



2.1

Rendering of the North Shore Wastewater Treatment Plant

# Award of Contract Resulting from RFQ No. 21-457 – North Shore Wastewater Treatment Plant Program

Jerry Dobrovolny, P.Eng, MBA  
Commissioner & CAO

Cheryl Nelms, P.Eng, PhD.  
General Manager, Project Delivery

Special Liquid Waste Committee Meeting - February 23, 2022  
50906022

**metrovancouver**

# OVERVIEW

- Update on project progress
- Overview of new contract approach
- Recommendation on award of contract for general contractor
- Next steps

# NSWWTP PROGRAM OVERVIEW



# STATUS: CONVEYANCE PROJECT

- First Narrows Pump Station complete
- Pipe installation progressing
  - Outfall pipe construction is at 96%
  - Forcemain construction complete from pump station to Capilano Rd
  - Tie-in to Hollyburn Interceptor complete
- Project on budget and expected to be complete in summer 2022



First Narrows Pump Station



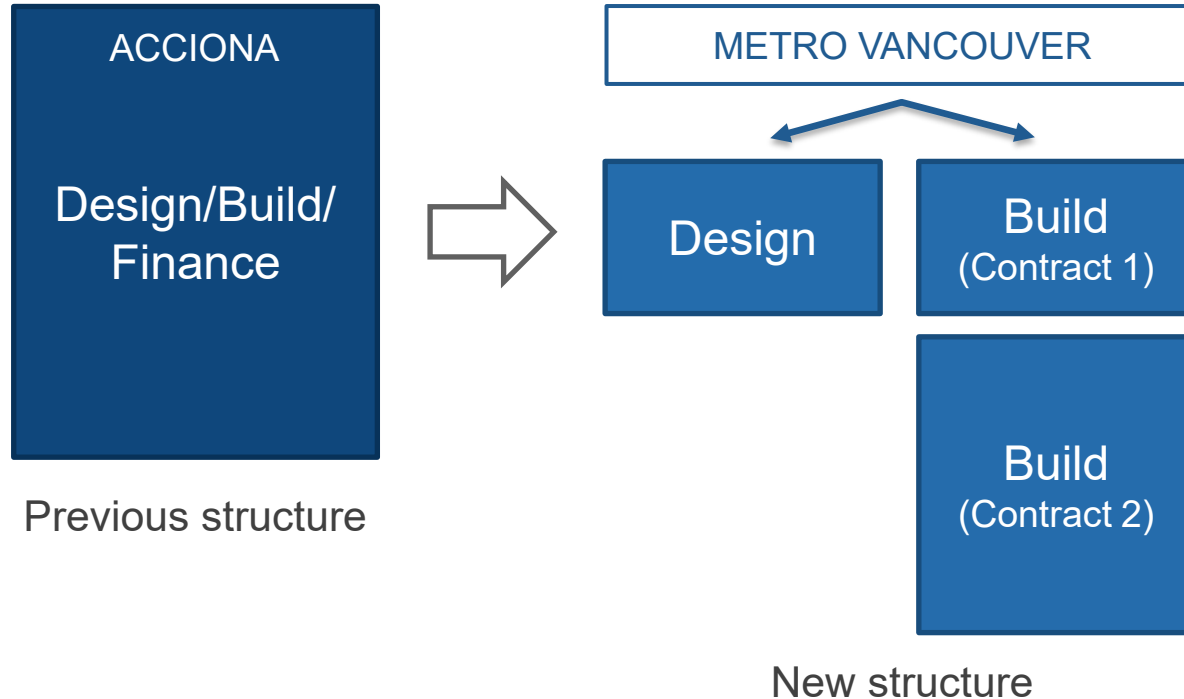
# STATUS: PLANT DESIGN AND CONSTRUCTION

- Design 80% complete
- Construction 37% complete
  - Transition process discussions ongoing
  - Equipment/ materials being demobilized across site
  - 2100mm outfall pipe tie-in work complete
  - West 1st Street reinstatement on-going
  - 44,400 out of 80,000 m3 of concrete poured to date



View of Primary Clarifiers Building, January 2022

# PLANT PROJECT: UPDATING CONTRACT MODEL



# PLANT PROJECT: NEW GENERAL CONTRACTOR

## Contract Approach

### Contract 1: Construction management services

- Time and materials (cost plus)
- Early contractor involvement
- Constructability input to design
- Highly collaborative cost estimate
- Potentially start field construction

### Contract 2: Construction delivery

- Negotiate for guaranteed maximum price (GMP)
- If unable to agree to a GMP, then in order of preference:
- Negotiate a lump sum; or
- Continue under time and materials; or
- Release contractor and go to a public tender (bid build / lump sum) (Additional 7-8 months)

# PLANT PROJECT: NEW GENERAL CONTRACTOR

## Timeline and Status

- RFQ posted on Bids & Tenders – Nov 25, 2021
  - RFQ was conditional on termination of contract with Acciona
- RFQ closed (3 weeks in market) – Dec 17, 2021
- Formal notice of termination to Acciona – Jan 20, 2022
- Shortlisting – Late Jan 2022
  - Aecon Water Infrastructure Inc.
  - Graham Infrastructure LP
  - PCL Constructors Westcoast Inc.
- Interviews and evaluation – Feb 2022



