

REPORT TO: HOUSING COMMITTEE – 14 MARCH 2016

REPORT ON: TENDERS RECEIVED BY HEAD OF DESIGN AND PROPERTY

REPORT BY: HEAD OF DESIGN AND PROPERTY

REPORT NO: 92-2016

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
15-1208 - Camperdown 5th, 9th Cottages & Flats, 10th Non Sheltered and 11th Developments - Heating and Boiler Renewal	Environment Department (Construction Services)	£913,521.00	£86,649.29	£1,000,170.29
15-1209 - Clements Park 2nd and Lansdown 1st - Heating and Boiler Renewal	Environment Department (Construction Services)	£31,776.00	£3,100.96	£34,876.96
15-1210 - Lawton Boots Flatted Development - Boiler Renewal	Environment Department (Construction Services)	£358,854.00	£36,502.59	£395,356.59
15-1211 - Hospital Park Development - Boiler Renewal	Environment Department (Construction Services)	£307,061.00	£31,100.19	£338,161.19
15-1212 - St Marys 11th, 13th and 14th Developments - Boiler Renewal	Environment Department (Construction Services)	£61,951.00	£7,265.84	£69,216.84
15-1213 - Craigie 2nd, 3rd and 4th Cottages - Boiler Renewal	Environment Department (Construction Services)	£51,793.00	£5,402.41	£57,195.41
15-1214 - Craigiebank 1st, 2nd & 3rd Developments and Dean Avenue - Heating and Boiler Renewal	Environment Department (Construction Services)	£419,846.00	£73,686.91	£493,532.91
15-1215 - Douglas & Angus 2nd & 3rd Section (All Flats), 5th Flatted, 11th & 13th Cottages - Heating and Boiler Renewal	Environment Department (Construction Services)	£649,115.00	£65,174.78	£714,289.78
15-1216 - Mill o' Mains Cottages - Heating and Boiler Renewal	Environment Department (Construction Services)	£140,481.00	£14,940.89	£155,421.89
15-1217 - Graham Street Development - Boiler Renewal	Environment Department (Construction Services)	£262,667.00	£27,326.70	£289,993.70
15-540 - Wellgate Sheltered Housing - Warden Call System Replacement	McGill Electrical Ltd., Dundee	£38,528.41	£3,275.00	£41,803.41

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 and Property

FW/CM/KM

29 February 2016

Dundee City Council
Dundee House
Dundee

CLIENT	Housing	Housing
PROJECT NUMBER PROJECT PROJECT INFORMATION	15-1208 Camperdown 5th, 9th Cottages & Flats, 10th Non Sheltered and 11th Developments - Heating and Boiler Renewal The works comprise removal of existing electric heating systems and installation of gas heating systems to 2 houses, the renewal of the existing gas boiler and associated work to 244 houses in Balgarthno Street, Gourdie Road, Street & Terrace, Craighard Road, Craigmount Place & Road, Craigowan Road, Dunholm Road & Terrace, Ravenscraig Road and South Road. This equates to approximately £4,065 per house, including allowances. None of the properties are in the demolition programme.	15-1209 Clements Park 2nd and Lansdown 1st - Heating and Boiler Renewal The works comprise removal of existing electric heating systems and installation of gas heating systems to 1 house, the renewal of the existing gas boiler and associated work to 7 houses in Foggyley Gardens, Lansdowne Gardens and Square. This equates to approximately £4,982 per house, including allowances. None of the properties are in the demolition programme.
ESTIMATED START AND COMPLETION DATES	Start April 2016 Complete November 2016	Starts December 2016 Complete December 2016
TOTAL COST	Several Works Allowances Total £913,521.00 £86,649.29 <u>£1,000,170.29</u>	Several Works Allowances Total £31,776.00 £3,100.96 <u>£34,876.96</u>
FUNDING SOURCE	Capital – Heating Replacement Budget	Capital – Heating Replacement Budget
BUDGET PROVISION & PHASING	2016/2017 £1,000,170.29	2016/2017 £34,876.96
ADDITIONAL FUNDING	None	None
REVENUE IMPLICATIONS	None	None
POLICY IMPLICATIONS	There are no major issues.	There are no major issues.
TENDERS	This was a partnering project. <u>Tenderers</u> Environment Department (Construction) <u>Tender</u> £913,521.00	This was a partnering project. <u>Tenderers</u> Environment Department (Construction) <u>Tender</u> £31,776.00
RECOMMENDATION	Acceptance of offer as per Shadow Framework Agreement.	Acceptance of offer as per Shadow Framework Agreement.
ALLOWANCES	Decoration and Carpet Allowance Decanting of Tenants Professional Services Total £8,000.00 £1,000.00 <u>£77,649.29</u> <u>£86,649.29</u>	Decoration and Carpet Allowance Professional Services Total £400.00 <u>£2,700.96</u> <u>£3,100.96</u>
SUB-CONTRACTORS	None	None
BACKGROUND PAPERS	None	None

