAFF REPORT

Title: 2023 Capital Budget Amendment - Miscellaneous Projects

Meeting Date: July 11, 2023

Executive Summary:

Administration is seeking Council approval for the various projects that require funding or top-up funding to complete and/or execute various projects. Administration is recommending that Council pass a motion authorizing an amendment to 2023 Capital Budget to include the following:

- Energy Centre - Aero Room Improvements - \$45,000
- Cold Lake Adaptive Transit Service (CLATS) Bus - \$71,000
- Cold Lake North Arena Score Clock - \$20,000
- CEN5 Fencing - \$45,000
- Temporary Firehall - \$200,000
- Energy Centre Multi-Court - \$50,000
- Firehall Feasibility Study - \$14,000
- Shade Sales - \$40,000

Administration is proposing to complete these projects in the 2023 construction season by allocating funds in the amount of \$535,000 from unrestricted surplus through an amendment to the 2023 Capital Budget.

Background:

The following is a summary of the projects that Administration is recommending to provide additional funding to complete:

1. Energy Centre – Aero Room Improvements - \$45,000

As utilization of the Energy Centre evolves, additional requests and visions to best utilize the space are being developed which includes balancing the needs and wants of the City's user groups. Additional office space in Imperial Oil Place would support the requests of the Aero's as well as offer front end visibility and connection to the supporting fan base.

Planned alterations to the north side main entrance, north side of Imperial Oil Place would provide needed office space. Request for Quotes were issued in the first quarter of 2023 for alterations. Administration recommends a budget amendment for the completion of the proposed alterations and office space in the amount of \$45,000.



The Cold Lake Area's are requesting for the office space to be in place before commencing with the 2023/2024 hockey season.

2. Cold Lake Adaptive Transit Service (CLATS) Bus - \$71,000

The 2023 Capital Budget included the purchase of a second Low Floor Transit Bus in the amount of \$165,000. The City currently has one (1) Low Floor Transit Bus (purchased in 2021) and (1) bus with a traditional wheel chair lift in use for Adaptive Transit Service. It has been proposed that the City transition out of the use of the traditional wheel chair lift style buses.

A Request for Proposal (RFP) was issued with a closing date of February 22nd resulting in only (1) one proposal, in the amount of \$235,216.07.

CLATS Bus	Budget/Cost
Approved Budget	\$165,000
Proposal Received	\$235,216
Total of Cost	\$235,216
Additional Budget Required	\$71,000

The proposed budget was already inflated however the tender results proved that inflation further accelerated in the past 12 months. Further, there was only one (1) interested bidder for the project. Other manufactures are simply backlogged to the point of non-interest.

Subject to approval, we understand that the unit will not be received for at least 14 to 18 months due to demand. That would mean that the City would not receive the bus till late 2024 or early 2025.

The above is consistent information amongst many of the mid-sized City's.

An addition budget of \$71,000 is required to purchase the bus and therefore a capital budget amendment is needed to award the tender to the successful bidder.

4. Cold Lake North Arena Score Clock - \$20,000

The interior renovations at the North Arena were completed in 2022. The budget to renovate the North Arena did not include allocation for the upgrades or replacement of the Scoreboard.



Replacement parts for the clock are either difficult to attain or no longer available. The new scoreboard would be located more in the centre at the South end of the arena for better viewing. Requests for Quotes were issued in 2023. Administration recommends a budget amendment for purchase and installation of the scoreboard in the amount of \$20,000.

5. CEN5 Fencing - \$45,000

At May 16, 2023 CPC meeting, the Committee supported Administration's recommendation to secure access to the Cold Lake Airport CEN5 by implementing either option 2 or 2B in the amount of \$40,000. The request to have a secure access came from Cold Lake Flying Club's presentation to Council as a delegation at the February 28, 2023 meeting.

Administration recommends that council allocate \$45,000 (\$5,000 as contingency funding) for CEN5 Fencing Project.

6. Temporary Firehall - \$200,000

Council allocated a total of \$250,000 for the Temporary Firehall Relocation Project in the 2016 Capital Budget. The construction scope of the Temporary Fire Hall Relocation project includes;

- Dismantling & relocation of the existing temporary firehall building to a new site,
- Installation of piles & concrete slab for foundation in the new building relocation site
- Site grading work
- Insulation, electric and gas services for the relocated temporary fire hall

Based on tender results the project cost breakdown is shown in table below.

Temporary Fire Hall Relocation Project	Budget/Cost
Approved Budget	\$250,000
Engineering Cost including Geotechnical	\$40,498
Tendered Construction Cost	\$371,876
Contingency	\$37,188
Total of Cost	\$449,562
Addition Budget Required	\$200,000



Based on the tenders received the cost of the project requires additional funding of \$199,562. Therefore, an additional budget of \$200,000 is required to complete the project.

