

WEST DUNBARTONSHIRE COUNCIL

Report by Executive Director of Housing, Environmental and Economic Development

Tendering Committee: 10 November 2010

Subject: 2010/2011 HRA Re-roofing Contract B

1. Purpose

- 1.1 To advise the Committee of tenders received for the 2010/2011 HRA Re-roofing Contract B and to seek approval to accept the lowest tender.

2. Background

- 2.1 Tenders for the project were received on 12 October 2010 from four contractors.

3. Main Issues

- 3.1 The works comprise the removal of the existing roof coverings, disposing off site, make good rot infested timbers, re-roofing, and repairing rough cast render to approximately 140 dwellings in the Clydebank area.
- 3.2 This is the second of two tendered contracts this year which will concentrate on properties in the Clydebank area.
- 3.3 Members should be aware that both contracts, A and B combined, will fall short in terms of coping with the capacity of the committed budget and as such officers are negotiating updated rates with HR+ to continue with the contract currently operating and carried over from previous years in order to ensure full expenditure of the HRA allocation for roof renewals of £1.80m.
- 3.4 Following approval of the second contract and successful negotiation of new rates in the existing contract, all three contracts will operate concurrently to maximise the turnover of roof renewals.

4. People Implications

- 4.1 Design and Quantity Surveying services are being carried out in-house by the Architectural Services Section of Housing, Environmental and Economic Development.
- 4.2 CDM Regulations compliance is being undertaken by Northcroft who were appointed to act as CDM Coordinator for the Council.

5. Financial Implications

- 5.1** The three lowest tenders have been checked arithmetically and represent good value by current pricing levels and can be accommodated within the 2010/2011 HRA Capital Plan.. Adjustments have been made where appropriate in accordance with the code of tendering procedure (see Appendix 1 - Statement of Tenders Received).

6. Risk Analysis

- 6.1** Failure to execute these essential improvements may lead to a further deterioration in the fabric of the building at consequential additional cost to the Council.

7 Equalities Impact

- 7.1** No significant issues were identified in a screening for potential equality impact of this service.

8. Conclusions and Recommendations

- 8.1** The works included in this contract will address water ingress issues at these properties which are as a result of the poor condition of the existing roof tiles and associated render finishes.
- 8.2** The Committee is invited to approve the awarding of the contract to Forster Roofing Services in the amount of £448,697.52.

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Executive Director of Housing, Environmental and Economic Development

Date: 10 November 2010

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Appendices: Form ST/1 - Statement of Tenders Received

Background Papers: None

Ward Affected: 4, 5 and 6