



Committee of the Whole Excerpts
April 09, 2024

WATER STORAGE TANK CONSTRUCTION EXCERPT

In April 2021, the additional water storage capacity project was deemed necessary through consultation with CBCL consulting engineers as part of a future needs assessment for the Windsor Water Utility.

The storage tank is the first main step in helping to bring the entire system up to current regulations and offers additional storage and capacity within the system that will be required in the future for population growth.

The integral expansion to the water distribution system will allow the flexibility and downtime that is required in order to properly maintain our current water treatment plant and lower operational risks in the event of a breakdown to help reduce and lower severity of service interruptions to customers.

The recommended motion was that Committee of the Whole recommend that ...

COUNCIL APPROVE AWARDING THE CONSTRUCTION TENDER FOR THE WINDSOR WATER STORAGE TANK AS IDENTIFIED IN THE 2023-24 CAPITAL BUDGET TO DEXTER CONSTRUCTION FOR THE TENDERED COST OF \$4,886,100 PLUS APPLICABLE TAXES.

COUNCIL ALSO APPROVE, A 10% CONTINGENCY OF \$488,610; CONTRACT ADMINISTRATION & MANAGEMENT AND GEOTECHNICAL & CONCRETE TESTING FOR AN ESTIMATED COST OF \$165,000 FOR A TOTAL PROJECTED PROJECT COST OF \$5,539,710.00 PLUS APPLICABLE TAXES.



WEST HANTS REGIONAL MUNICIPALITY REPORT

Information ☐	Recommendation ☒	Decision Request ☐	Councillor Activity ☐
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To: Committee of the Whole

Submitted by: 
Todd Richard, Director of Public Works

Date: April 9, 2024

Subject: Construction of Windsor Water Storage Tank

LEGISLATIVE AUTHORITY

Nova Scotia Municipal Government Act, Section 23 authorizes Council to make policies for municipal purposes.

RECOMMENDATION or DECISION REQUEST

It is recommended for Committee of the Whole to recommend to Council that:

Council approve awarding the Construction Tender for the Windsor Water Storage Tank as identified in the 2023-24 capital budget to Dexter Construction for the tendered cost of \$4,886,100 plus applicable taxes.

Council also approve, a 10% contingency of \$488,610; Contract Administration & Management and Geotechnical & Concrete testing for an estimated cost of \$165,000 for a total projected project cost of \$5,539,710.00 plus applicable taxes.

BACKGROUND

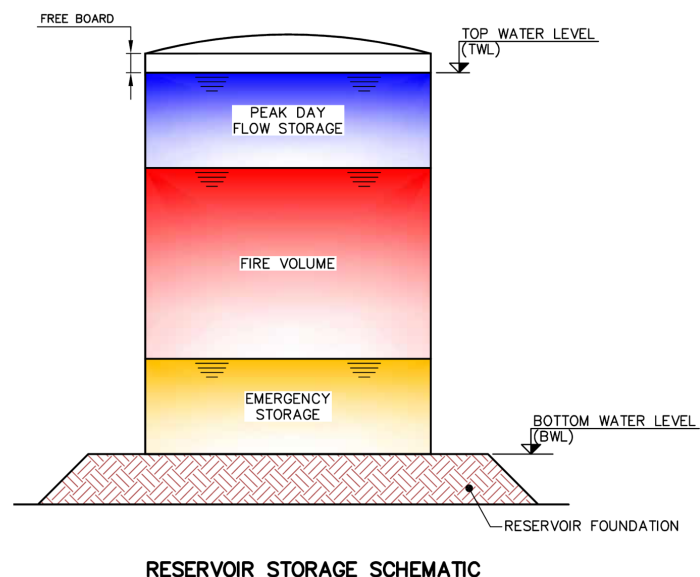
Property ☒	Public Opinion ☐	Environment ☐	Social ☐	Economic ☐	Councillor Activity ☐
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In April 2021, the additional water storage capacity project was deemed necessary through consultation with CBCL consulting engineers as part of a future needs assessment for the Windsor Water Utility. As directed by Council in October 2021, CBCL was awarded the Engineering and Design work for the Windsor Water Storage Expansion Tank.

