

# Item 5



**For Action**

## **Bloor-Yonge Station Capacity Improvements - Procurement Amendment Authorization**

**Date:** February 25, 2020

**To:** TTC Board

**From:** Gary Downie, Chief – Major Projects

### **Summary**

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The purpose of this report is to request the Board's approval to amend Contract S85-42 – Bloor-Yonge Station Capacity Enhancement to advance the design from the 10% conceptual design to approximately 30% and to prepare the Stage Gate 3 – Project Baseline Approval deliverables.

Failing to approve this increase will result in a delay to Stage Gate 3 submission to the TTC Board in Q2 2021.

### **Recommendations**

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It is recommended that:

1. The Board authorize a contract amendment to AECOM for Contract S85-42 – Bloor-Yonge Station Capacity Enhancement, increasing the upset limit amount by \$12,000,000, bringing the total upset limit amount to \$17,700,000.

### **Financial Summary**

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TTC's approved 2019-2028 Capital Budget and Plan included \$14.0 million to commence the preliminary design work for the Bloor-Yonge Capacity Improvements project. Approximately \$8.0 million has been committed to date. This contract amendment in the amount of \$12M is required to allow the design consultant to advance the design in support of preparation of the Stage Gate 3 deliverables.

Sufficient funds for this increase are included in the TTC's 2020-2029 Capital Budget & Plan under Program 3.9 Buildings and Structures, Bloor-Yonge Capacity Improvements project, Service Improvement Category which will be before City Council for consideration on February 19, 2020. The Bloor-Yonge Capacity Improvements total project budget submission is \$1.514 billion with \$16 million included in the capital budget in 2020.

The Stage Gate 3 deliverables are anticipated to be submitted to the Board for approval mid-2021. The approval will establish the overall project performance baseline definition for project scope, schedule, and cost and also determine the best project delivery strategy.

The Interim Chief Financial Officer has reviewed this report and agrees with the financial impact information.

## **Equity/Accessibility Matters**

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A cornerstone of the TTC's Corporate Plan 2018-2022 is accessibility and as a proud leader in providing accessible public transit in the City of Toronto, we are committed to ensuring reliable, safe and inclusive transit services for all our customers.

The Bloor-Yonge Capacity Improvements Project is being designed to be accessible in accordance with the Accessibility for Ontarians with Disabilities Act, 2005 (AODA) and the Ontario Building Code.

## **Decision History**

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The Bloor-Yonge Station is a major transfer point in the TTC subway system. Line 1 is expected to experience significant ridership growth reflecting ridership generated from population growth from within and outside the City of Toronto and the implementation of transit expansion initiatives, including the extension of Line 1 to Richmond Hill Centre.

It is anticipated that without modifications to Bloor-Yonge Station, overcrowding will increase dwell times, create bottle necks and reduce the level of service to customers at both this critical interchange station and Lines 1 and 2.

Contract S85-42 Bloor-Yonge Station Capacity Enhancement was awarded to AECOM Canada Ltd. on April 15, 2016 for the upset limit amount of \$4,000,000. The scope of work included the analysis of ridership and facilities in and around Bloor-Yonge Station, followed by the development of a preferred concept and preliminary design.

Refer also to Line 1 Capacity Requirements – Status Update and Preliminary Implementation Strategy board report of April 11, 2019.

[http://www.ttc.ca/About the TTC/Commission reports and information/Commission meetings/2019/April 11/Reports/18 Line 1 Capacity Requirement and Preliminary Implementation.pdf](http://www.ttc.ca/About%20the%20TTC/Commission%20reports%20and%20information/Commission%20meetings/2019/April%2011/Reports/18%20Line%201%20Capacity%20Requirement%20and%20Preliminary%20Implementation.pdf)

## Issue Background

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The current Bloor-Yonge Capacity Improvements Project delivery schedule is as follows:

Stage Gate 0	Needs Assessment	Complete
Stage Gate 1	Concept Initiation	Complete
Stage Gate 2	Feasibility Development	Q1 2020
Stage Gate 3	Project Baseline Approved	Q2 2021

The target project completion date is Q4 2029. A project study was initiated in 2011 when \$1.0M was approved to investigate the crowding problem at the station. In 2015, the approved project budget was increased to \$6.0M and Contract S85-42 was awarded in 2016 in the upset limit amount of \$4.0M to continue the study, analyze future ridership and facilities in and around the station and develop design solutions to recommend a preferred option for the station.

