



**The Corporation of the  
City of Sault Ste. Marie**

**C O U N C I L   R E P O R T**

March 23, 2026

TO: Mayor Matthew Shoemaker and Members of City Council  
AUTHOR: Maggie McAuley, Manager of Design and Transportation  
Engineering  
DEPARTMENT: Public Works and Engineering Services  
RE: 2026-1E Reconstruction of East Street – Contract Award

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**Purpose**

The purpose of this report is to obtain approval to award Contract 2026-1E for the reconstruction of East Street from Bay Street to Wellington Street.

**Background**

Council approved the East Street reconstruction in the 2025 and 2026 Capital Budget.

This road section requires full replacement of underground services and road structure. This section of road also requires some traffic-related lane geometry improvements as well as extensive streetscaping improvements to meet the recommendations of a pedestrian corridor identified in the Waterfront Master Plan. This project was part of the approved 2025 program; however, it was deferred until 2026. The complete 2025 allocation of \$5.06M is being carried forward from 2025 in addition to \$2.5M in 2026 to complete this project.

Tenders were received via the City's electronic bidding system. Submissions were opened on Wednesday, March 4, 2026 in the presence of City staff. Results were made public on the project page in the electronic bidding system immediately after.

**Analysis**

A total of four tenders were received. All tenders submitted were checked by Tulloch Engineering and found to be complete and valid. Tulloch's Tender Report is attached. An inputting error was discovered, and when corrected, changed the ranking of the second and third bidders but did not have any impact on the lowest tender. The low tender of \$6,995,901.52 (excluding HST) was received from 1531161 Ontario Inc. (Boyer Construction).

In line with the Active Transportation Master Plan and the Waterfront Master Plan, the proposed East Street design provides enhanced pedestrian and cycling facilities through a complete streets cross-section. The boulevard will include a

1.8 m concrete sidewalk and a 1.8 m cycle track. A cycle track is a designated bikeway that is physically separated from motor vehicle traffic and distinct from an on-road bicycle lane. Streetscape improvements will be complemented by landscaping and street furnishings including items such as benches and bicycle racks.

The design of East Street included a traffic assessment conducted by Cima+. Their recommendations are as follows:

- Retaining the traffic signals at Wellington Street rather than replacing with a PXO due to road geometry, collision analysis and sightlines;
- Reconfiguring the south leg of East Street to intersect Albert Street at a 90-degree angle and removing the merge lane. Northbound traffic on East Street will be controlled by a stop sign. This is to minimize the weaving interactions between East Street traffic and Albert Street traffic;
- At the Queen/East Street intersection, the northbound left-turn lane and the westbound right- and left-turn lanes be eliminated; and
- Traffic signals at the Queen Street and Wellington Street intersections will be upgraded with new equipment.

Further, staff are recommending increasing Tulloch's engineering fees by \$60,000 to cover the cost of materials testing during construction which was not previously included in their fees.

### **Financial Implications**

When allowances for engineering, utilities, and non-recoverable HST are added and PUC water costs are removed, the City's cost to complete this project is projected to be \$6,996,012. In 2025, Council approved just over \$5 million to be allocated to East Street. Knowing the scope of work, staff requested additional funds of \$2.5 million in the 2026 capital budget. The contract discussed within this report is within the allocation of both capital budgets.

### **Strategic Plan / Policy Impact / Climate Impact**

This report is linked to the infrastructure focus area of the Strategic Plan.

### **Recommendation**

It is therefore recommended that Council take the following action:

Resolved that the report of the Manager of Design and Transportation Engineering dated March 23, 2026 concerning the reconstruction of East Street be received and that contract 2026-1E be awarded to 1531161 Ontario Inc. (Boyer Construction) be approved.

Further that that Council approve increasing the engineering fee limit in Tulloch's agreement by \$60,000.

The relevant By-laws 2026-33 authorizing execution of Contract 2026-1E and By-law 2026-34 authorizing the road closure of East Street from Bay Street to

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Wellington Street including intersections from May 1, 2026 to December 4, 2026, are listed under Agenda item 12 and will be read with all by-laws under that item

Respectfully submitted,

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