7. Energy Centre Multi-Court - \$50,000

Council allocated \$250,000 for the Energy Center Multi use Court in the 2022 Capital Budget. The construction scope of the Multi Use Court project includes;

- Earthwork and removals
- Court paving, Land Scaping and miscellaneous items
- Supply and installation of Net System and Basketball Hoop System and
- Court surface coating

Based on the bid price the project cost breakdown is shown in table below. The total project cost is an additional \$50,465 as broken down below.

Energy Center Multi Use Court Project	Budget/Cost
Approved Budget	\$250,000
Engineering Cost including Geotechnical	\$40,000
Tendered Construction Cost	\$216,787
Surface Coating	\$20,000
Contingency	\$23,678
Total of Cost	\$300,465
Addition Budget Required	\$50,000

Therefore, an additional budget of \$50,000 is required to complete the project.

8. Firehall Feasibility Study - \$14,000

The budget allocated for the Cold Lake Fire Hall Feasibility Study Project by Council during the 2021 Capital Budget allocation was \$40,000. All proposals received for the project exceeded the allocated budget. The scope was adjusted to bring the cost closer to budgeted amount by removing architectural elements from the scope. The lowest bid with modified scope still remains \$12,000 higher than budgeted. The project cost breakdown is shown in table below.

Fire Hall Feasibility Study Project	Budget/Cost
Approved Budget	\$40,000



Behr Integrated Solutions Modified Scope Cost	\$51,635
Contingency	\$2,582
Total of Cost	\$54,217
Addition Budget Required	\$14,000

An additional budget of \$14,000 is required to complete the project.

The modified scope of the project includes;

- Review of existing fire services operations/service levels and recommend improvement to support future growth requirements using volunteer and full-time staffing models.
- The first step of the study was to determine the number of firehalls needed, if more than one firehall is required, and the optimal location to build it and when to do so should be determined.

9. Shade Sales - \$40,000

Council approved \$200,000 in the 2023 Capital Budget for the purchase of two shade sail structures at Lions park and Imperial Park. Quotes received came in above budget by approximately \$40,000. In order to move forward with the project, Administration recommends an additional \$40,000 be allocated to the project.

Shade Sales at Lions Park and Imperial Park	Budget/Cost
Approved Budget	\$200,000
Tender Received	\$240,000
Total of Cost	\$240,000
Addition Budget Required	\$40,000

A summary of total fund against each project requiring additional fund is shown below

Project in need of additional funding	Current funding allocated	Additional funds needed	Total project fund
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Energy Centre - Aero Room Improvements	\$0	\$45,000	\$45,000
Cold Lake Adaptive Transit Service (CLATS) Bus	\$165,000	\$71,000	\$236,000
Cold Lake North Arena Score Clock	\$0	\$20,000	\$20,000
CEN5 Fencing	\$0	\$45,000	\$45,000
Temporary Fire Hall Relocation	\$250,000	\$200,000	\$450,000
Energy Center Multi use Court	\$250,000	\$50,000	\$300,000
Fire Hall Feasibility Study	\$40,000	\$14,000	\$54,000
Shade Sails at Lions Park and Imperial Park	\$200,000	\$40,000	\$240,000
Total	\$905,000	\$485,000	

Administration is proposing to allocate additional fund of \$485,000 from unrestricted surplus through an amendment to the 2023 Capital Budget to deliver the projects on time.

Alternatives:

Council may consider the following options:

- That Council amend the 2023 Capital Budget to allocate \$485,000 from unrestricted surplus fund to the individual projects as listed below and in the respective amounts of each project with this amendment increasing the Capital Budget from \$23,801,500 to \$24,286,500.
 - Energy Centre - Aero Room Improvements - \$45,000
 - Cold Lake Adaptive Transit Service (CLATS) Bus - \$71,000
 - Cold Lake North Arena Score Clock - \$20,000
 - CEN5 Fencing - \$45,000
 - Temporary Firehall - \$200,000
 - Energy Centre Multi-Court - \$50,000
 - Firehall Feasibility Study - \$14,000
 - Shade Sales - \$25,000
- That Council not amend the 2023 Capital Budget, and accept this report as information only.

Recommended Action:

Administration recommends that Council pass a resolution amending the 2023 Capital Budget from \$23,801,500 to \$24,286,500, a total of \$485,000, for:

- Energy Centre – Additional Office Room in IOP - \$45,000
- Cold Lake Adaptive Transit Service (CLATS) Bus - \$71,000



- Cold Lake North Arena Score Clock - \$20,000
- CEN5 Fencing - \$45,000
- Temporary Firehall - \$200,000
- Energy Centre Multi-Court - \$50,000
- Firehall Feasibility Study - \$14,000
- Shade Sales - \$25,000

to be funded from unrestricted surplus.

Budget Implications (Yes or No):

Yes

Submitted by:

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