

ITEM No ...10.....

REPORT TO: CITY DEVELOPMENT COMMITTEE – 9 MARCH 2020
REPORT ON: TENDERS RECEIVED BY HEAD OF DESIGN AND PROPERTY
REPORT BY: EXECUTIVE DIRECTOR OF CITY DEVELOPMENT
REPORT NO: 71-2020

1 PURPOSE OF REPORT

- 1.1 This report details tenders received and requests a decision on acceptance thereof.
- 1.2 The report also proposes an expedited approval process for the approval of tender returns anticipated in advance of the summer Operational Capital Programme. Current procurement and tendering processes are such that a large volume of tender returns are anticipated within March/April 2020, and delegated powers will ensure that contract management and lead-in can be accommodated to facilitate a successful delivery of the various projects over the summer/recess period.

2 RECOMMENDATION

- 2.1 Authority is delegated to the Executive Director of City Development, in conjunction with the Executive Director of Corporate Services, to invite tenders for the works to be carried out during the summer Operational Capital Programme and to accept the most advantageous tenders received in March and April 2020, as recommended by the Head of Design and Property. Tender details will be reported retrospectively to future meetings of this Committee.
- 2.2 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.

Engineers Projects

Project Reference	Project Description	Contractor	Tender Amount	Fees & Other Costs	Total Amount
P19621	Former Finlathen Sports Centre	Gowrie Contracts Ltd	£26,050.00	£29,220.53	£55,270.53
P19745	Contract for the provision of specialist fleet consultancy and project management within the Dundee Area	Urban Foresight	£31,000.00	£3,000.00	£34,000.00

Architects Projects

Project Reference	Project Description	Contractor	Tender Amount	Fees & Other Costs	Total Amount
19-017	Dundee House – Replacement Roof Coverings	Construction Services	£277,692.79	£50,000.00	£327,692.79
19-6003 & 6004	Blackness PS Upgrade Facilities Office and Door Entry system	Construction Services	£46,832.06	£12,000.00	£58,832.06
18-014	McManus Gallery - Basement Toilet	Construction Services	£34,516.63	£7,000.00	£41,516.63
19-020	Glebelands Primary School – Replacement Floor Coverings to Stairwells	Construction Services	£57,689.18	£11,000.00	£68,689.18
19-6026	St John's High School - New Air Conditioning to Jedburgh and Melrose Blocks	Construction Services	£88,131.34	£16,000.00	£104,131.34

Project Reference	Project Description	Contractor	Tender Amount	Fees & Other Costs	Total Amount
19-51997	- Various Properties, Service and Maintenance of Fume Cupboards	Laboratory Specialist Services	£54,254.00	£5,000.00	£59,254.00
19-52002	- Various Properties Water Quality Inspection Programme	Scientific Services	£133,119.63	£15,000.00	£148,119.63

3 FINANCIAL IMPLICATIONS

- 3.1 The Executive Director of Corporate Services has confirmed that funding for the above projects is available as detailed on the attached sheet.

4 POLICY IMPLICATIONS

- 4.1 This Report has been subject to an assessment of any impacts on Equality and Diversity, Fairness and Poverty, Environment and Corporate Risk. There are no major issues.

5 CONSULTATIONS

- 5.1 The Council Management Team were consulted in the preparation 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. To ensure Best Value, the construction works in this report have been procured using the general guidance contained in the following documents approved by the Council:

- a Report: 216-2018 – Corporate Procurement Strategy 2018-2020;
- b Report: 356-2009 - Construction Procurement Policy; and
- c Standing Orders - Tender Procedures of the Council.

All tenders are checked by professionally qualified officers of the appropriate construction discipline to ensure that the recommended offers represent Best Value.

