

REPORT TO: CITY DEVELOPMENT COMMITTEE – 22 APRIL 2013

REPORT ON: TENDERS RECEIVED BY CITY ARCHITECT

REPORT BY: CITY ARCHITECT

REPORT NO: 158-2013

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	Total Amount	Finance Available
12/1197 – Douglas Community Centre – Heating Installation	McGill Electrical Ltd, Dundee	£224,513.86	£258,190.94	£258,190.94
12/6096 – Eastern Primary School – Gym Hall Heating Refurbishment	Environment Department (Construction Services)	£59,682.52	£68,634.90	£68,634.90
12/6088 – St Marys Primary School – Internal and External Upgrade	Environment Department (Construction Services)	£58,748.84	£67,561.17	£67,561.17
12/6075 – St Lukes and St Matthews Primary School – Toilet Refurbishment	Environment Department (Construction Services)	£24,111.36	£27,728.06	£27,728.06
12/5818 – Kirkton Community Centre – Boiler Replacement	Scan Building Services Ltd, Dundee	£115,074.06	£162,335.17	£162,335.17
09/011A – Leisure Pool, East Marketgait - Signage	Primesigns Ltd, Carnoustie	£23,418.20	£26,930.93	£26,930.93
12-037 – Baxters Park Rangers Pavilion – Formation of WC Entrance	Environment Department (Construction Services)	£23,950.00	£27,542.50	£27,542.50
12-6036 – Ancrum Primary School - Roof Drainage Repairs	Environment Department (Construction Services)	£54,983.25	£63,230.74	£63,230.74
12-7259A – Forthill Primary School "Out of School Modular Unit" - Supply of Modular Unit	Elite Systems (GB) Ltd, West Yorkshire	£158,299.00	£161,299.00	£161,299.00

3 FINANCIAL IMPLICATIONS

- 3.1 The Director of Corporate Services has confirmed that funding for the above projects is available as detailed on the attached sheet.
- 3.2 The acceptance of the Forthill Modular Unit is subject to planning consent and to agreement of a satisfactory leasing agreement.

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, 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 Unless stated otherwise on the attached sheets, there are no background papers.

7 FURTHER INFORMATION

- 7.1 Detailed information relating to the above Tenders is included on the attached sheets. 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
Director of City Development

Rob Pedersen
City Architect

RP/AM/KM

12 April 2013

Dundee City Council
Dundee House
Dundee

CLIENT	City Development		City Development																			
PROJECT NUMBER PROJECT PROJECT INFORMATION	12/1197 Douglas Community Centre - Heating Installation The works comprise the renewal of the Heating Installation, together with associated builders work etc and hall refurbishment.		12/6096 Eastern Primary School – Gym Hall Heating Refurbishment The works comprise the replacement of high level heating panels within the gym hall.																			
TOTAL COST	Several Works Allowances Total	£224,513.86 £33,677.08 <u>£258,190.94</u>	Several Works Allowances Total £59,682.52 £8,952.38 <u>£68,634.90</u>																			
FUNDING SOURCE	Capital		Capital																			
BUDGET PROVISION & PHASING	2013/2014 £258,190.94		2013/2014 £68,634.90																			
ADDITIONAL FUNDING	None		None																			
REVENUE IMPLICATIONS	Annual Capital Financing Costs £17,412.00		Annual Capital Financing Costs £4,629.00																			
POLICY IMPLICATIONS	There are no major issues.		There are no major issues.																			
TENDERS	The project was procured through the Public Contracts Scotland Portal. Five compliant offers were received, as noted below: <table><tr><td><u>Tenderers</u></td><td><u>Tender</u></td><td><u>Corrected Tender</u></td></tr><tr><td>1 McGill Electrical Ltd, Dundee</td><td>£224,513.86</td><td>£224,513.86</td></tr><tr><td>2 Scan Building Services Ltd, Dundee</td><td>£250,125.75</td><td>£250,125.75</td></tr><tr><td>3 Richard Irvin Services Group</td><td>£252,039.68</td><td>£252,039.68</td></tr><tr><td>Highest Tender</td><td>£266,266.44</td><td></td></tr></table>		<u>Tenderers</u>	<u>Tender</u>	<u>Corrected Tender</u>	1 McGill Electrical Ltd, Dundee	£224,513.86	£224,513.86	2 Scan Building Services Ltd, Dundee	£250,125.75	£250,125.75	3 Richard Irvin Services Group	£252,039.68	£252,039.68	Highest Tender	£266,266.44		Negotiated project. <table><tr><td><u>Tenderers</u></td><td></td></tr><tr><td>1 Environment Department (Construction Services)</td><td>£59,682.52</td></tr></table>	<u>Tenderers</u>		1 Environment Department (Construction Services)	£59,682.52
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Highest Tender	£266,266.44																					
<u>Tenderers</u>																						
1 Environment Department (Construction Services)	£59,682.52																					
RECOMMENDATION	Acceptance of lowest tender.		Acceptance of offer.																			
ALLOWANCES	Professional Services Total	<u>£33,677.08</u> <u>£33,677.08</u>	Professional Services Total <u>£8,952.38</u> <u>£8,952.38</u>																			
SUB-CONTRACTORS	None		None																			
BACKGROUND PAPERS	None.		None.																			

