

ITEM No ...8.....

REPORT TO: CITY DEVELOPMENT COMMITTEE – 27 MARCH 2017

REPORT ON: TENDERS RECEIVED BY HEAD OF DESIGN & PROPERTY

REPORT BY: HEAD OF DESIGN & PROPERTY

REPORT NO: 104-2017

1 PURPOSE OF REPORT

1.1 This report details tenders received and requests a decision on acceptance thereof.

2 RECOMMENDATION

2.1 Approval is recommended of (1) the acceptance of the tenders submitted by the undernoted contractors and (2) the undernoted total amount, including allowances, for each project.

Project Reference	Project Description	Contractor	Tender Amount	Fees & Other Costs	Total Amount
P1662	Lynch Centre Structural Improvements	Construction Services	£15,626.80	£3,340.00	£18,966.80
16-6025	Ancrum Road Primary School - Replacement Windows	Construction Services	£135,934.66	£20,798.00	£156,732.66
16-6010	Cleington Primary School - Replacement Windows Phases 2A & 3	Construction Services	£261,187.55	£39,961.70	£301,149.25
16-6020	Glebelands Primary School - Replacement of Fire Doors	Construction Services	£63,465.23	£9,710.18	£73,175.41
16-6013	Harris Academy, Elliot Road Sports Pavilion - Male Toilet Shower Upgrade	Construction Services	£14,817.24	£2,267.04	£17,084.28
16-6040	Rockwell Primary School - Domestic Hot water Installation	Construction Services	£91,822.93	£14,048.91	£105,871.84
16-6018	SS Peter & Paul Primary School - Replacement of Fire Doors	Construction Services	£19,980.62	£3,057.03	£23,037.65
16-008	The Junction Young Persons Residential Unit - Replacement Soffit and Fascia Boards	Construction Services	£37,076.65	£5,672.73	£42,749.38
16-007	Turriff House - External Repaint	Construction Services	£8,888.14	£1,359.89	£10,248.03
16-005	Whitetop Centre - Alterations and Lift Replacement - Phase 4	Construction Services	£361,567.33	£55,319.80	£416,887.13
16-2314	Various Properties - Asbestos Management Surveys	Askams Compliance Services	£300,000.00	£30,000.00	£330,000.00
15-1046	Various Properties - Service and Maintenance of Local Exhaust Ventilation Systems	Active Energy Solutions Ltd, Glasgow	£47,994.00	£4,799.00	£52,793.00
15-50790	Various Properties - Service and Maintenance of	Tayside Doors and Windows, Dundee	£71,131.00	£7,114.00	£78,245.00

Automatic Doors				
16-6037 – Forthill Primary School – Renew Roof Coverings Over Tower Block	Construction Services	£103,563.99	£15,845.29	£119,409.28
16-009 – Kirkton Community Centre - Installation of Rooflights to Youth Area	Construction Services	£35,273.24	£5,396.81	£40,670.05

3 FINANCIAL IMPLICATIONS

- 3.1 The Executive Director of Corporate Services has confirmed that funding for the above project is available as detailed on the attached sheet.

4 POLICY IMPLICATIONS

- 4.1 This Report has been screened for any policy implications in respect of Sustainability, Strategic Environmental Assessment, Anti-Poverty, Equality Impact Assessment and Risk Management. Any issues are detailed on the attached sheets.

5 CONSULTATIONS

- 5.1 The Chief Executive, Executive Director of Corporate Services and the Head of Democratic and Legal Services have been consulted and are in agreement with the contents of this report.

6 BACKGROUND PAPERS

- 6.1 None.

7 FURTHER INFORMATION

- 7.1 Detailed information relating to the above Tenders is included on the attached sheet. The construction works in this report have been procured using the general guidance contained in the following documents approved by the Council:
- a Report: 148-2003 - Partnering Guidelines for Construction Projects;
 - b Report: 356-2009 - Construction Procurement Policy; and
 - c Standing Orders - Tender Procedures of the Council.

