



Town of Erin Corporate Report

Department: Infrastructure Services

Business Unit: Water

Presented/

Prepared By: Brian Kavanagh, Director of Infrastructure
Services & Town Engineer

Report Number:

W2025-07

Meeting Date:

4/24/2025

Subject

Award of RFT 2025-01W – E9 Well House

Recommendation

That Council hereby receives report number W2025-07 “Award of RFT 2025-01W – E9 Well House” for information;

And that Council directs staff to proceed with the award of contract to Baseline Constructors Inc. in the amount of \$2,988,000.00, excluding HST.

Background

The current drinking water supply for the Erin Drinking Water System is sourced from groundwater, supplied through two municipal wells (E7 and E8). A new water supply well was drilled and tested as part of Erin’s Urban Centre Water Servicing Municipal Class Environmental Assessment (Class EA) to address water supply and storage requirements to meet existing water demands and future growth projections in the Town. The Class EA was completed in 2020, and a key recommendation emerging from this work was to connect a new water supply well for the community of Erin - Well E9 - to the existing system.

The supply well is located north of Sideroad 17 on Wellington County Road 23 (9th Line), within the West Credit River subwatershed of the Credit River Watershed. To procure a contractor to operationalize the well, the Town worked with Ainley Group to prepare tender documents with the following scope of work:

- Works associated with site preparation and grading.
- Supply and construction of a new above-ground superstructure.
- Supply, installation, and testing of a new below-grade sanitary holding tank.
- Supply, installation, testing, and disinfection of new process mechanical equipment and appurtenances.
- Supply, installation, and testing of new building mechanical and electrical systems.
- Supply, installation, and testing of new instrumentation & control systems.
- Provide PLC programming and SCADA Integration for the proposed Works.

- Provision of Equipment Operation and Maintenance Manuals, Material and Equipment Vendor.
- Provision of training Manuals, and Record Drawings.
- Provision of a minimum of 1-year equipment warranty.

Discussion

Tender documents were made available on Friday, February 21, 2025, with a closing date of Monday, April 3, 2025. A non-mandatory site visit was held on Wednesday, March 5, 2025, at the project site (5673 Wellington County Rd 23).

The following General Contractors submitted tenders to the Town of Erin by the tender close on April 3, 2025:

- H2Ontario Inc.
- Jeviso Construction Corporation
- Esposito Bros Construction Ltd.
- Baseline Constructors Inc.
- Industra Construction Corp.
- Sona Construction Ltd.

The bids from all the contractors were checked for compliance with the tender documents. All Bids were found to be compliant. The results of the tender prices submitted by the General Contractors are summarized in the following table:

Bidder	Bid Price (excluding HST)	Ranking
H2Ontario Inc.	\$3,179,000.00	4
Jeviso Construction Corporation	\$3,113,059.00	3
Esposito Bros Construction Ltd.	\$3,876,993.04	6
Baseline Constructors Inc.	\$2,988,000.00	1
Industra Construction Corp.	\$3,078,490.09*	2
Sona Construction Ltd.	\$3,458,000.00	5

* Corrected value

The lowest bid was submitted by Baseline Constructors Inc. in the amount of \$2,988,000.00, excluding H.S.T. The second lowest bid was Industra Construction Corp. which was greater than the lowest bid by \$90,490.09. The bid provided by Baseline Constructors Inc. is approximately 9% lower than the average submitted bid value of \$3,282,258.69 (average of 6 bids received).

Ainley's pre-tender estimate was \$4,278,500.00 including contractor markup, labour and delivery costs, but excluding construction contingency. The lowest cost bid, from Baseline Constructors Inc., is approximately 30% lower than the pre-tender cost estimate prepared by Ainley.

Lower than estimated tender prices is likely due to the pre-tender estimate being overly conservative in terms of overestimation of procurement and financial cost increases due to fluctuating international tariffs and provincial and federal policies. Staff recommend that the contract be awarded to the lowest compliant bidder, Baseline Constructors Inc.

Strategic Pillar

Investment in Community Assets
Growth Management

Financial Impact

The project will be funded through Development Charges. The 2025 'Water Service for New' capital project budget (\$5,000,000) provides adequate funding to complete the project.

Conclusion

That Council hereby receive report number W2025-07 "RFT 2025-01W – E9 Well House" for information and direct staff to proceed with the award of contract to Baseline Constructors Inc. in the amount of \$2,988,000.00 excluding HST. The award is considered good value for money and provides an appropriate scope of work to build out the Town's water supply system.

Attachments

None.

Brian Kavanagh

Director of Infrastructure Services &
Town Engineer

Rob Adams

Chief Administrative Officer