CLIENT	City Development		City Development	
PROJECT NUMBER PROJECT PROJECT INFORMATION	12/6088 St Marys Primary School – Internal Upgrade and External Painterwork The works comprise internal painter works to specified areas and sanitary replacement to Staff Toilet and External Painterwork to east and north elevations.		12/6075 St Lukes and St Matthews Primary School – Urinal Removals The works comprise of the removal of existing slab urinals to boys toilets and the installation of new, together with associated repairs.	
TOTAL COST	Several Works Allowances Total	£58,748.84 <u>£8,812.33</u> <u>£67,561.17</u>	Several Works Allowances Total	£24,111.36 <u>£3,616.70</u> <u>£27,728.06</u>
FUNDING SOURCE BUDGET PROVISION & PHASING ADDITIONAL FUNDING	Capital 2013/2014 None	£67,561.17	Capital 2013/2014 None	£27,728.06
REVENUE IMPLICATIONS	Annual Capital Financing Costs	£4,556.00	Annual Capital Financing Costs	£1,870.00
POLICY IMPLICATIONS	There are no major issues.		There are no major issues.	
TENDERS	Negotiated project. <u>Tenderers</u> 1 Environment Department (Construction Services)		Negotiated project. <u>Tenderers</u> 1 Environment Department (Construction Services)	
		£58,748.84		<u>Corrected Tender</u> £24,111.36
RECOMMENDATION	Acceptance of offer.		Acceptance of offer.	
ALLOWANCES	Professional Services Total	<u>£8,812.33</u> <u>£8,812.33</u>	Professional Services Total	<u>£3,616.70</u> <u>£3,616.70</u>
SUB-CONTRACTORS	None		None	
BACKGROUND PAPERS	None.		None.	

CLIENT	City Development			City Development																													
PROJECT NUMBER PROJECT PROJECT INFORMATION	12/5818 Kirkton Community Centre – Boiler Replacement The works comprise the renewal of the boiler installation and fire alarm system, together with associated builders work.			09/011A Leisure Pool, East Marketgait – Signage The works comprise the supply and installation of way finding, general signage and manifestation film to glazed screens.																													
TOTAL COST	Several Works	£115,074.06		Several Works	£23,418.20																												
	Allowances	£47,261.11		Allowances	£3,512.73																												
	Total	£162,335.17		Total	£26,930.93																												
FUNDING SOURCE	Capital			Capital																													
BUDGET PROVISION & PHASING	2013/2014	£162,335.17		2013/2014	£26,930.93																												
ADDITIONAL FUNDING	None			None																													
REVENUE IMPLICATIONS	Annual Capital Financing Costs	£10,948.00		Annual Capital Financing Costs	£1,816.00																												
POLICY IMPLICATIONS	There are no major issues.			There are no major issues.																													
TENDERS	The project was procured through the Public Contracts Scotland Portal. Five compliant offers were received, as noted below: <table><tr><td><u>Tenderers</u></td><td><u>Tender</u></td><td><u>Corrected Tender</u></td></tr><tr><td>1 Scan Building Services Ltd, Dundee</td><td>£115,074.06</td><td>£115,074.06</td></tr><tr><td>2 ECG Facility Services, Blantyre</td><td>£117,246.00</td><td>£117,246.00</td></tr><tr><td>3 Taylor Mechanical Services Ltd, Dundee</td><td>£127,763.29</td><td>£127,763.29</td></tr><tr><td>Highest Tender</td><td>£148,444.38</td><td></td></tr></table>			<u>Tenderers</u>	<u>Tender</u>	<u>Corrected Tender</u>	1 Scan Building Services Ltd, Dundee	£115,074.06	£115,074.06	2 ECG Facility Services, Blantyre	£117,246.00	£117,246.00	3 Taylor Mechanical Services Ltd, Dundee	£127,763.29	£127,763.29	Highest Tender	£148,444.38		The project was procured through the Public Contracts Scotland Portal. Two compliant offers were received, as noted below: <table><tr><td><u>Tenderers</u></td><td><u>Tender</u></td><td><u>Corrected Tender</u></td></tr><tr><td>1 Primesigns Ltd, Carnoustie</td><td>£23,417.94</td><td>£23,418.20</td></tr><tr><td>2 Glasgow Signs</td><td>£39,389.59</td><td>£40,059.59</td></tr><tr><td>Highest Tender</td><td>£40,059.59</td><td></td></tr></table>			<u>Tenderers</u>	<u>Tender</u>	<u>Corrected Tender</u>	1 Primesigns Ltd, Carnoustie	£23,417.94	£23,418.20	2 Glasgow Signs	£39,389.59	£40,059.59	Highest Tender	£40,059.59	
<u>Tenderers</u>	<u>Tender</u>	<u>Corrected Tender</u>																															
1 Scan Building Services Ltd, Dundee	£115,074.06	£115,074.06																															
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2 Glasgow Signs	£39,389.59	£40,059.59																															
Highest Tender	£40,059.59																																
RECOMMENDATION	Acceptance of lowest tender.			Acceptance of lowest tender.																													
ALLOWANCES	Professional Services	£17,261.11		Professional Services	£3,512.73																												
	Provisional Works	£30,000.00		Total	£3,512.73																												
	Total	£47,261.11																															
SUB-CONTRACTORS	None			None																													
BACKGROUND PAPERS	None.			None.																													