Mike Galloway
Executive Director of City Development

Fergus Wilson
Head of Design & Property

FW/JM/RP/CC/KM

15 March 2017

Dundee City Council
Dundee House
Dundee

CLIENT	CITY DEVELOPMENT	CITY DEVELOPMENT
PROJECT NUMBER PROJECT PROJECT INFORMATION	16-6010 Cleington Primary School – Replacement Windows Phases 2A and 3 Renewal of existing steel windows to North Elevation and dormers to South Elevation with high performance double glazed polyester powder coated steel windows.	16-6020 Glebelands Primary School - Replacement of Fire Doors Replacement of 18 sets of existing stairwell/corridor fire doors to provide 1 hour fire protection.
ESTIMATED START AND COMPLETION DATES	July 2017 August 2017	July 2017 August 2017
TOTAL COST	Several Works £261,187.55 Allowances <u>£39,961.70</u> Total <u>£301,149.25</u>	Several Works £63,465.23 Allowances <u>£9,710.18</u> Total <u>£73,175.41</u>
FUNDING SOURCE	Capital – Corporate Asset Management - Window Replacement	Capital – Corporate Asset Management/Structural Improvements and Property Upgrades
BUDGET PROVISION & PHASING	2016/17 £23,977.00 2017/18 <u>£277,172.25</u> <u>£301,149.25</u>	2016/17 £5,825.00 2017/18 <u>£67,350.41</u> <u>£73,175.41</u>
ADDITIONAL FUNDING	None	None
REVENUE IMPLICATIONS	None.	None.
POLICY IMPLICATIONS	There are no major issues.	There are no major issues.
TENDERS	Negotiated contract: <u>Tenderers</u> <u>Tender</u> Construction Services £261,187.55	Negotiated contract: <u>Tenderers</u> <u>Tender</u> Construction Services £63,465.23
RECOMMENDATION	Acceptance of offer.	Acceptance of offer.
ALLOWANCES	Professional Services <u>£39,961.70</u> Total <u>£39,961.70</u>	Professional Services <u>£9,710.18</u> Total <u>£9,710.18</u>
SUB-CONTRACTORS	None	None
BACKGROUND PAPERS	None	None

CLIENT	CITY DEVELOPMENT	CITY DEVELOPMENT
PROJECT NUMBER PROJECT PROJECT INFORMATION	16-6013 Harris Academy, Elliot Road Sports Pavilion - Male Toilet Shower Upgrade Upgrade male toilets and showers, install wetwall to showers, non slip flooring and redecorate.	16-6040 Rockwell Primary School - Domestic Hot water Installation Refurbishment of existing water services including new cold water break tanks and water booster, removal of accessible redundant hot and cold pipework and install new hot and cold water service pipework to existing appliances and equipment.
ESTIMATED START AND COMPLETION DATES	July 2017 August 2017	May 2017 June 2017
TOTAL COST	Several Works £14,817.24 Allowances <u>£2,267.04</u> Total <u>£17,084.28</u>	Several Works £91,822.93 Allowances <u>£14,048.91</u> Total <u>£105,871.84</u>
FUNDING SOURCE	Capital – Corporate Asset Management/Structural Improvements and Property Upgrades	Capital – Corporate Asset Management/Heating and Ventilation Systems
BUDGET PROVISION & PHASING	2016/17 £1,360.00 2017/18 <u>£15,724.28</u> <u>£17,084.28</u>	2016/17 £8,430.00 2017/18 <u>£97,441.84</u> <u>£105,871.84</u>
ADDITIONAL FUNDING	None	None
REVENUE IMPLICATIONS	None	None
POLICY IMPLICATIONS	There are no major issues.	There are no major issues.
TENDERS	Negotiated contract. <u>Tenderers</u> <u>Tender</u> Construction Services £14,817.24	Negotiated contract. <u>Tenderers</u> <u>Tender</u> Construction Services £91,822.93
RECOMMENDATION	Acceptance of offer.	Acceptance of offer.
ALLOWANCES	Professional Services <u>£2,267.04</u> Total <u>£2,267.04</u>	Professional Services <u>£14,048.91</u> Total <u>£14,048.91</u>
SUB-CONTRACTORS	None	None
BACKGROUND PAPERS	None	None

