

REPORT TO: ECONOMIC DEVELOPMENT COMMITTEE - 26TH NOVEMBER 2007

REPORT ON: CONSTRUCTION OF A CAR PARK AT DUNDEE AIRPORT

REPORT BY: DIRECTOR OF ECONOMIC DEVELOPMENT

REPORT NO: 587-2007

1.0 PURPOSE OF REPORT

1.1 To request approval for the letting of a contract for the construction of a car park at Dundee Airport.

2.0 RECOMMENDATIONS

2.1 It is recommended that a contract should be let to T N Gilmartin (Contracts) Ltd of Cupar, Fife, for the construction of a car park at Dundee Airport at a cost of £155,475.20 including fees and contingencies.

3.0 FINANCIAL IMPLICATIONS

3.1 The cost of these works will be met by a grant from the Scottish Executive. There are no financial implications for the Council.

4.0 MAIN TEXT

4.1 With greatly increased traffic at Dundee Airport during the last six months, car parking capacity at the airport has been under strain. Even with the availability of overflow parking on land recently purchased from Scottish Water, the number of unoccupied car parking spaces is regularly reduced to less than ten.

4.2 Since there is no alternative parking for a considerable distance from Dundee Airport, it is essential that parking capacity on the airport is able to meet the demand. However from an environmental perspective, Dundee Airport continues to see a substantial proportion of its passengers arriving and departing by taxi, - or in transport provided by a client or a member of the family, because the airport is so close to the city. It is hoped that increasing passenger numbers will also make it possible to see bus and coach services calling at the airport in the near future. The Council Capital Programme for Dundee Airport includes a sum of £100,000 for car park construction.

4.3 As the Committee will be aware, Dundee Airport will shortly be leased to Highlands and Islands Airports Ltd., and joint working with HIAL staff in recent months has resulted in some modifications to Capital spending priorities. One of the measures which HIAL wishes to see implemented, as a matter of some urgency, is the construction of a 130 space car park on a site within the recently purchased Scottish Water land. Council officers are in agreement with this proposal.

4.4 In order to get the car park constructed within the current financial year and resolve the airport car parking capacity issue as quickly as possible, HIAL has requested that Dundee City Council should let the contract prior to the transfer of the airport, in order to avoid procedural delays following the transfer. Transitional arrangements will allow the contract to be carried out under the supervision of the City Engineer without financial implications for the City Council.

- 4.5 Competitive Tender documents were issued to six contractors, as detailed in the attached appendix from the City Engineer, and it is recommended that a contract should be let to the lowest tenderer, T N Gilmartin of Cupar, Fife, at an adjusted total cost of £155,475.20, including fees and contingencies. This contract value follows the agreed deletion from the contract of works to provide car park lighting. These are to be the subject of re-design in order to achieve a more economical solution and a substantially reduced level of energy consumption. A separate contract for the lighting of this car park will be let by Highlands and Islands Airports Ltd, in due course. The car park lighting element of the works was to an identical specification in all cases and did not affect the outcome of the competitive tender.
- 4.6 The cost of the work is above the sum allowed in the Airport Capital Programme, however adjustments to the content of the programme agreed with HIAL will allow the cost of the car park to be accommodated within the airport capital allocation for 2007-08.

5.0 POLICY IMPLICATIONS

- 5.1 This Report has been screened for any policy implications in respect of Sustainability, Strategic Environmental Assessment, Anti-Poverty, Equality Impact Assessment and Risk Management.
- 5.2 There are no major issues.

6.0 CONSULTATIONS

- 6.1 The Chief Executive, Depute Chief Executive (Support Services), Depute Chief Executive (Finance) and Head of Finance.

7.0 BACKGROUND PAPERS

- 7.1 None.

DOUGLAS A A GRIMMOND
DIRECTOR OF ECONOMIC DEVELOPMENT

DATE: 19TH NOVEMBER 2007

CLIENT	Economic Development	
PROJECT NUMBER PROJECT	P07297 Dundee Airport Car Park at Former Scottish Water Site	
TOTAL COST	Contract	£131,475.20
	Non Contract Allowances	£10,000.00
	Fees	<u>£14,000.00</u>
	Total	£155,475.20
FUNDING SOURCE	Economic Development	
BUDGET PROVISION & PHASING	2007/08	
ADDITIONAL FUNDING		
REVENUE IMPLICATIONS	None	
POLICY IMPLICATIONS	None	
TENDERS	Tenders were invited from six contractors and the following tenders received:-	
	<u>Tenderers</u>	<u>Tender</u> <u>Corrected Tender</u>
	T N Gilmartin (Contracts) Ltd	£196,784.93
	Delson Contracts Ltd	£218,702.19
	Land & Building Services	£224,007.86
	Tayside Contracts	£224,929.95 £224,947.55
	Dundee Plant Co Ltd	£238,866.47
	Bar-W Airports Ltd	£290,388.83 £297,388.83
RECOMMENDATION	The returned tenders are higher than expected due primarily to higher costs associated with the lighting works. Savings have been identified in the works amounting to £65,309.73. It is recommended that the Contract is let on the basis of achieving these savings and a revised offer of £131,475.20 from T N Gilmartin is accepted.	
ALLOWANCES	Contingencies	£10,000.00
	Professional Fees	£13,250.00
	CDM Co-ordinator	<u>£750.00</u>
	Total	£24,000.00
SUB-CONTRACTORS	None	
BACKGROUND PAPERS	None.	