

Corporation of the Town of Hawkesbury

Recommendation to Council

N° : 2022_REC_61

File N°:

Date of meeting: September 12, 2022

Subject: Municipal Garage Relocation

Recommendation

Whereas, the municipal garage located at 855 Main Street in Hawkesbury is obsolete and no longer adequate for public works services, and;

Whereas, the LRL Engineering report favours the option of purchasing the vacant 2.54 acres commercial lot (Lot # 020806000201308) adjacent to the Town's snow storage facility and constructing a new municipal garage, and;

Whereas the urgency of the situation, a budget will have to be created to carry out the work of the new municipal garage as early as 2023.

Be it resolved that Council agrees to purchase the vacant 2.54 acres commercial lot (Lot # 020806000201308) adjacent to the Town's snow dump and agrees to begin the bidding process to retain a firm to prepare plans and specifications for the construction of the new municipal garage.

Be it further resolved to approve a capital budget for this project, as recommended in the document 2022_REC_61.

Explanation, history, context

Report AG-04-2022 explains the condition of the municipal garage and the urgency of finding an option to relocate the Public Works Department. The size of the lot where the existing building is located is too small and its location near the river concludes this location as non-functional.

For several years the subject of the municipal garage and its condition has been surfacing but no action has been taken. The situation is now urgent and action must be taken quickly.

The LRL engineering report explains the two possible options to remedy the situation. The first option is to purchase the land adjacent to the snow dump and build a new municipal garage. The second option is the renovation of the Hydro Hawkesbury garage located at 850 Tupper Street in Hawkesbury.

The option favoured by the consultants is the construction of a new municipal garage. This option would allow for the flexibility to accomplish and include everything the department needs to provide better service.

The price for the construction of the new municipal garage is in reference to the construction of the new municipal garage of The Nation built in 2017 at the amount of \$2,500,000.00 but with the inflation that we have been experiencing for the last few years the amount has increased to \$7,245,000.00. See the LRL Engineering report for more details on construction and specific requirements.

The time frame for the design is indicated at 6 months and the time frame for the RFQ, bidding and contracting process at 2 months. Construction, depending on delivery time, is 8 months. The maintenance of the existing municipal garage must be foreseen for the next 2 years, at a minimum.

An analysis will have to be made to know if we destroy it or if the existing municipal garage is able to become a warehouse for the various services. The proximity of the wastewater plant located beside the municipal garage limits the options for this land.

Options/alternatives

1.

Impact on budget

With the monetary shortfall in the budget for the purchase of the lot and the construction of the building, money will need to be found to do the work.

If approved, the new garage design project will be included in the 2023 budget and details of project funding will be determined during the development of the 2023 budget.

The search for financing for the construction phase will be carried out during the year 2023. The preliminary options include a potential grant and loan at low interest rates from FCM (15% grant and 85% loan) or a loan with Infrastructure Ontario. Once the construction phase has been approved by the council, the project will be included in the 2024 capital budget.

Relevant studies

Studies done by LRL Engineering on August 19, 2022

Supporting document

- AG-04-2022_Municipal Garage Relocation.docx;
- Option Analysis - LRL Engineering;
- Building Condition Assessment - LRL Engineering.

Communication plan

N/A

Department(s) involved

- Technical Service Department, Finance

Submitted and recommended by

Jonathan Wilson, Director of Public Works and Engineering, 2022-08-31

Comments of the Chief Administrative Officer

Samuel Cardarelli, Interim Chief Administrative

Report Approval Details

Document Title:	2022_REC_61_Municipal Garage Relocation_ANG.docx
Attachments:	- 220264 - Hawkesbury Municipal Garage - Options Analysis - Final2022.08.19.pdf - LRL220264.TownOfHawkesbury.5-year BCA.855MainStreet.pdf
Final Approval Date:	Sep 7, 2022

This report and all of its attachments were approved and signed as outlined below:



Myriam Longtin - Sep 7, 2022 - 8:53 AM

No Signature - Task assigned to Philippe Timbers was completed by workflow administrator Myriam Longtin

Philippe Timbers - Sep 7, 2022 - 10:15 AM



Samuel Cardarelli - Sep 7, 2022 - 1:09 PM