Neil Martin
Head of Design and Property

Robin Presswood
Executive Director of City Development

NM/MP/CM

27 February 2020

Dundee City Council
Dundee House
Dundee

CLIENT	CITY DEVELOPMENT	CITY DEVELOPMENT																														
PROJECT NUMBER PROJECT	P19621 Former Finlathen Sports Centre	P19745 Contract for the provision of specialist fleet consultancy and project management within the Dundee Area																														
PROJECT INFORMATION	Demolition of surplus building including basements, foundations and hardstanding	Project management services to assist Community Charging Hubs, 4th Charging Hub, Intelligent Mobility App EV,HGV Infrastructure, Events Projects																														
ESTIMATED START AND COMPLETION DATES	April 2020 May 2020	March 2020 March 2021																														
TOTAL COST	<table> <tr> <td>Contract</td> <td>£26,050.00</td> </tr> <tr> <td>Non Contract Allowances</td> <td>£23,257.40</td> </tr> <tr> <td>Fees</td> <td><u>£5,963.13</u></td> </tr> <tr> <td>Total</td> <td><u>£55,270.53</u></td> </tr> </table>	Contract	£26,050.00	Non Contract Allowances	£23,257.40	Fees	<u>£5,963.13</u>	Total	<u>£55,270.53</u>	<table> <tr> <td>Consultancy Services</td> <td>£31,000.00</td> </tr> <tr> <td>Non Contract Allowances</td> <td><u>£3,000.00</u></td> </tr> <tr> <td>Total</td> <td><u>£34,000.00</u></td> </tr> </table>	Consultancy Services	£31,000.00	Non Contract Allowances	<u>£3,000.00</u>	Total	<u>£34,000.00</u>																
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FUNDING SOURCE	Capital – Services Provision – Demolition of Properties and Remediation Works	Transport Scotland - Local Authority Installation Programme 2019/2020																														
BUDGET PROVISION & PHASING	2020/21	2020/2021 £34,000.00																														
ADDITIONAL FUNDING	None	None																														
REVENUE IMPLICATIONS	None	None																														
POLICY IMPLICATIONS	There are no major issues	None																														
TENDERS	<p>Tenders were invited from 6 contractors and the following tenders received:</p> <table> <thead> <tr> <th><u>Contractors</u></th> <th><u>Tender</u></th> </tr> </thead> <tbody> <tr> <td>Gowrie Contracts Ltd</td> <td>£26,050.00</td> </tr> <tr> <td>Safedem Ltd</td> <td>£27,372.00</td> </tr> <tr> <td>Dundee Plant Co Ltd</td> <td>£27,550.00</td> </tr> <tr> <td>Dem-master</td> <td>£27,590.00</td> </tr> <tr> <td>Central Demolition</td> <td>£32,600.00</td> </tr> <tr> <td>Reigart Contracts Ltd</td> <td>£42,884.80</td> </tr> </tbody> </table>	<u>Contractors</u>	<u>Tender</u>	Gowrie Contracts Ltd	£26,050.00	Safedem Ltd	£27,372.00	Dundee Plant Co Ltd	£27,550.00	Dem-master	£27,590.00	Central Demolition	£32,600.00	Reigart Contracts Ltd	£42,884.80	<p>The project was procured through the Public Contracts Scotland Portal, 3 compliant offers were received. Evaluation scores on a cost/quality basis as noted below.</p> <table> <thead> <tr> <th><u>Contractors</u></th> <th><u>Tender</u></th> <th><u>Quality Ranking</u></th> <th><u>Cost/Quality Ranking</u></th> </tr> </thead> <tbody> <tr> <td>Urban Foresight</td> <td>£31,000.00</td> <td>1</td> <td>1</td> </tr> <tr> <td>Systra</td> <td>£31,343.75</td> <td>2</td> <td>2</td> </tr> <tr> <td>Millard Consulting</td> <td>No return</td> <td>-</td> <td>-</td> </tr> </tbody> </table>	<u>Contractors</u>	<u>Tender</u>	<u>Quality Ranking</u>	<u>Cost/Quality Ranking</u>	Urban Foresight	£31,000.00	1	1	Systra	£31,343.75	2	2	Millard Consulting	No return	-	-
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Urban Foresight	£31,000.00	1	1																													
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RECOMMENDATION	To accept the lowest tender from Gowrie Contracts Ltd.	To accept the lowest tender from Urban Foresight.																														
ALLOWANCES	<table> <tr> <td>Asbestos Survey</td> <td>£1,000.00</td> </tr> <tr> <td>Bat Survey</td> <td>£500.00</td> </tr> <tr> <td>Contingencies</td> <td>£4,773.40</td> </tr> <tr> <td>Public Utilities</td> <td>£10,000.00</td> </tr> <tr> <td>Professional Fees</td> <td>£4,463.13</td> </tr> <tr> <td>CDM Principal Designer</td> <td>£1,500.00</td> </tr> <tr> <td>Post Demolition Treatment</td> <td><u>£6,984.00</u></td> </tr> <tr> <td>Total</td> <td><u>£29,220.53</u></td> </tr> </table>	Asbestos Survey	£1,000.00	Bat Survey	£500.00	Contingencies	£4,773.40	Public Utilities	£10,000.00	Professional Fees	£4,463.13	CDM Principal Designer	£1,500.00	Post Demolition Treatment	<u>£6,984.00</u>	Total	<u>£29,220.53</u>	<table> <tr> <td>Contingencies</td> <td><u>£3,000.00</u></td> </tr> <tr> <td>Total</td> <td>£3,000.00</td> </tr> </table>	Contingencies	<u>£3,000.00</u>	Total	£3,000.00										
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SUB-CONTRACTORS	None	None																														
BACKGROUND PAPERS	None	None																														

