

THE TOWN OF SWAN RIVER

REQUEST FOR PROPOSALS (RFP)

SVCU AQUATIC CENTRE

SWIRL POOL (HOT TUB) - REPLACEMENT / REHABILITATION



THE TOWN OF SWAN RIVER • Recreation Department

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1. INTRODUCTION

The Town of Swan River invites proposals from qualified and experienced proponents to provide solutions for the replacement, rehabilitation, or alternative redesign of the existing swirl pool (hot tub) at the Swan Valley Credit Union Aquatic Centre (SVCU Aquatic Centre).

The Town is seeking innovative, durable, accessible, and low-maintenance solutions that will result in a reliable and long-term operational hot tub or comparable aquatic wellness feature. Proponents are encouraged to consider both traditional and non-traditional approaches.

2. OWNER INFORMATION

Owner: Town of Swan River

Address: 439 Main Street, P.O. Box 879, Swan River, Manitoba, R0L 1Z0

Primary Contact:

Danielle Gordon-Broome

Director of Recreation

Email: dgordon-broome@townsr.ca

Phone: 204-734-4586 ext. 212

3. RFP SCHEDULE (TBD)

- RFP Issue Date: Feb. 19, 2026
- Site Tours (by RSVP): March 2, 2026 at 1 p.m.
- Deadline for Questions: March 6, 2026 by 4 p.m.
- Addenda Issued (if required): March 11, 2026
- Proposal Submission Deadline: March 18, 2026 by 4 p.m.

The Town reserves the right to modify the schedule at its discretion.

4. SUBMISSION INSTRUCTIONS

Proposals will be received via email (PDF format), hand delivery, courier, or mail.

Email Subject Line:

SVCU Aquatic Center Swirl Pool RFP – 2026-1

Submit To:

By Email: dgordon-broome@townsr.ca

Hand Deliver or Mail:

Town of Swan River

439 Main Street, Box 879

Swan River, MB R0L 1Z0

Proposals delivered to the Town Office must be received by Town staff and stamped with time and date of receipt.

Proposal Submission Deadline: March 18, 2026 by 4 p.m.

Late submissions may not be accepted.

5. BACKGROUND

The existing swirl pool was completed in 2014 and has experienced persistent issues since commissioning, including significant water leakage and poor circulation jet performance.

Numerous corrective efforts have been attempted over the years, including removal of original tile/liner system and installation of a thermoplastic liner system. The thermoplastic liner system is now cracking and leaking. It is also suspected that portions of the plumbing system encased in concrete may be contributing other significant ongoing leakage.

The existing swirl pool structure has stainless steel walls and concrete benches and floor. Plumbing is encased in concrete and covered by tile and decorative rocks. Access is limited to non-existent from the underside.

Based on professional assessment, it has been recommended that the existing swirl pool be decommissioned and replacement or alternative solutions be explored.

Initial shop drawings and photos of existing conditions will be provided as appendices of this RFP.

6. PROJECT OBJECTIVES

- Provide a reliable, accessible, and low-maintenance hot tub or equivalent aquatic wellness feature
- Achieve long-term durability
- Minimize future downtime
- Integrate with existing mechanical systems where feasible
- Comply with all applicable municipal, provincial, and federal codes and standards

7. EXISTING CONDITIONS (SUMMARY)

- Approximate dimensions: 22 ft x 9 ft
- Current capacity: approximately 10 bathers
- Existing structure: stainless steel tub with concrete base and entry steps
- Existing liner: thermoplastic
- Mechanical information: Refer to provided shop drawings
- Photos available: interior, surrounding deck and mechanical room

Proponents are responsible for verifying site conditions and measurements.

8. SCOPE OF WORK

The Proponent shall provide a complete solution which may include, but is not limited to:

- Decommissioning and removal of existing swirl pool
- Partial reuse of existing structure where viable (not preferable)
- Supply and installation of new modular, prefabricated, or custom-built vessel
- Alternative aquatic wellness feature (if proposed)
- Accessibility features (stair entry minimum)
- Connection to existing mechanical and electrical systems where feasible
- All demolition, concrete, plumbing, mechanical, electrical, finishes, and commissioning
- Testing, start-up, and staff orientation

9. ACCESSIBILITY REQUIREMENTS

The proposed solution must incorporate universal accessibility and inclusive design principles.