CLIENT	CITY DEVELOPMENT	CITY DEVELOPMENT
PROJECT NUMBER PROJECT PROJECT INFORMATION	16-6018 SS Peter & Paul Primary School - Replacement of Fire Doors Replacement of 6 Nr sets of existing corridor double fire doors to provide 1 hour fire protection.	16-008 The Junction Young Persons Residential Unit - Replacement Soffit and Fascia Boards Replacement of existing soffit and fascia boards with new PVCu type, including associated rhone pipes.
ESTIMATED START AND COMPLETION DATES	July 2017 August 2017	April 2017 October 2017
TOTAL COST	Several Works £19,980.62 Allowances <u>£3,057.03</u> Total <u>£23,037.65</u>	Several Works £37,076.65 Allowances <u>£5,672.73</u> Total <u>£42,749.38</u>
FUNDING SOURCE	Capital – Corporate Asset Management/Structural Improvements and Property Upgrades	Capital - Corporate Asset Management/Structural Improvements & Property Upgrades
BUDGET PROVISION & PHASING	2016/17 £1,835.00 2017/18 <u>£21,202.65</u> <u>£23,037.65</u>	2016/17 £3,400.00 2017/18 <u>£39,349.38</u> <u>£42,749.38</u>
ADDITIONAL FUNDING	None	None
REVENUE IMPLICATIONS	None	None
POLICY IMPLICATIONS	There are no major issues.	There are no major issues.
TENDERS	Negotiated contract. <u>Tenderers</u> <u>Tender</u> Construction Services £19,980.62	Negotiated contract. <u>Tenderers</u> <u>Tender</u> Construction Services £37,076.65
RECOMMENDATION	Acceptance of offer.	Acceptance of offer.
ALLOWANCES	Professional Services <u>£3,057.03</u> Total <u>£3,057.03</u>	Professional Services <u>£5,672.73</u> Total <u>£5,672.73</u>
SUB-CONTRACTORS	None	None
BACKGROUND PAPERS	None	None

CLIENT	CITY DEVELOPMENT	CITY DEVELOPMENT
PROJECT NUMBER PROJECT PROJECT INFORMATION	16-007 Turrieff House – External Repaint Redecoration of external doors, windows, screens, fascia boards, soffits, garage doors and gas house.	16-005 Whitetop Centre - Alterations and Lift Replacement - Phase 4 Various works to the Whitetop Centre including external area works, new lift installation, new flooring, decoration, electrical and mechanical works including a pool hydraulic system.
ESTIMATED START AND COMPLETION DATES	April 2017 October 2017	April 2017 August 2017
TOTAL COST	Several Works £8,888.14 Allowances <u>£1,359.89</u> Total <u>£10,248.03</u>	Several Works £361,567.33 Allowances <u>£65,319.80</u> Total <u>£426,887.13</u>
FUNDING SOURCE	Capital - Corporate Asset Management/Structural Improvements & Property Upgrades	Capital - Corporate Asset Management/Structural Improvements & Property Upgrades
BUDGET PROVISION & PHASING	2016/17 £815.00 2017/18 <u>£9,433.03</u> <u>£10,248.03</u>	2016/17 £33,190.00 2017/18 <u>£393,697.13</u> <u>£426,887.13</u>
ADDITIONAL FUNDING	None	None
REVENUE IMPLICATIONS	None	None
POLICY IMPLICATIONS	There are no major issues.	There are no major issues.
TENDERS	Negotiated contract: <u>Tenderers</u> <u>Tender</u> Construction Services £8,888.14	Negotiated contract: <u>Tenderers</u> <u>Tender</u> Construction Services £361,567.33
RECOMMENDATION	Acceptance of offer.	Acceptance of offer.
ALLOWANCES	Professional Services <u>£1,359.89</u> Total <u>£1,359.89</u>	Professional Services £55,319.80 Allowances <u>£10,000.00</u> Total <u>£65,319.80</u>
SUB-CONTRACTORS	None	None
BACKGROUND PAPERS	None	None

