

PERFORMING AND CULTURAL ARTS CENTRE BUSINESS PLANNING

Next Steps – May 2025

C1.

Communication

Creative and Cultural Industries

Advisory Committee – June 11, 2025

Item No. 1



Agenda

- 1. PCAC Business Planning
Project and Procurement**
- 2. Business Plan Key Deliverables**
- 3. Timeline & Next Steps**
- 4. Discussion**

Performing and Cultural Arts Centre

Business Planning Process

- ▶ To advance the development of the PCAC, the City must undertake a business planning process to determine the desirable form, function, capital development, and operating models for the future centre.

Procurement Policy

- ▶ In January 2025, staff published a Request for Proposals (RFP25-003 - Consulting Services to Develop Capital Construction and Operational Plan Options For Performing and Cultural Arts Centre), soliciting bids for business planning services to advance PCAC development.
- ▶ In March 2025, in response to United States tariffs, Council ratified a new procurement strategy in response to tariffs banning competitive procurement awards to U.S. suppliers.



Business Plan – Key Deliverables

Staff have identified key deliverables and decision points for the PCAC business planning as follows:

Phase 1: Market Analysis & Positioning

- Benchmarking
- Market Analysis, Value Proposition & Ecosystem Mapping
- Guiding Principles & Assessment Framework

Phase 2: Governance & Operations

- Development Concepts & Capital Costs
- Analysis of Construction Options and Associated Costs
- Operations Planning
- Analysis of Operational Options and Associated Costs

Phase 3: Implementation Strategy

- Options and recommendations regarding governance models and legal arrangements between City and QuadReal
- Estimated economic and financial benefit of a PCAC to QuadReal
- Recommended next steps for the construction and operation of the facility

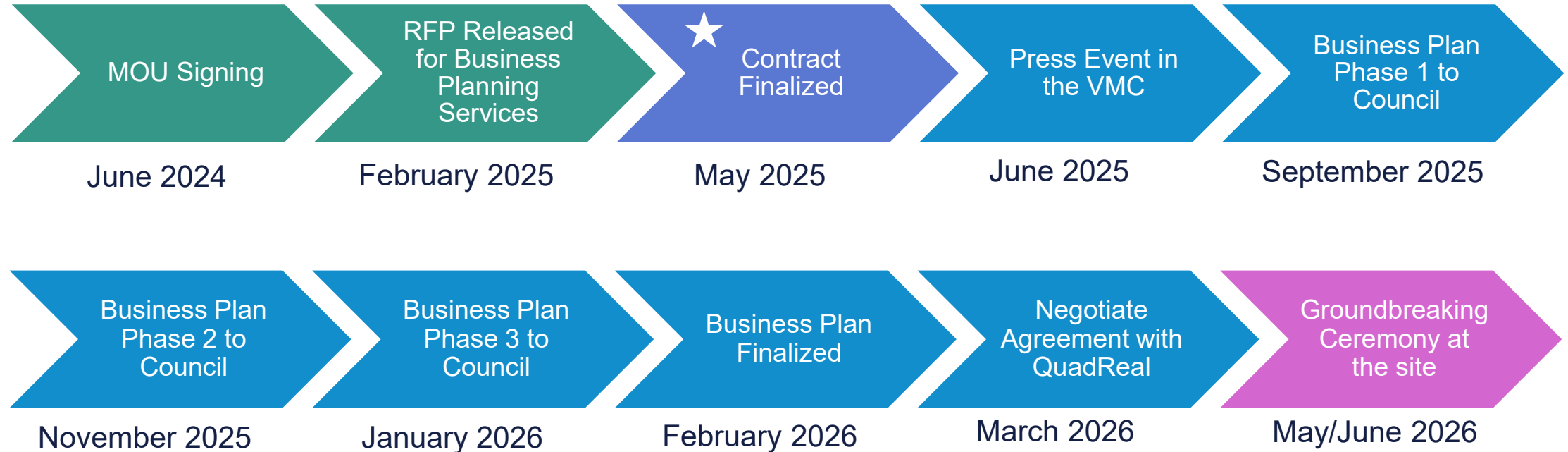


RFP25-003 - Consulting Services to Develop Capital Construction and Operational Plan Options for a Performing and Cultural Arts Centre

- ▶ Through a competitive RFP process, the City of Vaughan sought proposals from qualified firms to develop capital construction and operational plan options for the future Performing and Cultural Arts Centre (PCAC).
- ▶ The RFP was officially published on the City's Bids and Tenders site in January and closed in early February. Adjudication concluded in March.
- ▶ A consulting group led by Theatre Projects Inc. and supported by Turner & Townsend and Lord Cultural Resources won the competitive bid process.
- ▶ The City received one proposal led by a Canadian firm. However, they did not meet the minimum scoring requirements of the RFP evaluation process.
- ▶ The winning consulting group represents a strong Canadian contingent with consultants from two Toronto-based offices providing advisory services to advance the development of the PCAC.



Timeline & Next Steps



Thank you!

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