Minimum expectations include:

- Step entry
- Bench seating
- Therapeutic jets

Proponents may propose enhanced accessibility features such as ramps, transfer walls, or other solutions.

10. MECHANICAL AND ELECTRICAL

Proponents are encouraged to tie into existing mechanical systems where feasible.

Proposals must clearly identify:

- Mechanical and electrical requirements
- Any system upgrades required
- Utility demands

11. PROPOSAL CONTENT REQUIREMENTS

Proposals must include:

1. Company profile and relevant experience
2. Description of proposed solution(s)
3. Drawings, sketches, or renderings
4. Technical approach and materials
5. Accessibility features (stair entry minimum)
6. Mechanical and electrical requirements
7. Project schedule
8. High-level cost breakdown
9. Warranty information
10. Maintenance requirements
11. Minimum three (3) references for similar projects

Optional alternative solutions may be submitted as separate priced options.

12. EVALUATION CRITERIA (GENERAL)

Proposals will be evaluated based on, but not limited to:

- Technical merit and durability
- Suitability to objectives
- Accessibility and inclusivity
- Cost and value
- Proponent experience
- Schedule
- Warranty and maintenance considerations

The Town is not obligated to accept the lowest priced proposal.

13. SITE TOURS

Site tours date: March 2, 2026 at 1 p.m.

Those wishing to be included on the tour must RSVP to Danielle Gordon-Broome, Director of Recreation, by email: dgordon-broome@townsr.ca by March 2, 2026 at 10 a.m..

14. QUESTIONS AND CLARIFICATIONS

Questions must be submitted in writing to Danielle Gordon-Broome, Director of Recreation, by email: dgordon-broome@townsr.ca.

Questions must be received no later than March 6, 2026 by 4 p.m.

Questions received later than this stated time and date may not be acknowledged or answered.

An addendum will be issued (if required) on March 11, 2026 . Responses and addenda will be issued in writing and posted to our website (www.swanrivermanitoba.ca) as well as emailed directly to those who inquired.

15. TERMS AND CONDITIONS

15.1 Rights of the Town

The Town may reject any bid, the lowest bid, or all bids, or may cancel this Request for Proposals and require the submission of new Proposals for any reason within its absolute discretion. The lowest or any Proposal will not necessarily be accepted. In no event will the Town of Swan River be responsible for the costs of preparation or submission of a Proposal.

The Town reserves the right, in its sole and unfettered discretion, to accept a Proposal which it deems most advantageous to itself, to waive informalities, to negotiate any terms or conditions with any Proponent, and to change dates, schedules, deadlines, or scope of the Project, or cancel this RFP or the Project without stating reasons.

15.2 Requirements and Specifications General

Requirements and specifications are stated in this RFP. The Town retains the right not to accept nor consider a Proposal from any Proponent who is not compliant with the Requirements or Specifications stated in this RFP.

15.3 Proponents' Submissions

Proponents must submit all requirements for submission as stated in this RFP and all requirements stated in any Addenda issued.

15.4 Addenda and Written Communications

The Town will not be responsible for any verbal information. Adjustments or changes to this RFP will only be by written addenda. Proposals submitted that do not include acknowledgement of all addenda issued may be rejected.

15.5 Clarification

It is the Proponent's responsibility to clarify any details in question before submitting a Proposal. The Town will assume no responsibility for oral instructions or suggestions.

15.6 Withdrawal of Proposals

Proponents may withdraw their Proposal prior to the closing date and time.

15.7 Evaluation

Proposals will be evaluated based on the criteria outlined in this RFP and not necessarily on price alone.

15.8 Proposal Irrevocability

Proposals shall remain irrevocable and open for acceptance for a period of ninety (90) days following the closing date.

