



The Corporation of the
City of Sault Ste. Marie

COUNCIL REPORT

February 2, 2026

TO: Mayor Matthew Shoemaker and Members of City Council
AUTHOR: Karen Marlow, Manager of Purchasing
DEPARTMENT: Corporate Services
RE: Sprinklers and Domestic Water Line Upgrades Phase 2 –
Civic Centre

Purpose

The purpose of this report is to obtain Council approval to award the services for existing sprinklers and domestic water line upgrades, Phase 2 at the Civic Centre 99 Foster Drive, as required by Building Services Division – Public Works and Engineering.

Background

As part of the Civic Centre Sprinkler System Infrastructure Plan staff had initiated the first phase to upgrade existing sprinklers and domestic water lines, completing sprinkler room and water pipe upgrades in 2025.

This second phase is focused on base areas for completing hydraulic design; fire suppression riser; and centre core sprinkler drops in 2026, with the possibility of including one or more of the remaining separate work requirements subject to availability of funding.

The tender was publicly advertised through the bidding system and notification issued through Sault Ste. Marie Construction Association Plan Room. Opening of the tenders took place after closing on December 18, 2025 within the e-bidding system.

Analysis

Submissions from two bidders were received prior to closing deadline.

The tenders received have been thoroughly reviewed by the Supervisor Building Services and City's consultant for the project, MET Energy System. Separate price options for remaining work areas were requested in addition to base price for selection if within available budget. The low tendered price, meeting specifications has been indicated on the summary attached.

Financial Implications

S.&T. Electrical Contractors Limited submitted pricing in the amount of \$976,478 including non-rebateable HST, to complete the requested Phase 2 base work requirements, and one additional separate work requirement on Level 3 within the Civic Centre.

Funding is available from capital budget deliberations previously approved by Council to accommodate this tender amount.

Strategic Plan / Policy Impact / Climate Impact

Upgrades of existing infrastructure are included in the Infrastructure focus area of the Corporate Strategic Plan.

Recommendation

It is therefore recommended that Council take the following action:

The relevant By-law 2026-12 is listed under item 12 of the Agenda and will be read with all by-laws under that item.

Respectfully submitted,

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Manager of Purchasing

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