# PLANT PROJECT: NEW GENERAL CONTRACTOR

## Key Evaluation Objectives

- Has experience in taking over and completing projects of similar complexity and scope
- Will commit highly qualified staff to the project
- Will partner with the Corporation in design completion and discipline integration to maximize efficiency and ultimate value to taxpayers
- Understands the value of economic opportunities for local contractors and suppliers
- Will safely build an asset of high quality to a firm price and schedule, once these two targets are determined, in compliance with applicable permits and regulatory conditions

# PLANT PROJECT: NEW GENERAL CONTRACTOR

## Evaluation Process

- Engaged a fairness monitor
- Engaged a due diligence reviewer
- Engaged professional advisors with extensive experience in major capital infrastructure projects
- Short-listed three respondents
- Considerations in evaluation included:
  - Qualifications and experience of the firm
  - Qualifications and experience of the staff put forward
  - Pricing margins
  - Information received through an interview and presentation about the respondents' qualifications, experience, and approach

# RECOMMENDATION

That the GVS&DD Board:

- a) approve the award of contract RFQ No. 21-457: North Shore Wastewater Treatment Plant (NSWWTP) Project to **PCL Constructors Westcoast Inc**, Contract 1 for Early Contractor Involvement and Construction Management Services estimated at \$40 million, subject to final review by the Commissioner; and
- b) authorize the Commissioner and Corporate Officer to execute the required documentation once the Commissioner is satisfied that the award should proceed.

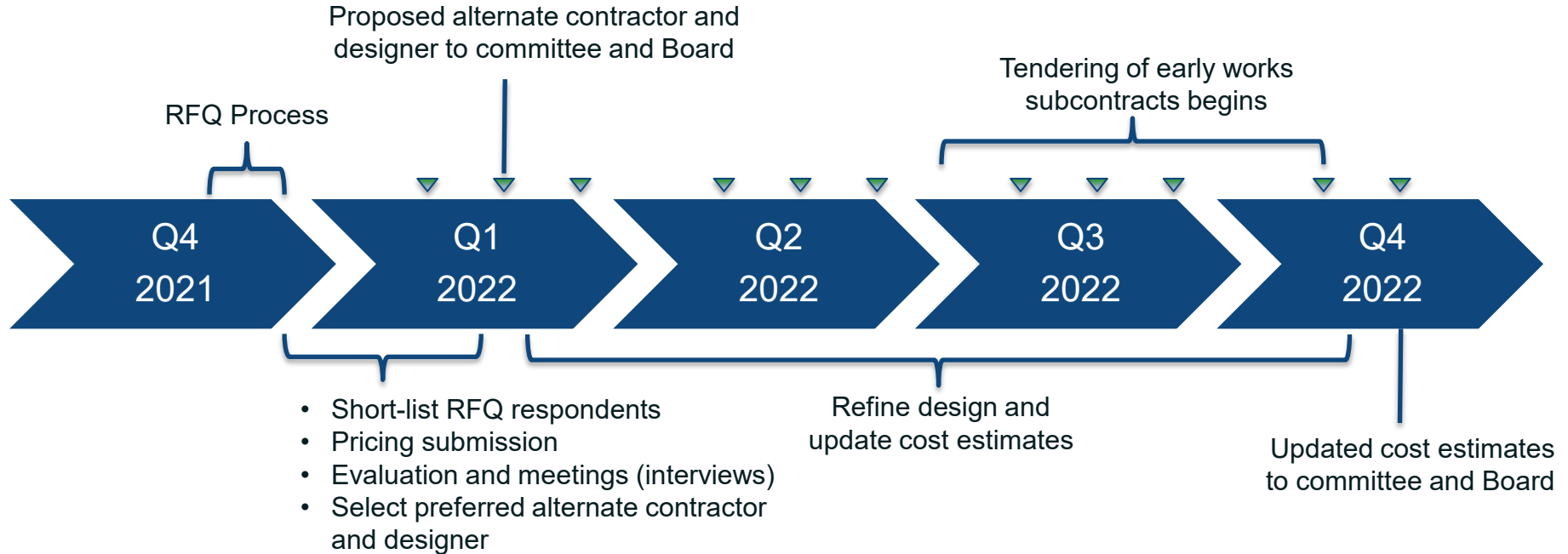
# NEXT STEPS

## Transition Plan

- Plan developed, ongoing updates
- Design planning with AECOM, transfer of key design information
- Meetings continue with Acciona on transitioning and transfer of information
- Site caretaker contractor
  - Acciona will continue through 90-day transition period
  - Maintain necessary activities including site security/safety/insurance
- Developing new organization structure for Metro Vancouver project team including design/construction/project controls for a Design/Bid/Build model
- Assigning current supplier contracts

# NEXT STEPS

## Updates to Committee / Board



# NEXT STEPS

## Communications

Working to address communication and community engagement needs for transition and beyond

- Notifications, signage, and community liaison services

### Next communication roll outs

- Updates to partners and key stakeholders
- After contract signed
  - Announcement of successful new general contractor
  - Updates to partners, key stakeholders, and the public
  - Project update, next steps, and what to expect on site



# NEXT STEPS

## Schedule and Budget Updates

- Metro Vancouver will work with the successful contractor to:
  - Define a revised project budget and schedule
  - Develop a plan to complete construction of the plant
- Construction activity expected to increase again in summer 2022
- Updated cost estimates to committee and Board in fall 2022
  - Potential for retendering (second work package—project completion)
- Continuing to work diligently to ensure this project is completed as quickly as possible, while considering the best interests of the region



Questions/Discussion

**metro**vancouver  
Together we make our region strong