15.9 Canadian Funds and Firm Prices

All pricing shall be in Canadian funds and firm until delivery, acceptance, and payment by the Town.

15.10 Freedom of Information and Protection of Privacy (FIPPA)

Information provided by Proponents shall be kept confidential and released only in accordance with applicable legislation.

15.11 Contract

Prior to award, this RFP and the Proposal submitted form part of the Contract. The successful Proponent must accept the Town's Notice of Award which will supersede all other contracts.

15.12 Standards and Legislation

All work must comply with all applicable municipal, provincial, and federal legislation, regulations, codes, and standards.

15.13 Insurance and WCB

The successful Proponent must carry insurance in accordance with Town standards, including Comprehensive General Liability and Automotive Liability, and provide proof of WCB clearance.

15.14 Indemnification

The successful Proponent shall indemnify and save harmless the Town from and against all claims, losses, damages, and expenses arising from the Proponent's performance of the work.

15.15 Anti-Lobbying

Proponents must not engage in any lobbying or attempt to influence the outcome of this RFP. Any such activity may result in disqualification.

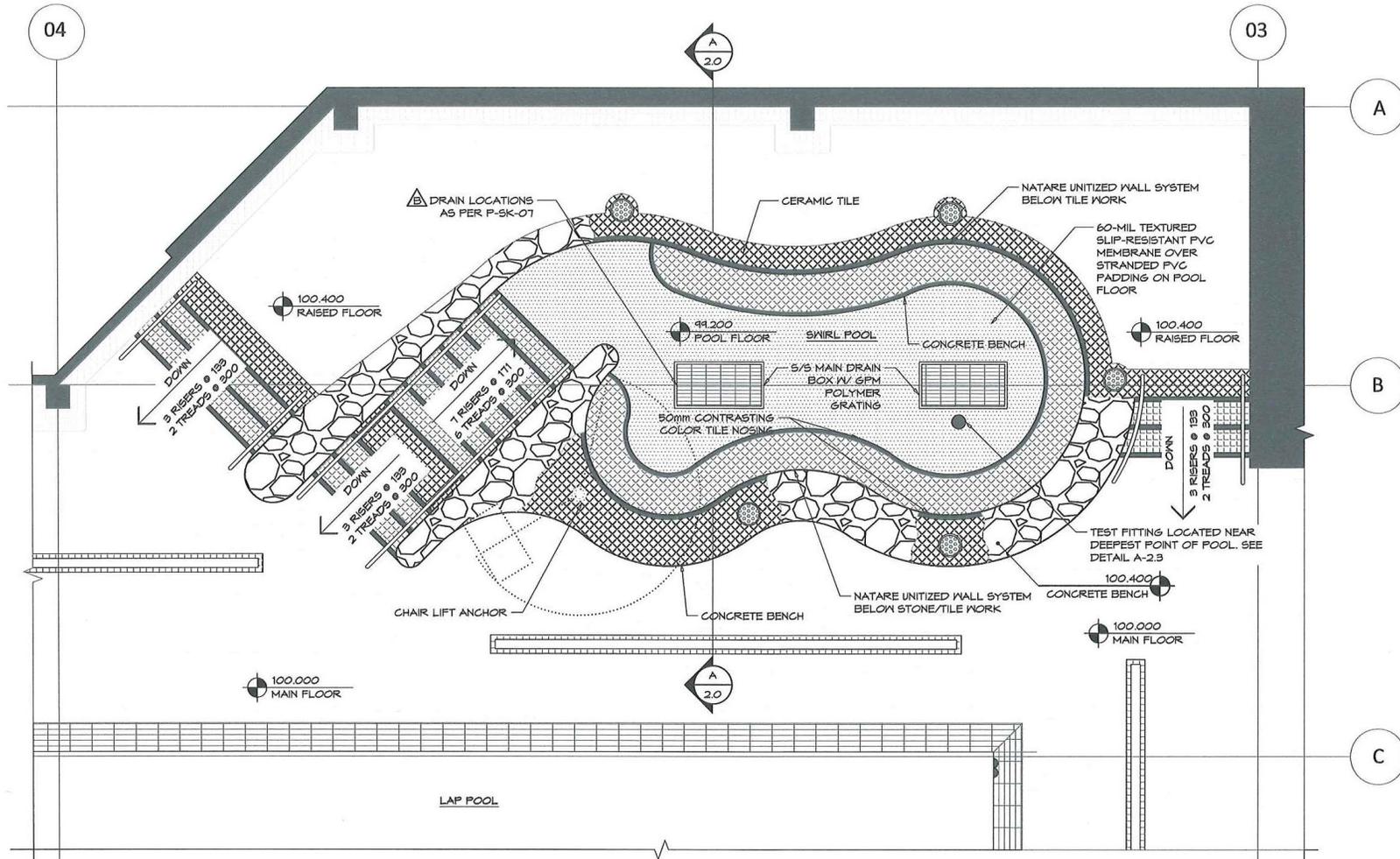
15.16 Negotiations

The Town reserves the right to negotiate an award with any Proponent who has submitted a Proposal.

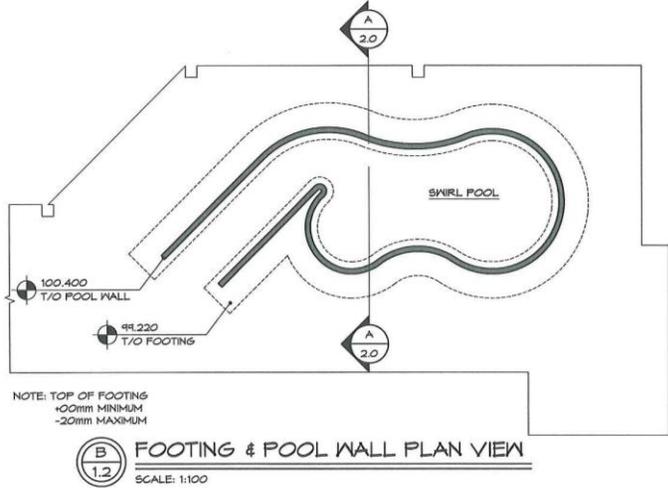
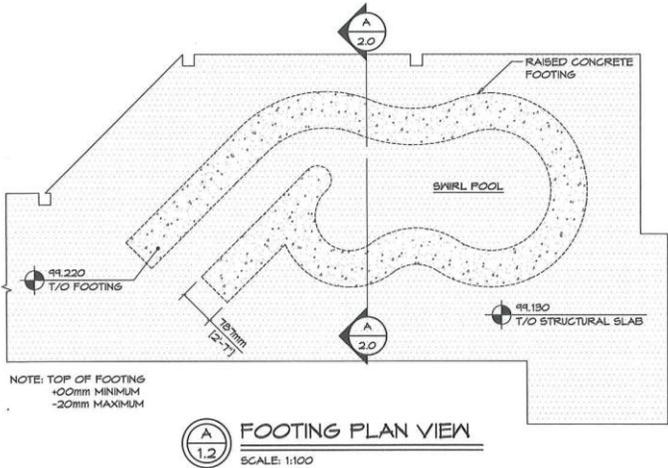
16. APPENDICES

Appendix A – Initial Shop Drawings of Existing Swirl Pool (to be decommissioned)