CLIENT	CITY DEVELOPMENT	CITY DEVELOPMENT																				
PROJECT NUMBER PROJECT PROJECT INFORMATION	16-2314 Various Properties - Asbestos Management Surveys The works comprise of the detailed specialist inspection of 172 Council properties and the preparation of Asbestos Registers for each as required by the Control of Asbestos Regulations 2012.	15-1046 Various Properties - Service and Maintenance of Local Exhaust Ventilation Systems The works comprise the servicing and maintenance of Local Exhaust Ventilation Systems to 16 properties over a 3 year term contract.																				
ESTIMATED START AND COMPLETION DATES	March 2017 September 2017	May 2017 April 2020																				
TOTAL COST	Several Works Allowances Total	Servicing and Maintenance Works Allowances Total																				
	£300,000.00 <u>£30,000.00</u> <u>£330,000.00</u>	£47,994.00 <u>£4,799.40</u> <u>£52,793.40</u>																				
FUNDING SOURCE	Revenue – Property Health and Safety	Revenue – Property Health and Safety																				
BUDGET PROVISION & PHASING	2016/17 2017/18	2016-19																				
	£30,000.00 <u>£300,000.00</u> <u>£330,000.00</u>	£52,793.40																				
ADDITIONAL FUNDING	None	None																				
REVENUE IMPLICATIONS	None	None																				
POLICY IMPLICATIONS	There are no major issues.	There are no major issues.																				
TENDERS	The project was procured through the Scottish Excel framework. <table border="0"> <thead> <tr> <th><u>Tenderers</u></th> <th><u>Tender</u></th> </tr> </thead> <tbody> <tr> <td>Askams Compliance Services, Cramlington</td> <td>£300,000.00</td> </tr> </tbody> </table>	<u>Tenderers</u>	<u>Tender</u>	Askams Compliance Services, Cramlington	£300,000.00	The project was procured through the Public Contracts Scotland Portal, three compliant offers were received. Evaluation scores on a cost/quality basis as noted below. <table border="0"> <thead> <tr> <th><u>Tenderers</u></th> <th><u>Tender</u></th> <th><u>Quality Ranking</u></th> <th><u>Cost/Quality Ranking</u></th> </tr> </thead> <tbody> <tr> <td>Active Energy Solutions Ltd, Glasgow</td> <td>£47,994.00</td> <td>1</td> <td>1</td> </tr> <tr> <td>Lovats Catering Engineering Services, Kirkcaldy</td> <td>£53,834.00</td> <td>2</td> <td>2</td> </tr> <tr> <td>Chillforce Ltd, Dundee</td> <td>£52,840.00</td> <td>3</td> <td>3</td> </tr> </tbody> </table>	<u>Tenderers</u>	<u>Tender</u>	<u>Quality Ranking</u>	<u>Cost/Quality Ranking</u>	Active Energy Solutions Ltd, Glasgow	£47,994.00	1	1	Lovats Catering Engineering Services, Kirkcaldy	£53,834.00	2	2	Chillforce Ltd, Dundee	£52,840.00	3	3
<u>Tenderers</u>	<u>Tender</u>																					
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Active Energy Solutions Ltd, Glasgow	£47,994.00	1	1																			
Lovats Catering Engineering Services, Kirkcaldy	£53,834.00	2	2																			
Chillforce Ltd, Dundee	£52,840.00	3	3																			
RECOMMENDATION	Acceptance of the offer from Askams Compliance Services up to the value of £300,000	Acceptance of the offer from Active Energy Solutions Ltd, Glasgow.																				
ALLOWANCES	Professional Services Total	Professional Services Total																				
	<u>£30,000.00</u> <u>£30,000.00</u>	<u>£4,799.40</u> <u>£4,799.40</u>																				
SUB-CONTRACTORS	None	None																				
BACKGROUND PAPERS	None	None																				