CLIENT	City Development		City Development
PROJECT NUMBER PROJECT PROJECT INFORMATION	12-037 - Baxters Park Rangers Pavilion External Door to WC The works comprise the formation of a new external door to form access to WC.		12-6036 – Ancrum Primary School Roof Drainage Repairs The works comprise repair works to east and west elevation parapet gutters.
TOTAL COST	Several Works Allowances Total	£23,950.00 <u>£3,592.50</u> <u>£27,542.50</u>	Several Works Allowances Total £54,983.25 <u>£8,247.49</u> <u>£63,230.74</u>
FUNDING SOURCE	Capital		Capital
BUDGET PROVISION & PHASING	2013/2014 £27,542.50		2013/2014 £63,230.74
ADDITIONAL FUNDING	None		None
REVENUE IMPLICATIONS	Annual Capital Financing Costs £1,857.00		Annual Capital Financing Costs £4,264.00
POLICY IMPLICATIONS	There are no major issues.		There are no major issues.
TENDERS	Negotiated project.		Negotiated project.
	1 Environment Department (Construction Services)	£23,950.00	1 Environment Department (Construction Services) £54,983.25
RECOMMENDATION	Acceptance of lowest tender.		Acceptance of lowest tender.
ALLOWANCES	Professional Services Total	<u>£3,592.50</u> <u>£3,592.50</u>	Professional Services Total <u>£8,247.49</u> <u>£8,247.49</u>
SUB-CONTRACTORS	None		None
BACKGROUND PAPERS	None.		None.

CLIENT	City Development										
PROJECT NUMBER PROJECT PROJECT INFORMATION	12-7259A – Forthill Primary School "Out of School Modular Unit" Supply of Modular Unit The works comprise the supply, delivery and installation of modular building to house the Out of School Club.										
TOTAL COST	<div>Several Works £158,299.00</div> <div>Allowances <u>£3,000.00</u></div> <div>Total <u>£161,299.00*</u></div>										
FUNDING SOURCE	<div>Forthill OSC Capital Contribution £50,000.00</div> <div>DCC Prudential Borrowing £50,000.00</div> <div>Capital <u>£61,299.00</u></div>										
BUDGET PROVISION & PHASING	2013/2014 <u>£161,299.00*</u>										
ADDITIONAL FUNDING	None										
REVENUE IMPLICATIONS	Annual Capital Financing Costs None										
POLICY IMPLICATIONS	There are no major issues.										
TENDERS	<p>The project was procured through the Public Contracts Scotland Portal via a mini Service Agreement Framework. Two compliant offers were received, as noted below:</p> <table> <thead> <tr> <th><u>Tenderers</u></th><th><u>Tender</u></th><th><u>Corrected Tender</u></th></tr> </thead> <tbody> <tr> <td>1 Elite Systems (GB) Ltd, West Yorkshire</td><td>£158,299.00</td><td>£158,299.00</td></tr> <tr> <td>2 Paton Plant Ltd (Portakabin Scottish Division) Dundee</td><td>£171,976.00</td><td>£171,976.00</td></tr> </tbody> </table>	<u>Tenderers</u>	<u>Tender</u>	<u>Corrected Tender</u>	1 Elite Systems (GB) Ltd, West Yorkshire	£158,299.00	£158,299.00	2 Paton Plant Ltd (Portakabin Scottish Division) Dundee	£171,976.00	£171,976.00	
<u>Tenderers</u>	<u>Tender</u>	<u>Corrected Tender</u>									
1 Elite Systems (GB) Ltd, West Yorkshire	£158,299.00	£158,299.00									
2 Paton Plant Ltd (Portakabin Scottish Division) Dundee	£171,976.00	£171,976.00									
RECOMMENDATION	Acceptance of lowest tender.										
ALLOWANCES	<div>Professional Services <u>£3,000.00</u></div> <div>Total <u>£3,000.00</u></div>										
SUB-CONTRACTORS	None										
BACKGROUND PAPERS	None.										

* This project is subject to planning consent and to satisfactory leasing agreement with OSC and