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Date: May 4, 2020
To: Mayor and Council
Author: Tim Del Greco, Manager of Municipal Services
RE: Impact of COVID-19 on Capital Works
Report No.: MS2020 – 10

AIM

To provide Council with an update on capital works affected by COVID-19.

BACKGROUND

Council has approved a number of municipal infrastructure projects in the 2020 Capital Budget. Following approval, COVID-19 was discovered in Canada and is now a global pandemic. Provincial Orders to reduce the spread of COVID-19, including social distancing and the closure of non-essential business, has impacted a number of capital projects to varying degrees.

DISCUSSION

Below is an update on specific capital works affected by the COVID-19 pandemic. It should be noted that this pandemic continues to evolve and the information below is subject to frequent change.

Main Street West Reconstruction

New gas mains and services are required as part of this reconstruction project. In order to complete this work, Enbridge would have to access 40 plus properties to reroute interior plumbing putting their technicians in close proximity to homeowners. Enbridge has reduced their levels of service and operations during the pandemic and have not committed to this work. As well, property owners may oppose contractors being in their homes under the current social distancing measures. This delay resulting from COVID-19 does allow for more time to pursue Main Street West land acquisitions as directed by Council.

The tender for this project closed on March 4th, 2020 with Sherway Contracting being the low bidder. Approval from Council to award the tender will be requested pending the following can be satisfied:

- Commitment from Enbridge to complete the gas component of the project.
- Sufficient time remaining in 2020 for Sherway to complete reconstruction.

Deferral to 2021 may be necessary depending on if and when the above is satisfied.

Kingsville Southwest Service Area Watermain Expansion

The intent is to start this project following completion of Main Street West watermain reconstruction. Therefore, any delays to Main Street West will have a negative impact on scheduling for this project. Further, it is no longer clear if servicing of the Conklin Lands (through private development) will commence this year. If true, there would be no benefit to installing the watermain on Road 2 West and County Road 20 (west of Heritage Road) as planned by the Town in 2020. Deferral to 2021 would avoid any unnecessary depreciation of this infrastructure.

Attached in Appendix A is a map of the project for your reference. The east/west section of Stage 1 as well as Stages 2 and 3 are to be constructed by the Town. The north/south section of Stage 1 is to be constructed by private development and oversized to accommodate the needs of the Kingsville Southwest Service Area.

The benefit to allowing private development to construct the north/south section of Stage 1 is primarily cost savings. With this approach, the Town does not have to acquire land. Nor would the Town have to complete the required MECP Class EA Approval Process when constructing infrastructure on newly acquired land. These issues would be satisfied through the developer's Plan of Subdivision Approval Process. As well, oversizing watermain infrastructure is typically cheaper than bearing the entire cost of installation. The downside to this approach is timing as progress is at the discretion of the developer.

The tender for this project has not been advertised.

Lakeside Park Sanitary Twinning

Although unfortunate for the community that both Highland Games and Folk Fest have been cancelled, it does allow for this project to proceed earlier pending contractor availability. Heyink Construction has been notified of the cancellations and are working with their sub-contractors regarding scheduling. Heyink is now anticipating a possible start in June, however not yet confirmed.

Optimization of Traffic Signals

Quotes have been received however the work will not be awarded until normal traffic patterns return on Main Street East.

Non-Read Water Meter Replacements

Diameter Consulting Services submitted a proposal on March 3rd, 2020 for the supply and replacement of non-read water meters throughout Kingsville. Senior administration was in the process of reviewing this proposal when COVID-19 protocols were implemented. Meter replacement and maintenance activities require contractors to enter homes. As a result, this service has been suspended while social distancing protocols are in place. There may not be sufficient time to tender, award, and complete this work in 2020. Municipal Services is exploring other options including awarding the project in 2020 and scheduling meter replacements for early 2021.

Kingsville Development Standards Manual Update

A tender was advertised in February 2020 seeking a qualified consultant to review and update the Kingsville Development Standards Manual. One submission was received at a cost of \$42,000 (excluding HST). The budget for this project is \$30,000.

Following review of the one proposal, it was decided to re-tender this work in late 2020 in an effort to attract additional bidders and better proposals. Whether this strategy will be successful, or how COVID-19 will affect re-tendering, is yet to be determined.

This project also intends on addressing Motion 456-2019 (below). Following award of this project, proposed revisions to the manual can be shared with the public via open house in order to collect feedback. Proposed revisions and collected feedback can then be presented to Council prior to adoption for discussion.

456-2019 *That Council approves the idea of having a public meeting of Council within the next six (6) months to discuss sidewalks and active transportation options, as well as suggestions to update the Development Standards Manual.*

The ability to host an open house will be dependent on current COVID-19 social distancing measures. Other formats, such as electronic surveys, may have to be considered.

Kingsville Traffic By-Law

Although not a capital project, an update on Motion 603-2019 (below) is warranted.

603-2019 *That Council directs Administration to review the recommendation (re: Section 14(5) of Kingsville Traffic By-Law 21-2005) regarding the parking of commercial/personal utility trailers, boats or recreational vehicles on any highway (roadway); and to bring back a Report to Council within six (6) months.*

This motion resulted from a discussion regarding the following proposed recommendation:

*Addition of the following provision in Kingsville Traffic By-Law 21-2005:
Parking of commercial/personal utility trailers, boats or recreational vehicles on any highway (roadway) shall only be permitted from 8:00am to 7:00pm daily.*

Council was hesitant to approve this recommendation expressing concern over the prohibition of recreational vehicles on residential driveways. Council requested Administration seek additional feedback and report back within six months.

Although we are still within this six month period, obtaining new feedback via open house during the COVID-19 pandemic will be challenging. The preference is to include this request on the agenda for the October 2020 Annual Traffic By-Law Open House. Should COVID-19 social distancing measures still be in place at that time, other formats such as electronic surveys can be utilized.

LINK TO STRATEGIC PLAN

To become a leader in sustainable infrastructure renewal and development.

FINANCIAL CONSIDERATIONS

The financial impact of COVID-19 on 2020 Capital Works is not immediately clear. Tendering (or re-tendering) capital works at a later date due to delay will likely have the greatest impact on finances.

Contractor pricing during tender submission is driven by a number of factors including current market conditions, workload, scheduling and availability, competition, material costs, etc. All of these factors are influenced by COVID-19 in unique ways making it difficult to forecast the overall effect to contractor pricing.

CONSULTATIONS

Kingsville Administration
Contractors as Applicable

RECOMMENDATION

That Council receive this information as it relates to the impact of COVID-19 on 2020 Capital Works.

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