Plan View



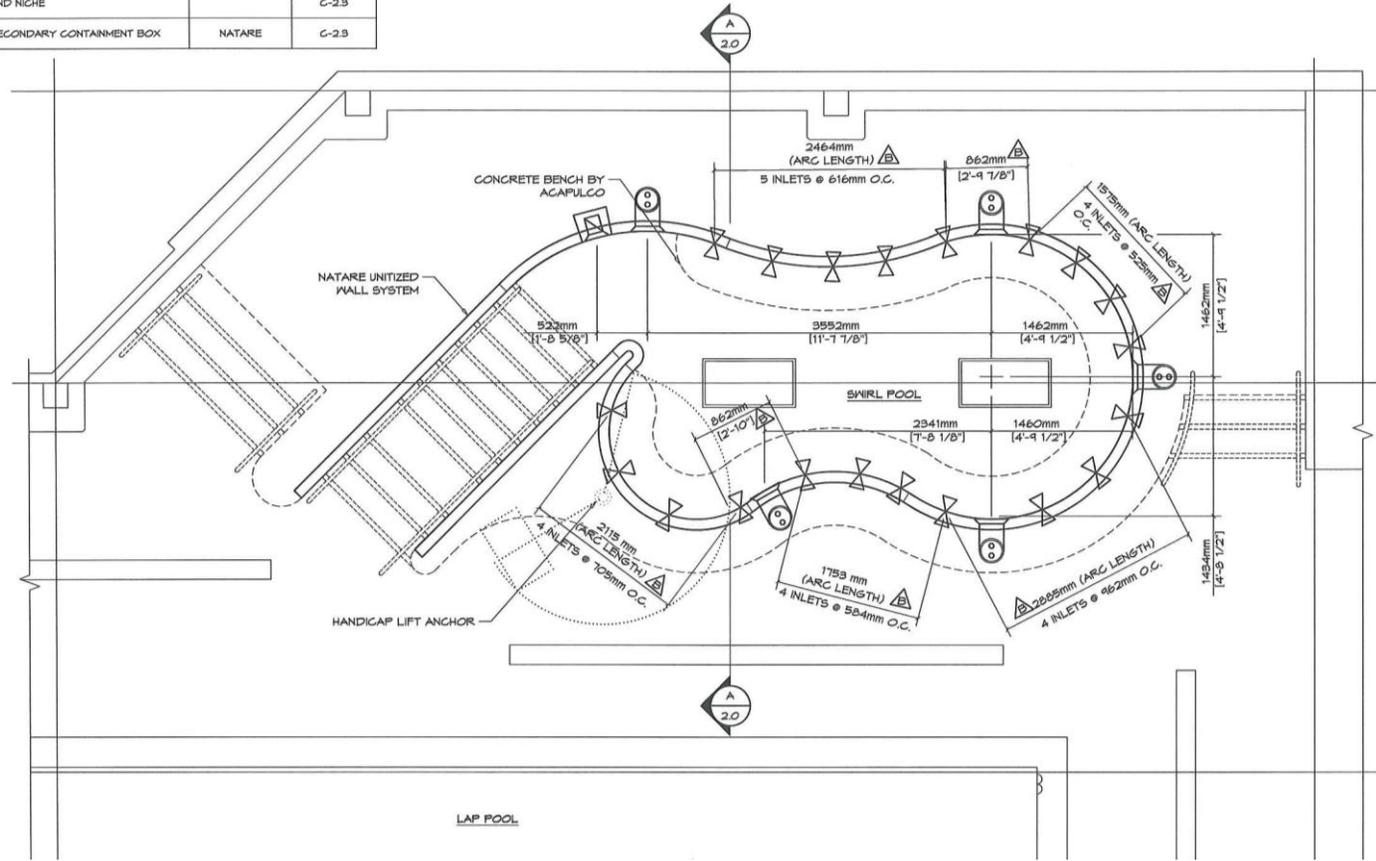
Footing Plan View



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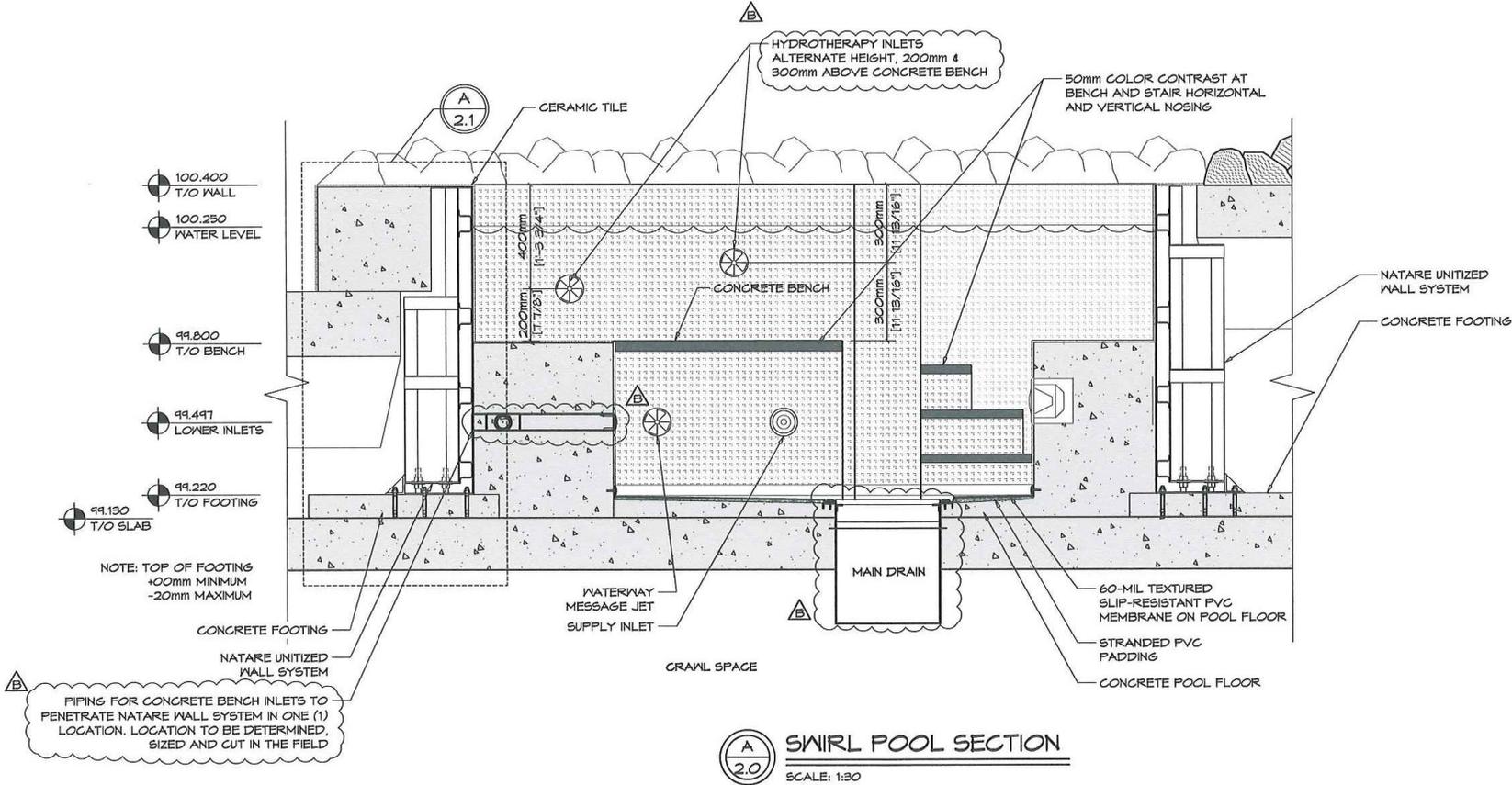
Pool Equipment Plan View

| POOL EQUIPMENT LIST | | | | |
|---------------------|------|---|-------------|--------|
| SYMBOL | QTY. | DESCRIPTION | PROVIDED BY | DETAIL |
| ◻ | 8 | NATARE UNITIZED WALL SEGMENT | NATARE | A-2.1 |
| ⊗ | 5 | FUNCHED OPENING FOR BERMUDA SKIMMER, P/N 506421 | | B-2.2 |
| ⊗ | 20 | FUNCHED OPENING FOR WATERWAY MASSAGE JET, P/N 210-5860, 210-8750, 210-950 | | C-2.2 |
| ◻ | 2 | STAINLESS STEEL MAIN DRAIN BOX WITH GPM POLYMER GRATING | NATARE | A-3.0 |
| ⊗ | 1 | SMALL UNDERWATER LIGHT AND NICHE | | C-2.3 |
| ◻ | 1 | SMALL UNDERWATER LIGHT SECONDARY CONTAINMENT BOX | NATARE | C-2.3 |

