

Report to Community & Protective Services Committee

To: Chair and Members
Community & Protective Services Committee
From: Kelly J. Scherr
Deputy City Manager, Environment & Infrastructure
Subject: Appointment of Consultant Engineer for Dingman Sports
Park and RFP 2024-092
Date: February 18, 2025

Recommendation

That, on the recommendation of the Deputy City Manager, Environment & Infrastructure, the following actions **BE TAKEN** with respect to the Consulting Services Contract for Dingman Sports Park Project:

- (a) the price submitted by Stantec Consulting for Contract Administration and Site Inspection Services for the Dingman Sports Park project of \$ 711,100.00 excluding HST **BE ACCEPTED**; it being noted that the price submitted by the Consultant meets the City's specifications and requirements in all areas;
- (b) the financing for this project **BE APPROVED** as set out in the Sources of Financing Report attached as Appendix "A";
- (c) the Civic Administration **BE AUTHORIZED** to undertake all the administrative acts that are necessary in connection with this project; and,
- (d) the Mayor and City Clerk **BE AUTHORIZED** to execute any contract or other documents, if required, to give effect to these recommendations.

Executive Summary

In 2021, lands were purchased at 3640 Dingman Drive to support development of a new regional City owned sports park (the project). The project represents an expansion to the City's sports field inventory and new park amenities to help support growth in the south-west corner of the City. An RFP2024-092 was issued to support the public engagement, design, tender and construction administration processes for the project. Four compliant submissions were received with Stantec Consulting demonstrating the best value for the City. As a result, City staff recommend awarding the Consulting Contract to Stantec Consulting, consistent with the City Procurement of Goods and Services Policy section 15.2.

Linkage to the Corporate Strategic Plan

This project builds on Council's strategic priorities:

1. Climate Action and Sustainable Growth – Waterways, wetlands, watersheds, and natural areas are protected and enhanced.
2. Growing Our Economy - investment in the parks and recreation system attracts growth and investment and revitalizes existing park infrastructure.

Analysis

1.0 Background Information

1.1 Previous Reports Related to this Matter

- 2024-11-12 Staff Report – 3640 Dingman Drive (IdC) OZ-9771

1.2 Project Scope of Work

Over the next two years (2025, 2026), City staff and the Consultant will undertake a process to engage the public and sports groups to review environmental opportunities and constraints on the site and present feasible design alternatives that are consistent with the City's Strategic Plan and Parks and Recreation Master Plan.

The project will strike a balance between environmental protection and development of recreational amenities on the site. The project is expected to include lit sports fields, sports courts, pathways, a parking lot, a field house/washroom building, and storage for park operations. The project will also include environmental education opportunities, public gathering spaces, ecological enhancements, storm, sanitary, water and electrical servicing and vehicular road infrastructure.

The project supports the goals and objectives of the Dingman Creek Environmental Assessment and is consistent with Official Plan policies and recommendations in the City's Parks and Recreation Master Plan. Construction of the Dingman Sports Park is expected to occur in 2027.

1.3 Detailed Design and Construction Administration

As part of the detailed design and contract administration, Stantec Consulting will perform the following duties, including but not limited to:

- identify challenges and opportunities on the site;
- public engagement;
- inventory natural, social, and economic factors to inform site design;
- identify and evaluate the impact of alternative solutions;
- selection of a preferred alternative;
- complete a study report;
- complete agency approvals;
- complete a detailed design and tender; and,
- provide contract administration and site inspection.

2.0 Project Schedule

Table 1 outlines the anticipated schedule for this project.

Table 1 – Project Schedule

Phase One – Challenge and Opportunities	2025
Phase Two – Alternative Design Solutions	2025
Phase Three – Detailed Design, Agency Approvals	2026
Phase Four – Implementation	2027

The above dates are subject to change based on a variety of factors, including but not limited to the following:

- time required to move through the various stages of the design process;
- outcome of public engagement;
- agency approvals; and,
- site plan approval.

3.0 Financial Impact/Considerations

The total cost associated with the consulting phase (community engagement, detailed design, construction administration) of this project is approximately \$700,000. Construction costs will be confirmed based on the finalized detailed design, but will not exceed a budgeted amount of \$4.3 million. In addition to the direct recreation and sport amenities, the construction cost will include a field house, playgrounds and other park amenities.

Detailed source of financing associated with the consulting portion of this project is identified in Appendix A and can be accommodated within existing Parks Capital Programs (as described above).

Conclusion

Staff recommended that Stantec Consulting be awarded the Consulting Contract for the Dingman Sports Park Project (RFP2024-092), consistent with London's Procurement of Goods and Services Policy. City staff believe that the Consultants fees are fair and competitive with current industry standards and represent excellent value for the City of London.

Prepared by: John Griffin, CLD, OALA, CSLA, Landscape Architect,
Parks Design & Construction
Jeff Bruin, CSLA, OALA, Manager, Parks Design &
Construction

Submitted by: Paul Yeoman, RPP, PLE, Director, Parks and Forestry

Recommended by: Kelly J. Scherr, MBA, P.Eng., FEC, Deputy City Manager,
Environment & Infrastructure

Attachments:

Source of Financing – Appendix A

cc Cheryl Smith, Deputy City Manager, Neighbourhood and Community-Wide
Services
Jon-Paul McGonigle, Director, Recreation and Sports