

REPORT TO: Housing Committee - 17 December 2001

REPORT ON: Tenders Received

REPORT BY: City Architectural Services Officer

REPORT NO: 772-2001

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
01-1105	Forthill Extension, Nursery Road - Replacement of Wardens Communication System	McGill Electrical Ltd, Dundee	£59,560.58	£67,593.58	£67,593.58
01-1106	Dallfield MSD, Hilltown and Bonneathill Courts - Water Systems	Taylor Mechanical Services Ltd, Dundee	£20,175.10	£22,595.10	£70,000.00
01-623	Watson Street Sheltered Development - Window Replacement	Dundee Contract Services	£36,151.95	£38,451.95	£50,000.00
99-1119	St Mary's Place (Walk-Ups) - Heating Installation and Electrical Upgrading	McGill Electrical Ltd, Dundee	£230,583.13	£305,944.13	£305,944.13
01-600	Various Addresses - Controlled Entries	Scotshield Ltd, Dundee	£120,922.79	£153,757.79	£175,000.00
01-1003	Dudhope Flatted - Heating Installation and Electrical Upgrading	McGill Electrical Ltd, Dundee	£98,788.71	£149,074.71	£149,074.71
				£737,417.26	

Within the above total amounts, £38,451.95 is being spent on Window Replacements and £455,018.84 on Heating and Electrical Upgrading.

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

6 December 2001

HOUSING COMMITTEE - 17 DECEMBER 2001

CLIENT	Housing			Housing			Housing		
PROJECT REFERENCE PROJECT	01-1105 Forthill Extension, Nursery Road Replacement of Wardens Communication System			01-1106 Dallfield MSD, Hilltown and Bonnethill Courts Water Systems			01-623 Watson Street Sheltered Development Window Replacement		
DESCRIPTION OF WORKS	Upgrading of existing system and replacement of equipment			Replacement of the existing water pump systems and the installation of electronic controls			Replacement UPVC windows to 22 flats at 58-66 Watson Street		
TOTAL COST	Several Works Allowances TOTAL			Several Works Allowances TOTAL			Several Works Allowances TOTAL		
	£59,560.58 £8,033.00 £67,593.58			£20,175.10 £2,420.00 £22,595.10					
FUNDING SOURCE	Capital			Capital			Capital		
BUDGET PROVISION & PHASING	2001/2002 £60,000.00			2001/2002 £70,000.00			2001/2002		
ADDITIONAL FUNDING	Balance met from overall allowance for rewiring £7,593.58			None			None		
REVENUE IMPLICATIONS	None			None			None		
LOCAL AGENDA 21	None			None			Improving energy efficiency and reducing cyclical maintenance		
EQUAL OPPORTUNITIES	None			None			None		
TENDERS	Two invited; two received 1 Tunstall Telecom Ltd, Yorkshire 2 McGill Electrical Ltd, Dundee			Four invited; four received 1 Taylor Mechanical Services Ltd, Dundee 2 Jaydee Heating Ltd, Dundee 3 Scan Building Services Ltd, Dundee Highest Tender			Negotiated offer: Dundee Contract Services		
	Received £53,861.79 £59,560.58			Checked * £53,861.79 £59,560.58			Received £20,175.10 £24,718.00 £25,487.78 £33,957.68		
RECOMMENDATION	* The system proposed by Tunstall Telecom did not meet the requirements of the specification and has not been considered Acceptance of the tender from McGill Electrical is recommended			Acceptance of lowest tender			Acceptance of offer		
ALLOWANCES	Additional control receivers Professional Services TOTAL			Professional Services TOTAL			Professional Services TOTAL		
	£1,000.00 £7,033.00 £8,033.00			£2,420.00 £2,420.00 £2,420.00					
SUB-CONTRACTORS	None			Bruce Jamieson, Dundee Integrated Security Manufacturing Ltd, Crawley			Electrical Controls		
BACKGROUND PAPERS	None			None			None		