CLIENT	City Development	City Development
PROJECT NUMBER PROJECT PROJECT INFORMATION	19-017 Dundee House – Replacement Roof Coverings The works comprise the renewal of existing brown roof coverings and repairs to roof at fifth floor level.	19-6003 & 19-6004 Blackness PS Upgrade Facilities Office and Door Entry system The works comprise the refurbishment of the existing Facilities Office, including new sink and storage units, replacement entrance door, new fixed computer workstation, new laminated wall finishes, as well as electrical and mechanical upgrading works. The main entrance and staff entrance double doors are also to be stripped out and replaced, including new Lenel door access control being installed in both locations.
ESTIMATED START AND COMPLETION DATES	April 2020 June 2020	July 2020 August 2020
TOTAL COST	Contract £277,692.79 Fees £50,000.00 Total £327,692.79	Contract £46,832.06 Non Contract Allowances £4,000.00 Fees £8,000.00 Total £58,832.06
FUNDING SOURCE	Capital - Service Provision – Roof Replacement/Improvement Programme	Capital – Service Provision – Structural Improvements and Property Upgrades
BUDGET PROVISION & PHASING	2019/2020 £33,000.00 2020/2021 £294,692.79	2019/2020 £5,600.00 2020/2021 £53,232.06
ADDITIONAL FUNDING	None	None
REVENUE IMPLICATIONS	None	None
POLICY IMPLICATIONS	There are no major issues	There are no major issues
TENDERS	Negotiated contract: <u>Contractor</u> <u>Tender</u> Construction Services £277,692.79	Negotiated contract: <u>Contractor</u> <u>Tender</u> Construction Services £46,832.06
RECOMMENDATION	Acceptance of offer from Construction Services	Acceptance of offer from Construction Services
ALLOWANCES	Professional Fees £47,000.00 CDM £3,000.00 Total £50,000.00	Professional Fees £8,000.00 Specialist Removal Work £1,000.00 Sundries £3,000.00 Total £12,000.00
SUB-CONTRACTORS	None	Floor Finishes – Matrix Distribution Suspended Ceilings – Matrix Distribution Lenel Access Control – WRB Fire & Security Data Installation – Neill Technical Services Fire Alarm – Chubb Fire & Security
BACKGROUND PAPERS	None	None

CLIENT	City Development	City Development
PROJECT NUMBER PROJECT PROJECT INFORMATION	18-014 McManus Gallery - Upgrades to Ground Floor Accessible Toilet and Basement DDA Evacuation The works comprise the creation of new disabled toilet on the ground floor and a cleaner's store.	19-6020 Glebelands Primary School – Replacement Floor Coverings to Stairwells The works comprise the replacement of floor coverings and associated trims to the 4 Nr. stairwell areas within the school, including screed repairs and minor decoration works.
ESTIMATED START AND COMPLETION DATES	April 2020 May 2020	July 2020 August 2020
TOTAL COST	Contract £34,516.63 Non Contract Allowances £1,000.00 Fees <u>£6,000.00</u> Total <u>£41,516.63</u>	Contract £57,689.18 Non Contract Allowances £1,000.00 Fees <u>£10,000.00</u> Total <u>£68,689.18</u>
FUNDING SOURCE	Capital - Service Provision – Disabled Access	Capital - Service Provision – Structural Improvements & Property Upgrades
BUDGET PROVISION & PHASING	2019/2020 £4,200.00 2020/2021 £37,316.63	2019/2020 £7,000.00 2020/2021 £61,689.18
ADDITIONAL FUNDING	None	None
REVENUE IMPLICATIONS	None	None
POLICY IMPLICATIONS	There are no major issues	There are no major issues
TENDERS	Negotiated contract: <u>Contractor</u> <u>Tender</u> Construction Services £34,516.63	Negotiated contract: <u>Contractor</u> <u>Tender</u> Construction Services £57,689.18
RECOMMENDATION	Acceptance of offer from Construction Services	Acceptance of offer from Construction Services
ALLOWANCES	Professional Fees £6,000.00 Sundries <u>£1,000.00</u> Total <u>£7,000.00</u>	Professional Fees £10,000.00 Sundries <u>£1,000.00</u> Total <u>£11,000.00</u>
SUB-CONTRACTORS	Floor Finishes – Westend Flooring Suspended Ceiling – Westend Flooring Fire Alarm – WRB Fire and Security	Floor Finishes – Westend Flooring
BACKGROUND PAPERS	None	None

