
Report to: Cabinet

Date of Meeting: 23rd June 2011

Subject: Davenhill Primary School Extension and Refurbishment Phase 2

Report of: Director of the Built Environment

Wards Affected: Molyneux

Is this a Key Decision? Yes

Is it included in the Forward Plan? No
(Rule 15 applied)

Exempt/Confidential No

Purpose/Summary

The report provides details of the tenders received for the 2nd Phase of the Davenhill Primary School refurbishment proposals.

The total cost of the scheme is within the Children's Services Capital Programme budget provision and the lowest tender received is recommended for acceptance.

Recommendation(s)

Cabinet is recommended to:

- (i) Approve acceptance of the lowest tender received, from tenderer No. 1, in the sum of £1,584,777.
- (ii) Subject to (i) above, authorise the Head of Corporate Legal Services to enter into a contract with the successful tenderer.
- (iii) Note that the proposal was a Key Decision but, unfortunately, had not been included in the Council's Forward Plan of Key Decisions. Consequently, the Chair of the Overview and Scrutiny Committee (Children's Services) has been consulted under Rule 15 of the Access to Information Procedure Rules of the Constitution, to the decision being made by the Cabinet as a matter of urgency on the basis that it was impracticable to defer the decision until the commencement of the next Forward Plan because such a delay would mean that the works could not commence in the school summer holiday period leading to disruption to the operation of the school.

How does the decision contribute to the Council’s Corporate Objectives?

<u>Corporate Objective</u>		<u>Positive Impact</u>	<u>Neutral Impact</u>	<u>Negative Impact</u>
1	Creating a Learning Community	X		
2	Jobs and Prosperity	X		
3	Environmental Sustainability	X		
4	Health and Well-Being	X		
5	Children and Young People	X		
6	Creating Safe Communities		X	
7	Creating Inclusive Communities		X	
8	Improving the Quality of Council Services and Strengthening Local Democracy	X		

Reasons for the Recommendation:

The recommendation is made in accordance with the Authorities constitution.

What will it cost and how will it be financed?

(A) Revenue Costs

There are no revenue implications associated with this report.

(B) Capital Costs

Included within the Children’s Services capital programme is funding provision in the sum of £2,591,000 for this project. The total cost of the project, as outlined in paragraph 3.2 attached, totals £2,374,873.

The total cost can therefore be met from the current budget provision and the lowest tender can therefore be considered for acceptance.

Implications:

The following implications of this proposal have been considered and where there are specific implications, these are set out below:

Legal	None
Human Resources	None
Equality	
1. No Equality Implication	<input checked="" type="checkbox"/>
2. Equality Implications identified and mitigated	<input type="checkbox"/>
3. Equality Implication identified and risk remains	<input type="checkbox"/>

Impact on Service Delivery:

The implications of the project upon the operation of the school has been considered and addressed during the scheme development process and there will therefore be no significant impact upon service delivery.

What consultations have taken place on the proposals and when?

The Head of Corporate Finance (FD785) and Head of Corporate Legal Services (LD146/11) have been consulted and any comments have been incorporated into the report.

Are there any other options available for consideration?

The options for alternative school place provision have been considered by the Director of Children's Services prior to adoption of the Phase 1 proposals. Technical proposal options have been considered throughout the design development process, the options adopted provide the most appropriate and best value design solution available.

Implementation Date for the Decision

Following the expiry of the "call-in" period for the Minutes of the Cabinet Meeting

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Background Papers:

There are no background papers available for inspection.

1. Introduction/Background

- 1.1 The phased refurbishment of Davenhill Primary School commenced on 2010 with funding provided through the Primary Capital Strategy.
- 1.2 The aim being to replace all of the teaching accommodation and ancillary areas with purpose built, flexible spaces that will be suitable for teaching and learning in the 21st Century.
- 1.3 The majority of the school is constructed of steel and glass and is completely unsuitable for purpose, with many outstanding condition defects, but the two brick built halls and dining room will be retained and the new accommodation will be constructed around these buildings.
- 1.4 The initial Phase 1 works were completed for the September school term 2010 and subsequently proposals for the 2nd and final phase have now been developed.
- 1.5 It is proposed to include within the Phase 2 works for an installation of photovoltaic (PV) panels generating up to 50kwh of electrical power that will significantly reduce the schools energy usage and contribute towards sustainable strategies.

2.0 TENDER ACTION

- 2.1 Tenders to carry out the phase 2 works have been invited from suitably qualified and experienced contractors, as follows (in alphabetical order):

J Armor Ltd	Melling
Conlon Construction	Preston
EAGA Contract Services Ltd	Prescot
Lockwoods Construction (Liverpool) Ltd	Bootle
Lyjon Company Ltd	Ellesmere Port
Morgan Sindal PLC	Liverpool

- 2.2 Tenders were received on Thursday 12th May 2011 as follows:

Tenderer	Tender	Contract Period
1	£1,584,777	30 Working Weeks
2	£1,670,373	30 Working Weeks
3	£1,588,559	30 Working Weeks
4	£1,593,200	30 Working Weeks
5	£1,595,500	30 Working Weeks
6	£1,799,382	27 Working Weeks

- 2.3 The lowest tender, received from tenderer No.1, has been subject to technical and arithmetical checking and has been found to contain no obvious errors.

3.0 FINANCIAL IMPLICATIONS

- 3.1 Included within the Children's Services capital programme is funding totalling £2,591,000 for this project.

3.2 Subject to acceptance of the lowest tender received the total financial implications of the scheme may be summarised, as follows:

Lowest main contract tender received	£1,584,777
Pre construction demolition	£68,150
Post construction demolition	£250,000
Provisional Allowance for PV installation	£100,000
Total Works Costs	£2,002,927
Testing and Inspections	£2,400
Statutory Fees and Charges	£18,000
Legal fees and sundry other costs	£34,686
Loose Furniture and Equipment	£30,000
IT Equipment	£60,000
Professional Fees and Charges	£226,860
Total Phase 2 Scheme Cost	£2,374,873

3.3 The total scheme cost can be met from the funding available and the Cabinet Member for Children's Services is therefore requested to give consideration to accepting the lowest tender received.

3.4 Subject to acceptance of the lowest tender, the project will be funded through the Primary Capital Programme (£213,000), Modernisation resources (£429,000) and Capital Maintenance grant (£1,732,873).