



## BACKGROUND

Benson Creek Falls Regional Park has been managed under a Crown lease since 1991. A 30-year lease renewal occurred in 2017 to ensure that a long-term tenure was in place in advance of the proposed infrastructure and safety improvements.

Benson Creek Falls Regional Park is accessed from Weigles Road to the north and Jameson Road to the south (Attachment 1 – Context Map). The existing parking area on Weigles Road is a disorganized gravel road shoulder located near the access road to the Crown Woodlot #0012. The site is often full of many recreationalists hiking and mountain biking in the area. The Nanaimo Mountain Bike Club has developed many trails around the Park on both crown land and through agreement with the private forestry landowners.

In collaboration with the crown woodlot operator and the Province, a new site approximately 150m farther up Weigles Road was decided upon for a new 40-stall gravel parking area. The vacant crown land across the street was also included in the RDN’s application to the Province under the Forest and Range Practices Act for the use of the land, with the goal of ensuring future overflow parking and space for equestrian trailers.

McElhanney Engineering was retained for the design, tendering and construction services for this project.

### Tender Outcome

A total of six submissions were received, ranging from \$156,561.79 to \$266,590.30. All submissions were compliant with the tender requirements.

Below is a table detailing the opening pricing of the bids.

*Table 1: Tender Pricing Received*

Contractor	Tendered Price
Windley Contracting Ltd.	\$ 156,561.79 (plus GST)
Milner Group	\$ 163,490.00 (plus GST)
Milestone Contracting Inc.	\$ 199,571.50 (plus GST)
Copcan Civil Ltd.	\$ 199,989.00 (plus GST)
Knappett Industries	\$ 225,715.00 (plus GST)
IWC Excavation Ltd.	\$ 266,590.30 (plus GST)

The 2020 Budget has \$654,500 allocated to complete Phase 1 of the project which includes the construction of a bridge, trail improvements, a new 40 stall parking lot on Weigles Rd and a new trailhead. The bridge and trail improvements contract were awarded to CMF Construction Ltd for a value of \$266,973.39 (excl. GST) in July 2020.

RDN staff and McElhanney Engineering have reviewed the tender submissions for compliance and recommend that the Regional District of Nanaimo award the contract to the lowest compliant bidder: Windley Contracting Ltd.

## **ALTERNATIVES**

1. That the construction contract for the installation of a gravel parking lot and trailhead on Weigles Rd, including a connecting trail to Benson Creek Falls Regional Park, be awarded to Windley Contracting Ltd. for a value of \$156,561.79 (excluding GST).
2. That alternative direction be provided.

## **FINANCIAL IMPLICATIONS**

The approved 5-year Financial Plan includes a total of \$895,000 to complete Phase 1 and Phase 2 of the Benson Creek Falls Regional Park Access Improvement Project.

The 2020 Budget has \$654,500 allocated to complete Phase 1 of the project which includes the construction of a bridge, parking lot and trail improvements.

The 5-year Financial Plan includes \$240,500 in 2021 for the installation of a staircase to Ammonite Falls, viewing platform and various trail safety improvements.

The RDN was successful in receiving grant funding from the Island Coastal Economic Trust (ICET) for \$103,125 which means that the RDN funding portion of this project is \$551,375. Not proceeding with this project as presented will most likely lead to the loss of all or part of the grant funding received for this project from ICET.

The overall Phase 1 expenditures are expected to be within budget at \$487,065.46, including the Bridge & Trail Works (\$266,973.39), the Parking Lot & Trailhead (\$156,561.79), and 15% contingency (\$63,530.28).

The on-going annual maintenance cost to maintain the parking lot and trailhead, including garbage service and general trail/parking surface repairs is estimated at \$5,000 for the base year and actuals will be determined following the first year of operation.

## **STRATEGIC PLAN IMPLICATIONS**

Social Wellbeing - Make the Region a safe and vibrant place for all, with a focus on children and families in programs and planning.

The planned parking and trailhead improvements for Benson Creek Falls Regional Park will provide a safe place access the Park. The busy disorganized shoulder parking will be replaced by a formal gravel parking lot, including a regional park map kiosk and garbage/recycling receptacles. Local and visiting families can safely hike into the park, and with the new bridge over Benson Creek, can choose to hike through the ravine to Ammonite Falls.



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Attachments:

- Context Map