CLIENT	City Development	City Development
PROJECT NUMBER PROJECT PROJECT INFORMATION	19-6026 St John's High School - New Air Conditioning to Jedburgh and Melrose Blocks The works comprise the installation of air conditioning units to 7 No. classrooms.	19-51997 Various Properties, Service and Maintenance of Fume Cupboards The works comprise the inspection, servicing and maintenance of Fume Cupboards to 9 properties over a 3 year term contract with the option to extend for one plus one years.
ESTIMATED START AND COMPLETION DATES	June 2020 August 2020	April 2020 March 2023
TOTAL COST	Contract £88,131.34 Non Contract Allowances £1,000.00 Fees <u>£15,000.00</u> Total <u>£104,131.34</u>	Contract £54,254.00 Fees <u>£5,000.00</u> Total <u>£59,254.00</u>
FUNDING SOURCE	Capital - Service Provision – Heating & Ventilation Systems	Revenue - Property Health & Safety
BUDGET PROVISION & PHASING	2019/2020 £10,500.00 2020/2021 £93,631.34	2020/2021 – 2022/2023 £59,254.00
ADDITIONAL FUNDING	None	None
REVENUE IMPLICATIONS	None	None
POLICY IMPLICATIONS	There are no major issues	There are no major issues
TENDERS	Negotiated contract: <u>Contractor</u> <u>Tender</u> Construction Services £88,131.34	The project was procured through the Public Contracts Scotland Portal, 1 compliant offers was received. Evaluation scores on a cost/quality basis as noted below. <u>Contractors</u> <u>Tender</u> <u>Quality Ranking</u> <u>Cost/Quality Ranking</u> Laboratory Specialist Services £54,254.00 1 1
RECOMMENDATION	Acceptance of offer from Construction Services	Acceptance of offer from Laboratory Specialist Services
ALLOWANCES	Professional Fees £15,000.00 Sundries <u>£1,000.00</u> Total <u>£16,000.00</u>	Professional Fees £5,000.00 Total <u>£5,000.00</u>
SUB-CONTRACTORS	None	None
BACKGROUND PAPERS	None	None

CLIENT	City Development	
PROJECT NUMBER PROJECT PROJECT INFORMATION	19-52002 Various Properties, Water Quality Inspection Programme The works comprise the Water Sampling Programme to ensure water services provided meet the requirements of Water Quality (Scotland) Regulations 2014, over a 3 year term contract with the option to extend for one plus one years.	
ESTIMATED START AND COMPLETION DATES	April 2020 March 2023	
TOTAL COST	Contract	£133,119.63
	Fees	<u>£15,000.00</u>
	Total	<u>£148,119.63</u>
FUNDING SOURCE	Revenue - Property Health & Safety	
BUDGET PROVISION & PHASING	2020/2021 – 2022/23	£148,119.63
ADDITIONAL FUNDING	None	
REVENUE IMPLICATIONS	None	
POLICY IMPLICATIONS	There are no major issues	
TENDERS	Negotiated contract:	
	<u>Contractor</u>	<u>Tender</u>
	Scientific Services	£133,119.63
RECOMMENDATION	Acceptance of offer from Scientific Services	
ALLOWANCES	Professional Fees	<u>£15,000.00</u>
	Total	<u>£15,000.00</u>
SUB-CONTRACTORS	None	
BACKGROUND PAPERS	None	