Design to date has been an iterative process and included Reservoir Siting Analysis, Topographic Survey, Geotechnical Investigation, Preliminary & Detailed Design and preparation of Tender Documents. The Construction of the Tank was issued for Tender on the Nova Scotia Procurement Site on February 2, 2024. The Tender closed on March 14, 2024.

Storage Requirement

5,472 m³ or 5,472,000 liters



DISCUSSION

The storage tank is the first main step in helping to bring the entire system up to current regulations. The storage tank offers additional storage and capacity within the system that will be required in the future for population growth. Most importantly, this integral expansion to the water distribution system allows the flexibility and downtime that is required in order to properly maintain our current water treatment plant. The additional storage tank will lower operational risks in the event of a breakdown to help reduce and lower severity of service interruptions to customers. The additional storage will benefit the Windsor and West Hants Water Utilities, along with servicing Falmouth when the interconnection is complete.

Additional costs for contact administration / management are estimated to be approximately \$165,000 +HST. Provincial funding has been approved under the Municipal Capital Growth Program (MNGP) in the amount of \$3,074,208 (up to 50% of the total project cost to maximum approved amount).

There were a total of four Tender Submissions:

List of Bidders	Price (HST not included)
Dexter Construction Company Limited	\$ 4,886,100.00
Gary Parker Excavating Limited	\$ 5,686,385.40
ITS Construction Inc.	\$ 5,231,648.00
Lindsay Construction	\$ 5,102,261.00

Public Works Staff and CBCL staff have reviewed all the submissions and determined that all satisfy requirements set out in the Tender with Dexter Construction having the lowest cost bid. Dexter Construction is very experienced and well equipped to handle a project of this size and complexity and have worked closely with WHRM on multiple projects in the past. They are very familiar with WHRM's standards, Health & Safety expectations and the overall scope of work involved in this project.

NEXT STEPS

Upon approval by Council, staff will award the Construction of the Windsor Storage Tank to Dexter Construction so they can proceed with finalized planning of the Construction Phase. It is expected that construction will start in May 2024 and finish in February 2024.

FINANCIAL IMPLICATIONS

Tendering Timeline:

Posted to Procurement	February 2, 2024
Closing Date	March 14, 2024
Price Expiry Date	May 13, 2024
Days Remaining	35 Days

2023-24 Capital Budget – Water Storage Tank Facility

Tender Pricing	\$5,539,710.00
Non-Recoverable Tax (4.29%)	<u>\$237,653.56</u>
Tender Total	\$5,777,363.56
2023-24 Budget Value	\$3,200,000.00
Variance (over budget)	(\$2,577,363.56)

Within the 2023-24 Capital Budget, the water storage tank facility was scheduled to be funded through long-term debt. And while the project itself is overbudget, we have received notification that we have received a grant up to 50% of the project costs to a maximum of \$3,074,208, through the Municipal Capital Growth Program.

ALTERNATIVES

1. Council may choose not to proceed with this planned project.

ATTACHMENTS

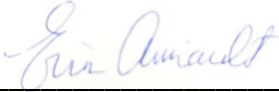
N/A

CHIEF ADMINISTRATIVE OFFICER REVIEW

The report hits the highlights of the history of this project, it's importance to the system and community, and its characteristics and costs.

The report and its recommendation are in alignment with past direction from Council. The cost is significantly higher than originally forecasted when the project was first considered. External funding will mitigate any unanticipated cost of the project to the water utility and its customers as previously forecasted.

I support the recommendation.

Report Prepared by: 
Erin Amirault, P.Eng. Project Engineer Public Works

Report Reviewed by: 

Report Approved by: 
Mark Phillips, Chief Administrative Officer