CLIENT	CITY DEVELOPMENT	CITY DEVELOPMENT																				
PROJECT NUMBER PROJECT PROJECT INFORMATION	15-50790 Various Properties - Service and Maintenance of Automatic Doors The works comprise the servicing and maintenance of Automatic Doors to 79 properties over a 3 year term contract.	16-6037 Forthill Primary School – Renew Roof Coverings Over Tower Block and Plant Room Replace existing flat roof covering with a new roofing system.																				
ESTIMATED START AND COMPLETION DATES	May 2017 April 2020	June 2017 October 2017																				
TOTAL COST	Several Works £71,131.00 Allowances <u>£7,114.00</u> Total <u>£78,245.00</u>	Several Works £103,563.99 Allowances <u>£15,845.29</u> Total <u>£119,409.28</u>																				
FUNDING SOURCE	Revenue – Property Health and Safety	Capital - Corporate Asset Management - Roof Replacement/Improvement Programme																				
BUDGET PROVISION & PHASING	2016-19 £78,245.00	2016/17 £9,509.00 2017/18 <u>£109,900.28</u> <u>£119,409.28</u>																				
ADDITIONAL FUNDING	None	None																				
REVENUE IMPLICATIONS	None	None																				
POLICY IMPLICATIONS	There are no major issues.	There are no major issues.																				
TENDERS	The project was procured through the Public Contracts Scotland Portal, three compliant offers were received. Evaluation scores on a cost/quality basis as noted below. <table border="1"> <thead> <tr> <th><u>Tenderers</u></th> <th><u>Tender</u></th> <th><u>Quality Ranking</u></th> <th><u>Cost/Quality Ranking</u></th> </tr> </thead> <tbody> <tr> <td>Tayside Doors and Windows, Dundee</td> <td>£71,131.00</td> <td>1</td> <td>1</td> </tr> <tr> <td>K D Doors Ltd, Bellshill</td> <td>£77,756.70</td> <td>3</td> <td>2</td> </tr> <tr> <td>GEZE Ltd, Staffordshire</td> <td>£97,061.58</td> <td>2</td> <td>3</td> </tr> </tbody> </table>	<u>Tenderers</u>	<u>Tender</u>	<u>Quality Ranking</u>	<u>Cost/Quality Ranking</u>	Tayside Doors and Windows, Dundee	£71,131.00	1	1	K D Doors Ltd, Bellshill	£77,756.70	3	2	GEZE Ltd, Staffordshire	£97,061.58	2	3	Negotiated contract: <table border="1"> <thead> <tr> <th><u>Tenderers</u></th> <th><u>Tender</u></th> </tr> </thead> <tbody> <tr> <td>Construction Services</td> <td>£103,563.99</td> </tr> </tbody> </table>	<u>Tenderers</u>	<u>Tender</u>	Construction Services	£103,563.99
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Tayside Doors and Windows, Dundee	£71,131.00	1	1																			
K D Doors Ltd, Bellshill	£77,756.70	3	2																			
GEZE Ltd, Staffordshire	£97,061.58	2	3																			
<u>Tenderers</u>	<u>Tender</u>																					
Construction Services	£103,563.99																					
RECOMMENDATION	Acceptance of the offer from Tayside Doors and Windows, Dundee.	Acceptance of offer.																				
ALLOWANCES	Professional Services <u>£7,114.00</u> Total <u>£7,114.00</u>	Professional Services <u>£15,845.29</u> Total <u>£15,845.29</u>																				
SUB-CONTRACTORS	None	None																				
BACKGROUND PAPERS	None	None																				

CLIENT	CITY DEVELOPMENT	
PROJECT NUMBER PROJECT PROJECT INFORMATION	16-009 Kirkton Community Centre – Installation of Rooflights to Youth Area The works comprise the installation of 9 rooflights.	
ESTIMATED START AND COMPLETION DATES	April 2017 August 2017	
TOTAL COST	Several Works Allowances Total	£35,273.24 <u>£5,396.81</u> <u>£40,670.05</u>
FUNDING SOURCE BUDGET PROVISION & PHASING	Capital - Corporate Asset Management -Window Replacement 2016/17 2017/18	£3,238.00 <u>£37,432.05</u> <u>£40,670.05</u>
ADDITIONAL FUNDING	None	
REVENUE IMPLICATIONS	None	
POLICY IMPLICATIONS	There are no major issues.	
TENDERS	Negotiated contract: <u>Tenderers</u> Construction Services	<u>Tender</u> £35,273.24
RECOMMENDATION	Acceptance of offer.	
ALLOWANCES	Professional Services Total	<u>£5,396.81</u> <u>£5,396.81</u>
SUB-CONTRACTORS	None	
BACKGROUND PAPERS	None	