



# Municipality of the District of St. Mary's

Emergency Council Meeting

Friday, October 25<sup>th</sup>, 2019

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## 1. Meeting, Date & Time:

The Emergency Meeting of the St. Mary's Municipal Council was called to order on Wednesday, October 25<sup>th</sup>, 2019 at 9:10am in the Council Chambers Sherbrooke, N.S

## 2. Attending:

Warden Mosher

Deputy Warden Dort – via teleconference

Councillor Findlay

Councillor Kaiser-Kirk

Councillor Smith

Councillor Malloy

## Also Attending:

Marvin MacDonald, CAO

Marian Fraser, Director of Finance

## Absent with Regrets:

Councillor Baker

## 3. Recplex Repairs:

- CAO reviewed the scope of the repair issue found at the St. Mary's Recplex on October 21<sup>st</sup>, 2019 by CIMCO while they were on site to prepare for startup of the ice plant.
- It was discovered that there was no pressure in the chiller therefore unable to start up the plant.
- The gaskets in the plate and frame chiller leaked since the spring shut down.
- In addition to the issue with the gaskets the piping coming from the chiller/heat exchanger has become extremely corroded and could lead to failure.
- CIMCO prepared a quote outlining two options to fix the problems
  - Option 1 – complete new gasket set, remove plate pack, remove old gaskets, labour, pressure cleaning of all cassettes, re-gasket cleaned cassettes, add new charge of ammonia, freight, labor, start up and test operation, job site cleanup - 3 weeks to receive parts (gaskets) and 1 week to preform work. This does not fix the issue of the pipe corrosion or safety concerns with pipe corrosion. Cost \$17,000 plus HST, funding could come from Roy Steed Fund which currently has \$48,500 remaining. Estimated ice rentals for Recplex could begin by December 16-18<sup>th</sup>.

- Option 2 - Remove existing chiller and replace it with a new plate and frame chiller. Replace corroded piping. Paint and re-insulate the new piping once it has been pressure tested and Dept. of Labour is satisfied with the repairs and installation. Add new ammonia, test, commission and start up ice plant. All labor, freight, expenses and tools. Chiller is in stock and work can be completed within 2 weeks. This option fixes the issue of the gaskets and the corroded piping. Cost \$75,000 to \$80,000 plus HST. Option 2 is priced as a budget price. CIMCO will track all material, labor and expenses and only invoice for the costs incurred. Budget price for Option 2 is guesstimated higher than anticipated. Funding Project: \$48,500 Roy Steed, \$31,500 from Capital Reserve. Potential for funding from Dept. of Communities, Culture and Heritage for 1/3 of the cost through the Facilities Development Fund. Estimated ice rentals for Recplex could begin December 2-5<sup>th</sup>
- Council had general discussion around the following:
  - All of Council were in agreement that option 2 was the best way to proceed for the facility and public safety.
  - CIMCO being the main company in the Maritimes that completes this type of work.
  - Yearly checks done on system.
  - Monitoring and Dept. of Labour.
  - Councillor Kaiser-Kirk suggested three steps should occur upon start up; safety plan in place, log books and notify internal JOHS Committee.
  - Council agreed a communication plan should be put in place due to the repairs required and the delay in opening. Council also agreed to extend the season into April to cover loss time.

*On motion of Councillor Findlay and seconded by Councillor Smith, Council agreed to proceed with CIMCO's quote for option two, replacement of existing chiller including new plate and frame chiller (piping) for a budget estimate of \$75,000 to \$80,000, with Councillor Kaiser-Kirks suggestions noted above.*

***Motion carried.***

## **Adjournment**

*On motion of Councillor Smith, Council adjourned at 9:49am.*



Recorded By  
Director of Finance



Approved By  
Warden Mosher