

REPORT TO: Housing Committee - 20 January 2003

REPORT ON: Tenders Received

REPORT BY: City Architectural Services Officer

REPORT NO: 40-2003

PURPOSE OF REPORT

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

RECOMMENDATIONS

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	Contractor	Tender Amount	Total Amount	Finance Available
02-672	Whitfield 5th Development: Kirkconnel Terrace and Strathaven Terrace - Pitched Roof Repairs	Dundee Contract Services	£153,281.11	£166,241.11	£180,000.00
02-1212	Lawton Boots Phase 2, Lawton 1st and Glenprosen Developments - Security Lighting	Jaydee Heating and Electrical, Dundee	£22,195.82	£24,068.82	£75,000.00
02-1170	St Mary's 10th and 11th Developments Cottages - Heating Installations	British Gas plc, Uddingston	£68,738.90	£114,485.99	£114,485.99
02-641	Linlathen 2nd Development: 7 Darvel Place - Roof and Render Repairs	Dundee Contract Services	£25,574.20	£29,468.20	£29,468.20

FINANCIAL IMPLICATIONS

The Director of Finance has confirmed that funding for the above projects is available as detailed on the attached sheets.

CONSULTATIONS

The Client Department has been consulted with regard to Local Agenda 21 and Equal Opportunities implications.

BACKGROUND PAPERS

Unless stated otherwise on the attached sheets, no background papers, as defined by Section 50D of the Local Government (Scotland) Act 1973 (other than any containing confidential or exempt information), were relied on to any material extent in preparing this report.

FURTHER INFORMATION

Detailed information relating to the above Tenders is included on the attached sheets.

John T P Porter
City Architectural Services Officer
13 January 2003
40-2003

HOUSING COMMITTEE - 20 JANUARY 2003

CLIENT	Housing	Housing
PROJECT REFERENCE PROJECT	02-672 Whitfield 5th Development: Kirkconnel Terrace and Strathaven Terrace Pitched Roof Repairs	02-1212 Lawton Boots Phase 2, Lawton 1st and Glenprosen Developments Security Lighting
DESCRIPTION OF WORKS	Replacement of existing tile roofing with new concrete tiles to 20 houses	Installation of external security lighting in fourteen streets at the above developments
TOTAL COST	<div> <div>Several Works</div> <div>£153,281.11</div> <div>Allowances</div> <div>£12,960.00</div> <div>TOTAL</div> <div>£166,241.11</div> </div>	<div> <div>Several Works</div> <div>£22,195.82</div> <div>Allowances</div> <div>£1,873.00</div> <div>TOTAL</div> <div>£24,068.82</div> </div>
FUNDING SOURCE BUDGET PROVISION & PHASING ADDITIONAL FUNDING	<div>Draft capital estimates</div> <div>2003/2004</div> <div>£180,000.00</div> <div>None</div>	<div>Capital Estimates for Other Security Lighting</div> <div>2002/2003</div> <div>£75,000.00</div> <div>None</div>
REVENUE IMPLICATIONS	The renewal of the roofs will reduce future maintenance costs and lead to revenue savings	None
LOCAL AGENDA 21	Resources are used efficiently and waste is minimised	The enhanced level of lighting reduces fear of personal violence from crime
EQUAL OPPORTUNITIES	None	None
TENDERS	<div>Negotiated offer:</div> <div>1 Dundee Contract Services</div> <div>£153,281.11</div>	<div>Six invited; four received</div> <div>1 Jaydee Heating and Electrical, Dundee</div> <div>2 E W Edwardson Ltd, Glenrothes</div> <div>3 Alliance Electrical Services Ltd, Dundee</div> <div>Highest Tender</div> <div>Received</div> <div>£22,195.82</div> <div>£24,226.60</div> <div>£30,179.55</div> <div>£37,081.95</div> <div>Checked</div> <div>£22,195.82</div> <div>£24,226.60</div> <div>£30,179.55</div>
RECOMMENDATION	Acceptance of offer	Acceptance of lowest tender
ALLOWANCES	<div>Professional Services</div> <div>£12,960.00</div> <div>TOTAL</div> <div>£12,960.00</div>	<div>Professional Services</div> <div>£1,873.00</div> <div>TOTAL</div> <div>£1,873.00</div>
SUB-CONTRACTORS	None	None
BACKGROUND PAPERS	None	None

HOUSING COMMITTEE - 20 JANUARY 2003

CLIENT	Housing		Housing	
PROJECT REFERENCE PROJECT	02-1170 St Mary's 10th and 11th Developments Cottages		02-641 Linlathen 2nd Development: 7 Darvel Place	
DESCRIPTION OF WORKS	Heating Installations Installation of electric or gas central heating to 23 houses in St Clements Place, St Dennis Terrace, St Kilda Road and St Giles Terrace		Roof and Render Repairs Hammer testing and subsequent repairs to rendering and renewal of roof tiles.	
TOTAL COST	Several Works	£68,738.90	Several Works	£25,574.20
	Allowances	£45,747.09	Allowances	£3,894.00
	TOTAL	£114,485.99	TOTAL	£29,468.20
FUNDING SOURCE BUDGET PROVISION & PHASING ADDITIONAL FUNDING	Capital 2002/2003	£74,000.00	Urgent roof repairs 2002/2003	£29,468.20
	Balance will be met from the overall allowance for heating installations in the Housing Capital Budget 2002/2003	£40,485.99	None	
REVENUE IMPLICATIONS	Where tenants choose gas heating this will be added to the gas maintenance programme		The renewal of the roofs will reduce future maintenance costs and lead to revenue savings	
LOCAL AGENDA 21	Heating is being installed in houses which have previously benefited from the installation of double glazing, thus meeting energy efficiency objectives		Resources are used efficiently and waste is minimised	
EQUAL OPPORTUNITIES	None		None	
TENDERS	Four invited; three received	Received	Checked	
	1 British Gas plc, Uddingston	£68,738.90	£68,738.90	Negotiated offer:
	2 Peter Drummond, Meigle	£70,723.35	£70,873.35	1 Dundee Contract Services
	3 Domestic Plumbing & Heating Ltd, Dundee	£72,065.26	£72,065.26	£25,574.20
	Highest Tender	£82,761.24		
RECOMMENDATION	Acceptance of lowest tender		Acceptance of offer	
ALLOWANCES	Redecoration of elderly tenants' houses	£20,400.00	Professional Services	£3,894.00
	Decoration Vouchers	£2,400.00		
	Carpet Vouchers	£350.00		
	Decanting of tenants	£7,200.00		
	Gas Connection charges	£2,697.09		
	Electric Connection charges	£4,000.00		
	Professional Services	£8,700.00		
	TOTAL	£45,747.09	TOTAL	£3,894.00
SUB-CONTRACTORS	C&D Heating Services, Crief	Gas Heating	None	
	Kelwood Electrical, Dumfries	Electrical		
	DCL Joinery & Contractors	Builder and Joinery		
BACKGROUND PAPERS	None		None	