In 2019, an additional \$8.0M was approved increasing the total approved budget to \$14.0M to advance the project. A detailed Work Plan was negotiated with AECOM to evaluate the feasibility of the preferred option and advance the design to approximately 10%. An amendment in the amount of \$1.7M has been issued accordingly, increasing the total contract value to \$5.7M.

AECOM has refined the preferred concept based on detailed review of station facilities, utilities, and discussions with several property owners/developers within the zone of interest of the station. It generated passenger flow models to validate the effectiveness of the preferred option and is currently advancing the design. We anticipate submission of the 10% Conceptual Design (Stage Gate 2) deliverables by Q1 2020 including design documents, a Class 4 cost estimate, a Level 2 schedule, preliminary property protection plan, preliminary construction staging plan, and a risk and opportunities assessment.

On February 19, 2020, City Council approved TTC's 2020-2029 Capital Budget which includes \$1,514 million to complete the Bloor-Yonge Capacity Improvements Project.

It is recommended that AECOM continues the design development and discussions with the various stakeholders and property owners to achieve approximately 30% design (Stage Gate 3) to establish the Project Baseline. The alternative would be to solicit a new designer, re-engage all stakeholders and complete the baseline design. The inefficiency in doing this would likely result in a cost increase and schedule delay to the project.

AECOM submitted a detailed Work Plan to complete the design to Stage Gate 3. Negotiations are completed and costs are expected to be approximately \$12.0M including a risk allowance. This amendment will increase the contract upset limit to facilitate advancing the project to Stage Gate 3 and achieve the Project Baseline Approval.

A new RFP may be issued to complete the design beyond Stage Gate 3 subject to funding and the findings of a Procurement Options Assessment.

Original Contract Amount	Previous Amendments	This Amendment	Revised Total
\$4.0M	\$1.7M	\$12.0M	\$17.7M

## Comments

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This project is a critical element required to deliver the necessary capacity on Line 1 and 2 for the predicted future ridership. Delays in delivery of this project will have serious effects on the transit system and will become increasingly difficult and costly to deliver in the future.

AECOM is needed to continue ongoing discussions regarding integrated design elements with adjacent property owners/developers to progress the design of the complex requirements. It will submit the 10% Conceptual Design in March 2020 and must proceed immediately in order to maintain the project delivery schedule and advance the design to Stage Gate 3 (approximately 30%) by Q2 2021.

Board approval of the Stage Gate 3 deliverables will establish the project delivery baseline including scope, cost and schedule. An independent Procurement Options Assessment will also be developed and submitted with the Stage Gate 3 deliverables. The design services under Contract S85-42 will be concluded upon completion of Stage Gate 3 – Project Baseline Approval.

The project Class 1 order of magnitude cost estimate is currently \$1.514 billion with an anticipated completion in 10 years. The current project schedule is based on a Design Bid Build project delivery method but is subject to the findings of the Procurement Options Assessment. In order to achieve the critical completion date of Q4 2029, a Request for Proposals to retain professional design services will be issued and awarded in 2021 and the design completed in 2023 to allow award of the primary construction contract in 2024.

The overall construction duration of the primary contract is expected to be between five and six years. It will be staged and coordinated with other City works and developments in the area and will have significant impact on vehicular and pedestrian movements.

The Bloor-Yonge project team is working with the Line 1 and 2 Capacity Improvements project teams to establish milestone completion dates for critical elements of this project to avoid negative impact on the entire transit system.

**Contact**

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**Signature**

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Gary Downie  
Chief of Major Projects

**Attachments**

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None