

REPORT TO: Housing Committee - 22 April 2002

REPORT ON: Tenders Received

REPORT BY: City Architectural Services Officer

REPORT NO: 263-2002

PURPOSE OF REPORT

This report details tenders received and requests a decision on acceptance thereof.

RECOMMENDATIONS

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	Contractor	Tender Amount	Total Amount	Finance Available
01-020	30-34 Union Street, Dundee - Repairs Notice in Default	Alexander Oastler Ltd, Dundee	£128,926.31	£164,926.31	£164,926.31
02-533	Menzieshill 12th Development - 48-66 Dickson Avenue, Roof Repairs	Dundee Contract Services	£69,197.17	£77,814.17	£300,000.00

FINANCIAL IMPLICATIONS

The Director of Finance has confirmed that funding for the above projects is available as detailed on the attached sheets.

CONSULTATIONS

The Client Department has been consulted with regard to Local Agenda 21 and Equal Opportunities implications.

BACKGROUND PAPERS

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.

FURTHER INFORMATION

Detailed information relating to the above Tenders is included on the attached sheets.

John T P Porter
City Architectural Services Officer

15 April 2002

HOUSING COMMITTEE - 22 APRIL 2002

CLIENT	Housing		Housing	
PROJECT REFERENCE	01-020		02-533	
PROJECT	30-34 Union Street, Dundee		Menzieshill 12th Development	
DESCRIPTION OF WORKS	Repairs Notice in Default Common repairs to existing tenement block		48-66 Dickson Avenue, Roof Repairs Renewal of felt roof coverings together with new PVC fascias, cladding and rainwater rhones and downpipes	
TOTAL COST	Several Works	£128,926.31	Several Works	£69,197.17
	Allowances	£36,000.00	Allowances	£8,617.00
	TOTAL	£164,926.31	TOTAL	£77,814.17
FUNDING SOURCE	Other Housing Revenue Budget and is recovered from the owners		Planned Maintenance/Capital Estimates for Urgent Roof Repairs	
BUDGET PROVISION & PHASING	2002/2003 £164,926.31		2002/2003 - draft programme, subject to committee approval £300,000.00	
ADDITIONAL FUNDING	None		None	
REVENUE IMPLICATIONS	None		The renewal of the roofs will reduce future maintenance costs and lead to revenue savings	
LOCAL AGENDA 21	The implementation of this Repairs Notice will ensure that the local residents are assisted to bring their properties up to a good standard of repair and enhance the visual image of the city centre		Increases levels of insulation will lead to greater energy efficiency	
EQUAL OPPORTUNITIES	Will further enhance the City Council's objectives to improve the living environment of its citizens.		None	
TENDERS	Six invited; six received	Received	Checked	
	1 Alexander Oastler Ltd, Dundee	£129,053.91	£128,926.31	1 Negotiated offer
	2 Muirfield (Contracts) Ltd, Dundee	£137,380.49	£137,717.99	1 Dundee Contract Services
	3 WH Brown Construction (Dundee) Ltd, Dundee	£164,903.80	£164,903.80	
	Highest Tender	£196,857.37		
RECOMMENDATION	Acceptance of lowest tender		Acceptance of offer	
ALLOWANCES	Additional stonework repairs	£6,000.00	Professional Services	£8,617.00
	Contingencies	£10,000.00		
	Professional Services	£20,000.00		
	TOTAL	£36,000.00	TOTAL	£8,617.00
SUB-CONTRACTORS	Lindsay Rennie Plasterers, Tealing W Lyon Builder, Dundee Alliance Timber Preservation, Abernethy A Clark (Slater) Ltd, Dundee Aim Developments, Perth J M Guild, Forfar Alliance Electrical Services Ltd, Forfar Angus Decorating, Arbroath		Stonework & Specialist Treatments Builderwork & Stonework Specialist treatments Slater Flat roofs Plumber Electrical Painter	
BACKGROUND PAPERS	Housing Committee 14 December 1998		None	