

REPORT TO: HOUSING COMMITTEE – 23 AUGUST 2004

REPORT ON: 163-216 HADDINGTON CRESCENT - ASBESTOS REMOVAL AND DEMOLITION

REPORT BY: DIRECTOR OF PLANNING AND TRANSPORTATION

REPORT NO: 568-2004

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 the project.

Project Reference	Project Description	Contractor	Tender Amount	Total Amount	Finance Available
P03517/000	163-216 Haddington Crescent – Asbestos Removal and Demolition	Dundee Plant Co Ltd	£327,801.95	£424,026.95	£429,026.95
Total			£327,801.95	£424,026.95	£429,026.95

3 FINANCIAL IMPLICATION

3.1 The Depute Chief Executive (Finance) has confirmed that funding for the above project is available as detailed on the attached sheets.

4 CONSULTATIONS

4.1 The Chief Executive, Depute Chief Executive (Support Services), Depute Chief Executive (Finance) and Assistant Chief Executive (Community Planning) have been consulted and are in agreement with the contents of this report.

5 BACKGROUND PAPERS

5.1 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.

6 FURTHER INFORMATION

6.1 The cost being reported has been negotiated with the Contractor on the basis of a similar project they are currently undertaking at 1-36 and 133-168 Aberlady Crescent.

6.2 It was felt that the lowest price for the project could be achieved by extending the remit of the current Contractor rather than going out to competitive tender.

6.3 The Contractors offer shows a saving of approximately 5% on the rates for the similar project at Aberlady Crescent.

6.4 Two of the three blocks to be demolished are now unoccupied and have become the subject of continued vandalism. The Local Area Housing Office have to attend regularly to replace steel window and door shutters

- 6.5 In view of the ongoing safety concerns, it is felt that negotiating a price with the existing Contractor at Aberlady Crescent will allow the demolition to proceed at the earliest possible date.
- 6.6 Detailed information relating to the above Tender is included on the attached sheet.

Mike Galloway
Director of Planning & Transportation

Ken Laing
City Engineer

KL/IG/KM

11 August 2004

Dundee City Council
Tayside House
Dundee

HOUSING COMMITTEE – 23 AUGUST 2004

CLIENT	HOUSING													
PROJECT NUMBER PROJECT	P03517/000 103-216 Haddington Crescent - Asbestos Removal and Demolition													
TOTAL COST	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 80%;">Contract</td> <td style="text-align: right;">£327,801.95</td> </tr> <tr> <td>Non-Contract Allowances</td> <td style="text-align: right;">£85,000.00</td> </tr> <tr> <td>Fees</td> <td style="text-align: right;"><u>£11,225.00</u></td> </tr> <tr> <td>Total</td> <td style="text-align: right;">£424,026.95</td> </tr> </table>	Contract	£327,801.95	Non-Contract Allowances	£85,000.00	Fees	<u>£11,225.00</u>	Total	£424,026.95					
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Non-Contract Allowances	£85,000.00													
Fees	<u>£11,225.00</u>													
Total	£424,026.95													
FUNDING RESOURCE	HRA Repairs and renewal fund													
BUDGET PROVISION & PHASING	2004/2005 £424,026.95													
ADDITIONAL FUNDING														
REVENUE IMPLICATIONS	None													
LOCAL AGENDA 21 IMPLICATIONS	Hazardous materials will be removed prior to demolition of unwanted vacant and derelict buildings.													
TENDERS	Due to vandalism problems and consequential health and safety implications, a tender has been negotiated with Dundee Plant on the basis of a similar project being undertaken in Aberlady Crescent to allow the works to be carried out quickly.													
RECOMMENDATION	Accept offer from Dundee Plant.													
ALLOWANCES	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 80%;">Post Demolition Works</td> <td style="text-align: right;">£45,000</td> </tr> <tr> <td>Public Utility Diversions</td> <td style="text-align: right;">£20,000</td> </tr> <tr> <td>Contingencies</td> <td style="text-align: right;">£20,000</td> </tr> <tr> <td>Engineering Fees</td> <td style="text-align: right;">£10,000</td> </tr> <tr> <td>Planning Supervisor Fees</td> <td style="text-align: right;"><u>£1,225</u></td> </tr> <tr> <td>Total</td> <td style="text-align: right;">£96,225</td> </tr> </table>	Post Demolition Works	£45,000	Public Utility Diversions	£20,000	Contingencies	£20,000	Engineering Fees	£10,000	Planning Supervisor Fees	<u>£1,225</u>	Total	£96,225	
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SUB-CONTRACTORS														
BACKGROUND PAPERS	None													