



## Staff Report

**Report Title: Ripley Medical Centre Update**

**Prepared By: Mike Fair, Director of Community Services**

**Department: Community Services**

**Date: Mar. 18, 2024**

**Report Number: CS-2024-03-15**

**File Number:**

**C11 copy A19**

**Attachments: None**

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### **Recommendation:**

That the Township of Huron-Kinloss Council hereby receives for information Report CS-2024-03-15 prepared by Mike Fair, Director of Community Services.

### **Background:**

As part of our Asset Management program, we engaged GM Blue Plan to conduct a designated substance survey on our facilities. The report is required to determine if any designated substances are present before renovations begin. A future report will be brought forward on the results of all the buildings.

### **Discussion:**

The Ripley Medical Centre joint mud tested positive for a designated substance. We are obligated to contract a professional abatement service to perform the removal of the material safely.

Domm construction will begin the removal of all trim, flooring, and cabinetry. The drywall will be removed by the abatement contractor starting April 15<sup>th</sup> and completed by April 29<sup>th</sup>, 2024. Domm's start date is being delayed and could push back the completion of the medical centre by a month. The delay will not affect the daycare completion date.

A credit will be applied for the removal of the drywall from Domm Construction's contract.

Three quotes were received for abatement of designated substances.

Staff recommends the lowest quote received from Winmar for \$45,250.00 plus HST and includes a final air quality test.

**Financial Impacts:**

The cost of the abatement is \$45, 250.00 and is outside the cost of the contract although we have sufficient funds allocated in the Medical Centre renovation budget.

**Strategic Alignment / Link:**

We are a prosperous community that continues to grow in a sustainable manner  
By investing in infrastructure

We are an accessible community that offers opportunities for everyone.  
By having amenities and services nearby  
By being open and transparent

**Respectfully Submitted By:**

Mike Fair, Director of Community Services

**Report Approved By:**

Mary Rose Walden, Chief Administrative Officer