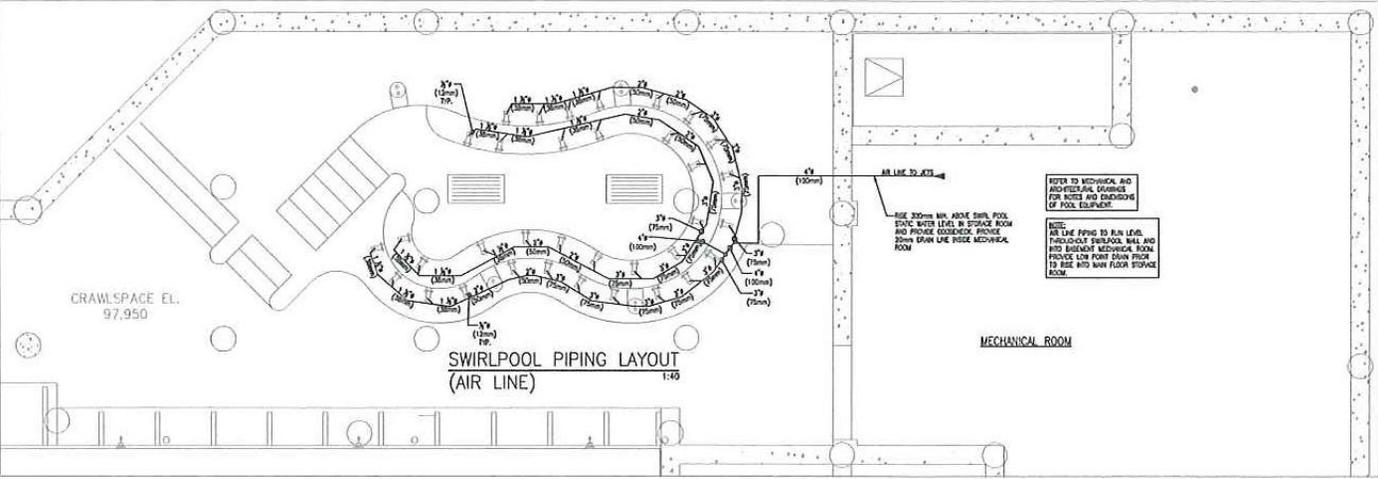
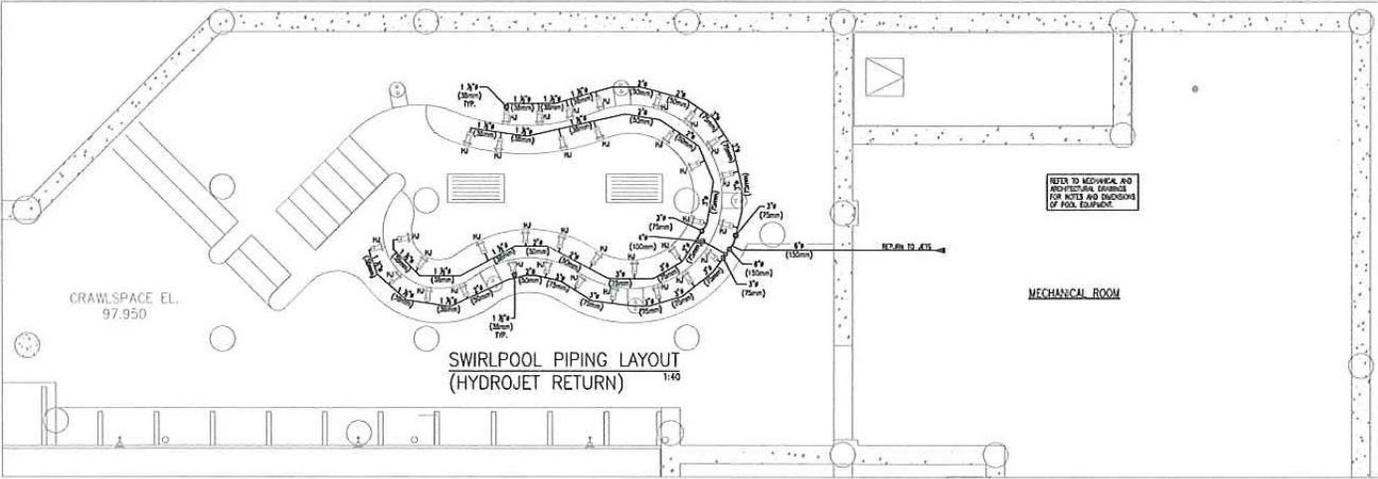