CLIENT	Housing	Housing
PROJECT NUMBER PROJECT	15-1212 St Marys 11th, 13th and 14th Developments – Boiler Renewal	15-1213 Craigie 2nd, 3rd and 4th Cottages – Boiler Renewal
PROJECT INFORMATION	The works comprise renewal of the existing gas boiler and associated work to 15 houses in St Giles Terrace, McLean Place & Street and St Columba Gardens. This equates to approximately £4,614 per house, including allowances and 4 new kitchens. None of the properties are in the demolition programme.	The works comprise renewal of the existing gas boiler and associated work to 14 houses in Crathie Place, Aboyne Avenue and Banchory Road. This equates to approximately £4,085 per house, including allowances. None of the properties are in the demolition programme.
ESTIMATED START AND COMPLETION DATES	Start April 2016 Complete April 2016	Starts April 2016 Complete May 2016
TOTAL COST	Several Works Allowances Total	Several Works Allowances Total
	£61,951.00 <u>£7,265.84</u> <u>£69,216.84</u>	£51,793.00 <u>£5,402.41</u> <u>£57,195.41</u>
FUNDING SOURCE	Capital – Heating Replacement Budget	Capital – Heating Replacement Budget
BUDGET PROVISION & PHASING	2016/2017 £69,216.84	2016/2017 £57,195.41
ADDITIONAL FUNDING	None	None
REVENUE IMPLICATIONS	None	None
POLICY IMPLICATIONS	There are no major issues.	There are no major issues.
TENDERS	This was a partnering project. <u>Tenderers</u> Environment Department (Construction)	This was a partnering project. <u>Tenderers</u> Environment Department (Construction)
	<u>Tender</u> £61,951.00	<u>Tender</u> £51,793.00
RECOMMENDATION	Acceptance of offer as per Shadow Framework Agreement.	Acceptance of offer as per Shadow Framework Agreement.
ALLOWANCES	Decoration and Carpet Allowance Decanting of Tenants Professional Services Total	Decoration and Carpet Professional Services Total
	£1,000.00 £1,000.00 <u>£5,265.84</u> <u>£7,265.84</u>	£1,000.00 <u>£4,402.41</u> <u>£5,402.41</u>
SUB-CONTRACTORS	None	None
BACKGROUND PAPERS	None	None

CLIENT	Housing	Housing
PROJECT NUMBER PROJECT	15-1214 Craigiebank 1st, 2nd and 3rd Developments and Dean Avenue – Heating and Boiler Renewal	15-1215 Douglas and Angus 2nd and 3rd Section (All Flats), 5th Flatted, 11th and 13th Cottages – Heating and Boiler Renewal
PROJECT INFORMATION	The works comprise removal of existing electric heating systems and installation of gas heating systems to 1 house, the renewal of the existing gas boiler and associated work to 112 houses in Crombie Terrace, Dean Avenue, East Haddon Road, Balgavies Avenue, Gannochie Terrace, Greendykes Road, Arbroath Road, Craigie Avenue and Noran Avenue. This equates to approximately £4,367 per house, including allowances. None of the properties are in the demolition programme.	The works comprise removal of existing electric heating systems and installation of gas heating systems to 3 houses, the renewal of the existing gas boiler and associated work to 171 houses in Ballantrae Place & Terrace, Ballindean Place & Terrace, Balmerino Road, Ballater Place, Balmoral Place, Balunie Avenue, Crescent & Drive and Balcairn Place. This equates to approximately £4,177 per house, including allowances. None of the properties are in the demolition programme.
ESTIMATED START AND COMPLETION DATES	Start May 2016 Complete August 2016	Starts August 2016 Complete March 2017
TOTAL COST	Several Works £419,846.00 Allowances <u>£73,686.91</u> Total <u>£493,532.91</u>	Several Works £649,115.00 Allowances <u>£65,174.78</u> Total <u>£714,289.78</u>
FUNDING SOURCE	Capital – Heating Replacement Budget	Capital – Heating Replacement Budget
BUDGET PROVISION & PHASING	2016/2017 £493,532.91	2016/2017 £714,289.78
ADDITIONAL FUNDING	None	None
REVENUE IMPLICATIONS	None	None
POLICY IMPLICATIONS	There are no major issues.	There are no major issues.
TENDERS	This was a partnering project. <u>Tenderers</u> <u>Tender</u> Environment Department (Construction) £419,846.00	This was a partnering project. <u>Tenderers</u> <u>Tender</u> Environment Department (Construction) £649,115.00
RECOMMENDATION	Acceptance of offer as per Shadow Framework Agreement.	Acceptance of offer as per Shadow Framework Agreement.
ALLOWANCES	Decoration and Carpet Allowance £36,000.00 Decanting of Tenants £2,000.00 Professional Services <u>£35,686.91</u> Total <u>£73,686.91</u>	Decoration and Carpet Allowance £9,000.00 Decanting of Tenants £1,000.00 Professional Services <u>£55,174.78</u> Total <u>£65,174.78</u>
SUB-CONTRACTORS	None	None
BACKGROUND PAPERS	None	None

CLIENT	Housing	
PROJECT NUMBER PROJECT	15-540 Wellgate Sheltered Housing - Warden Call System	
PROJECT INFORMATION	The works comprise of the removal of the existing and the installation of a new warden call system to 21 houses in King Street and Ladywell Avenue. None of the properties are in the demolition programme.	
ESTIMATED START AND COMPLETION DATES	Start April 2016 Complete May 2016	
TOTAL COST	Several Works Allowances Total	£38,528.41 <u>£3,275.00</u> <u>£41,803.41</u>
FUNDING SOURCE	Capital	
BUDGET PROVISION & PHASING	2015/2016 2016/2017	£1,965.00 £39,838.41
ADDITIONAL FUNDING	None	
REVENUE IMPLICATIONS	None	
POLICY IMPLICATIONS	There are no major issues.	
TENDERS	Urgent Partnering Project through the Warden Call Maintenance Contract. <u>Tenderers</u> McGill Electrical Ltd, Dundee	<u>Tender</u> £38,528.41
RECOMMENDATION	Acceptance of offer.	
ALLOWANCES	Professional Services Total	<u>£3,275.00</u> <u>£3,275.00</u>
SUB-CONTRACTORS	None	
BACKGROUND PAPERS	None	