HOUSING COMMITTEE - 17 DECEMBER 2001

CLIENT		Housing		Housing	
PROJECT REFERENCE PROJECT		99-1119 St Mary's Place (Walk-Ups) Heating Installation and Electrical Upgrading		01-600 Various Addresses Controlled Entries	
DESCRIPTION OF WORKS		The provision of gas or electric heating and electrical upgrading to 35 houses at St Mary's Place		Installation of controlled entry systems at front and rear of 16 blocks and associated conversion of existing doors or provision of new metal doors and screens	
TOTAL COST	£36,151.95 £2,300.00 £38,451.95	Several Works Allowances TOTAL	£230,583.13 £75,361.00 £305,944.13	Several Works Allowances TOTAL	£120,922.79 £32,835.00 £153,757.79
FUNDING SOURCE		Capital		Capital	
BUDGET PROVISION & PHASING	£50,000.00	2001/2002	£150,000.00	2001/2002	£175,000.00
ADDITIONAL FUNDING		Balance met from the overall allowance for heating projects	£155,944.13	None	
REVENUE IMPLICATIONS				None	
LOCAL AGENDA 21		Heating is being installed in houses which have previously benefitted from the installation of double glazing, thus meeting energy efficiency objectives		Improving security for tenants	
EQUAL OPPORTUNITIES		None		None	
TENDERS	£36,151.95	Four invited; three received 1 McGill Electrical Ltd, Dundee 2 D Campbell & Co Ltd, Glasgow 3 CFM Building Services Ltd, Carluke	Received £230,583.13 £265,445.74 £267,315.00 Checked £230,583.13 £264,221.04 £268,453.40	Eight invited; eight received 1 Scotshield Ltd, Dundee 2 Andrew Shepherd & Sons Ltd, Forfar 3 McGill Electrical Ltd, Dundee Highest Tender	Received £120,922.77 £125,223.90 £135,849.16 £172,559.17 Checked £120,922.79 £125,222.90 £135,849.16
RECOMMENDATION		Acceptance of lowest tender		Acceptance of lowest tender	
ALLOWANCES	£2,300.00	Redecoration of elderly tenants' houses Decoration Vouchers Carpet Vouchers Decanting of tenants Gas Connection charges Electric Connection charges Professional Services TOTAL	£2,500.00 £8,000.00 £2,000.00 £1,000.00 £25,000.00 £16,000.00 £20,861.00 £75,361.00	Further block to be added Electrical Supply Professional Services TOTAL	£9,000.00 £12,000.00 £11,835.00 £32,835.00
SUB-CONTRACTORS		None		DH Morris Ltd, Dundee Martec Engineering Electrical Doors & screens	
BACKGROUND PAPERS		None		None	

HOUSING COMMITTEE - 17 DECEMBER 2001

CLIENT	Housing		
PROJECT REFERENCE	01-1003		
PROJECT	Dudhope Flatted Heating Installation and Electrical Upgrading		
DESCRIPTION OF WORKS	The provision of gas or electric heating to 21 flats at Loons Road, Gardner Street, Kilberry Street, Campbell Street and Lawside Road with the addition of electrical upgrading		
TOTAL COST	Several Works	£98,788.71	
	Allowances	£50,286.00	
	TOTAL	£149,074.71	
FUNDING SOURCE	Capital		
BUDGET PROVISION & PHASING	2001/2002 - heating only	£42,000.00	
ADDITIONAL FUNDING	Balance met from the overall allowance for heating projects	£107,074.71	
REVENUE IMPLICATIONS	Where tenants choose gas heating, this will require to be added to the maintenance programme		
LOCAL AGENDA 21	Heating is being installed in flats which have previously benefitted from the installation of double glazing, thus meeting energy efficiency objectives		
EQUAL OPPORTUNITIES	None		
TENDERS	Five invited; four received	<i>Received</i>	<i>Checked</i>
	McGill Electrical Ltd, Dundee	£98,787.05	£98,788.71
	Skillbase Services Ltd, Livingston	£99,335.72	£99,348.32
	CFM Building Services Ltd, Carluke	£102,352.00	£110,536.20
	Highest Tender	£129,851.26	
RECOMMENDATION	Acceptance of lowest tender		
ALLOWANCES	Redecoration of elderly tenant's houses	£15,000.00	
	Decoration Vouchers	£6,000.00	
	Carpet Vouchers	£1,500.00	
	Decanting of tenants	£1,500.00	
	Gas Connection charges	£1,720.00	
	Electric Connection charges	£12,200.00	
	Professional Services	£12,366.00	
	TOTAL	£50,286.00	
SUB-CONTRACTORS	None		
BACKGROUND PAPERS	None		