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Section View



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Appendix B – Photos of Existing Conditions

Southwest Corner



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Northwest Corner



North End

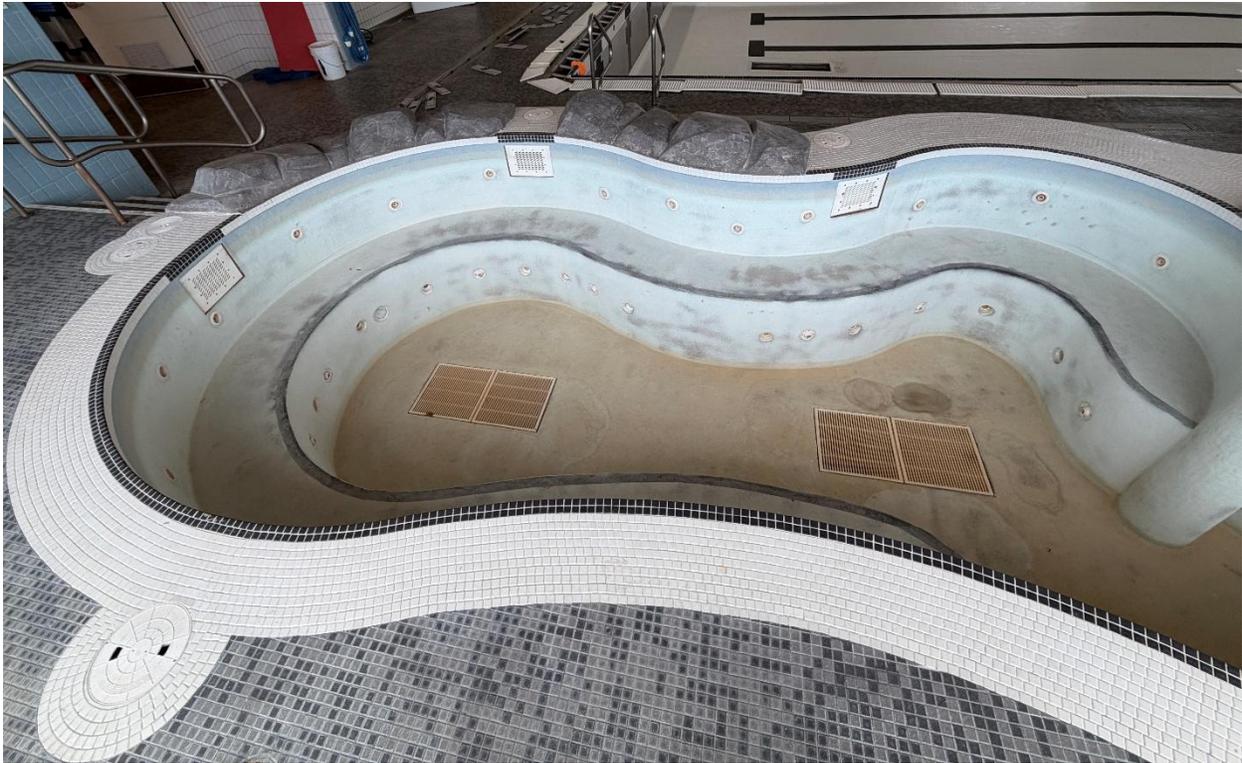


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Northeast Corner



East Side



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Southeast Corner



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South End



Pool Deck



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Mechanical Room

