

REPORT TO: Housing Committee - 21 June 2004

REPORT ON: Tenders Received

REPORT BY: City Architectural Services Officer

REPORT NO: 469-2004

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
03-1073	Brington Place Sheltered Housing - Replacement Wardens Communication System	Tunstall Telecom Ltd, Yorkshire	£142,548.81	£173,712.81	£173,712.81
04-540	St Marys 12th Development - Pitched Roof Repairs Phase 2	Ward Building Services Ltd, Dundee	£123,118.20	£133,610.20	£133,610.20
04-1822	City Wide Roof Surveys 2004 - Access and Attendance Works	Raynor Roofing Ltd, Dundee	£29,740.00	£32,021.00	£40,000.00
03-558	Powrie Place Sheltered Housing Complex - Alterations to Communal Areas	Miurfield (Contracts) Ltd., Dundee	£165,903.81	£203,787.81	£203,787.81

FINANCIAL IMPLICATIONS

The Depute Chief Executive (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 and the Chief Executive and the Depute Chief Executives (Support Services) and (Finance) have also been consulted in the preparation of this report.

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
16 June 2004

469-2004

HOUSING COMMITTEE - 21 JUNE 2004

CLIENT	Housing	Housing
PROJECT REFERENCE	03-1073	04-540
PROJECT	Brington Place Sheltered Housing	St Marys 12th Development
DESCRIPTION OF WORKS	Replacement Wardens Communication System Replacement of the existing system to 98 addresses in Southampton Road, Craigie Drive and Brington Place	Pitched Roof Repairs Phase 2 Renewal of roof coverings to 5 blocks each of 6 flats at 17,19,31,33,35 St Nicholas Place
TOTAL COST	Several Works £142,548.81 Allowances £31,164.00 TOTAL £173,712.81	Several Works £123,118.20 Allowances £10,492.00 TOTAL £133,610.20
FUNDING SOURCE	Capital Financed for Current Revenue	Capital
BUDGET PROVISION & PHASING	2004/2005 £120,000.00	2004/2005 £120,000.00
ADDITIONAL FUNDING	Balance met from overall allowance for wardens call replacements £53,712.81	Balance met from the overall budget for roof repairs £13,610.20
REVENUE IMPLICATIONS	None	Renewal of the roof coverings will reduce future maintenance costs and lead to revenue savings
LOCAL AGENDA 21	None	Resources are used efficiently and waste minimised
EQUAL OPPORTUNITIES	None	None
TENDERS	In view of the need to consult and work closely with a specialist firm to determine an appropriate specification and consider compatibility issues related to existing equipment, the Director of Housing requested a contract be negotiated with a firm who had previously carried out similar work, as follows: 1 Tunstall Telecom Ltd, Yorkshire £142,548.81	Four invited; four received <i>Received</i> <i>Checked</i> 1 Ward Building Services Ltd, Dundee £123,118.20 £123,118.20 2 Raynor Roofing Ltd, Dundee £124,281.54 3 Muirfield (Contracts) Ltd, Dundee £124,247.53 Highest Tender £130,370.00
RECOMMENDATION	Acceptance of the offer:	Acceptance of lowest tender
ALLOWANCES	Contingencies £14,000.00 Planning Supervisor £1,304.00 Professional Services £15,860.00 TOTAL £31,164.00	Planning Supervisor £1,136.00 Professional Services £9,356.00 TOTAL £10,492.00
SUB-CONTRACTORS	None	Ward Plumbing & Heating, Dundee Plumber
BACKGROUND PAPERS	None	None

HOUSING COMMITTEE - 21 JUNE 2004

CLIENT	Housing		Housing	
PROJECT REFERENCE	04-1822		03-558	
PROJECT	City Wide Roof Surveys 2004		Powrie Place Sheltered Housing Complex	
DESCRIPTION OF WORKS	Access and Attendance Works Provision of scaffolding and slaters/roofers to open up and reinstate areas of roofing at 96 properties throughout the city to allow inspections to be carried out.		Alterations to Communal Areas Alterations to the existing lounge, slapping through to and conversion of an adjacent flat to extend the lounge area and facilities; construction of a new conservatory and installation of new security doors within access corridors	
TOTAL COST	Several Works	£29,740.00	Several Works	£165,903.81
	Allowances	£2,281.00	Allowances	£37,884.00
	TOTAL	£32,021.00	TOTAL	£203,787.81
FUNDING SOURCE	Capital		Capital	
BUDGET PROVISION & PHASING	2004/2005	£40,000.00	2004/2005	£150,000.00
ADDITIONAL FUNDING	None		Balance met from the Capital budget	
				£53,787.81
REVENUE IMPLICATIONS	None		None	
LOCAL AGENDA 21	None		None	
EQUAL OPPORTUNITIES	None		None	
TENDERS	Four invited; four received	<i>Received</i>	<i>Checked</i>	Six invited; five received
				<i>Received</i>
				<i>Checked</i>
	1 Raynor Roofing Ltd, Dundee	£29,740.00	£29,740.00	1 Miurfield (Contracts) Ltd., Dundee
	2 Ward Building Services Ltd, Dundee	£32,700.00	£32,700.00	2 Alexander Oastler Ltd., Dundee
	3 Tay Roofing Service Ltd, Dundee	£37,356.00	£37,356.00	3 George Martin Ltd., Dundee
	Highest Tender	£47,290.00		Highest Tender
				£165,910.67
				£172,896.15
				£182,183.13
				£193,857.00
RECOMMENDATION	Acceptance of lowest tender		Acceptance of lowest tender	
ALLOWANCES	Professional Services	£2,281.00	Furniture & Equipment	£2,000.00
			Fire Alarms	£4,100.00
			Electric Supply	£1,329.00
			Building Warrant	£770.00
			Planning Supervisor	£1,360.00
			Professional Services	£28,325.00
	TOTAL	£2,281.00	TOTAL	£37,884.00
SUB-CONTRACTORS	A&J Maintenance Support Ltd, Dundee	Scaffolding	McGill Electrical Ltd., Dundee	Electrical
			G.S.Whyte & Co. Ltd., Monifieth	Plumber
			Angus Decorating Co. Ltd, Arbroath	Painter
BACKGROUND PAPERS	None		None	