

**Report to / Rapport au:**

**FINANCE AND AUDIT COMMITTEE  
COMITE DES FINANCES ET DE LA VERIFICATION**

**9 April 2024 / 9 avril 2024**

**Submitted by / Soumis par:**

**Chief of Police, Ottawa Police Service / Chef de police, Service de police d'Ottawa**

**Contact Person / Personne ressource:**

**Deputy Chief Steve Bell, Chief Administrative Officer / Agent administratif  
principal**

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**SUBJECT: SOUTH FACILITY PROJECT UPDATE - FIRST QUARTER 2024**

**OBJET: MISE À JOUR DU PROJET D'INSTALLATION SUD - PREMIER  
TRIMESTRE 2024**

**REPORT RECOMMENDATIONS**

**That the Ottawa Police Services Board's Finance and Audit Committee receive this report for information.**

**RECOMMANDATIONS DU RAPPORT**

**Que le Comité des finances et de la vérification de la Commission de services policiers d'Ottawa prenne connaissance du présent rapport à titre d'information.**

**BACKGROUND**

The South Facility is the foundational project in the Ottawa Police Service (OPS) Facilities Strategic Plan (FSP). Located at 3505 Prince of Wales Drive, the South Facility Project (SFP) will develop approximately half, or 8 acres, of the full 15-acre site. The new South facility is critical to support necessary and evolving operations of the OPS.

Since the January 2023 Board approval of the FSP Refresh, the SFP has achieved various milestones that include:

- Project re-initiation in February 2023

- Board-approved re-assignment of Phase B.2 for OPS occupancy in light of the future disposal of the Queensview facility and portfolio space shortfall
- Re-release of the main Construction tender package in the summer of 2023
- Road modifications construction contract and execution in summer and early fall of 2023
- In September 2023, the Board awarded the construction contract to Broccolini Construction Inc.(BCI) and provided delegated authority to the Chief of Police to amend existing contracts and award new contracts to complete the SFP, not to exceed the approved project budget.

In February 2024, the OPS presented the financial status of the SFP for Q4 2023 to the Board. This status update included providing highlights of delegated spending of amendments of existing contracts and one new contract. These updates will continue through the life of the project, as was committed when the project began in late 2023.

The OPS also committed to informing the Finance and Audit Committee (FAC) on a quarterly basis of the project status, highlighting financial commitments under the Chief's delegated authority.

## **DISCUSSION**

In Q1 2024, BCI continued construction work including excavation, site leveling, piling and site servicing, bringing utility connections to site. In advance of the structural piling work, the OPS performed well water testing and foundation inspections of the surrounding neighbours on Lodge Road and Woodroffe Avenue. The OPS also provided notice and communications to Councillor Lo and the surrounding neighbours regarding the construction site activities related to the piling work.

As part of construction, third party specialized testing and inspection services related to building envelope systems, steel inspections and geotechnical services were procured by OPS through the City's various Standing Offers.

Also during Q1, the OPS was invited to attend a Family Open House hosted at Carleton Lodge for the residents and their families. The OPS presented an overview of the project and answered questions presented by attendees. The OPS will continue to attend these family meetings as requested by Carleton Lodge.

## **CONSULTATION**

Consultations with the public were not performed during Q1 2024 nor were they required. However, activities noted below have been completed as part of the SFP and in preparation for contract amendments.

## **Adjacent Neighbours**

Lines of communication with neighbours are being maintained and regular updates will be provided to immediate neighbours of the facility as construction proceeds.

## **City Councillor**

Discussions with Councillor Lo are ongoing as the project progresses, with the councillor being kept abreast of activities where there is reach out to the adjacent neighbours.

## **Carleton Lodge – 55 Lodge Road**

The OPS is maintaining an open line of communication with the Administrator of Carleton Lodge and the Director of Long-Term Care as the SFP progresses.

## **City Procurement**

City Procurement continues to provide process oversight to ensure Procurement Bylaw compliance for contract amendments and procurement of new contracts.

## **City Legal**

City Legal is available to provide input and direction on any matters that required legal oversight.

## **FINANCIAL IMPLICATIONS**

The Chief of Police has previously been provided delegated authority by the Board to amend existing contracts and award new contracts required to complete the SFP, within the approved project budget.

In Q1 2024, the SFP did not amend or award contracts as part of the Chief's delegated authority, however, the project did procure services for various testing and inspections services required for construction.

## **FINANCIAL STATEMENT**

Project Budget as of Q1 2024	\$193,715,193	South Facility 903447
Less: Spent/Committed	<u>\$137,323,245</u>	At March 31, 2024
Available	\$ 56,391,948	

## **Q1 2024 Spending update**

South Facility - Capital Order # 903447

Project spending (including commitments) in Q1 increased by \$426,306.

Balance as at December 31, 2023           \$136,896,939

Balance as at March 31, 2024           \$137,323,245

Purchase Orders in Q1 2024 that exceeded \$100k in value were issued to Paterson Group Inc. & Cleland Jardine Eng Ltd. for specialized testing services & inspections.

## **CONCLUSION**

Throughout Q1 2024, the South Facility Project continued to progress, including procurement of third-party testing and inspections services, executing construction excavation, site services, and piling work.

As part of the approved Chief's Delegated Authority, the SFP will continue to amend existing contracts and award new contracts as may be required to complete all aspects of the South Facility Project, primarily focused on tenant fit-up activities.

The OPS will continue to provide updates to the FAC and the Board on a quarterly basis reporting on project progress and financial status.