

**To:** Finance, Resources and Customer Services Policy board  
**On:** 31 March 2021

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**Report by:** The Chief Executive

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**Heading:** Site Supervision Services for Design and construction works for CWRR Project

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## **1. Summary**

- 1.1 The purpose of this report is to seek the approval of the Finance, Resources and Customer Services Policy Board to award a services Contract for the Site Supervision Services for Design and construction works for CWRR Project (RC-CPU-20-353).
  - 1.2 The recommendation to award this Contract follows an above Threshold open tender procedure for services conducted in accordance with the Council's Standing Orders relating to Contracts and the Public Contract (Scotland) Regulations 2015.
  - 1.3 A Contract Strategy was approved by the Project Director (City Deal) and the Strategic Procurement Manager in September 2020.
  - 1.4 The Contract Oversight Board approved the requirement for tender release in November 2021 with approval to proceed to award recommendation stage granted in March 2021.
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## **2. Recommendations**

It is recommended that the Finance, Resources and Customer Services Policy Board:

- 2.1 authorise the Head of Corporate Governance to award a Contract for Site Supervision Services for Design and Construction Works for CWRR Project (RC-CPU-20-353) to Jacobs UK Limited;
- 2.2 authorise the contract value up to £3,000,000 exclusive of VAT;
- 2.3 note the Contract is anticipated to commence early May 2021 and anticipated for completion in October 2023, subject to completion of the design and construction works for Clyde Waterfront and Renfrew Riverside (CWRR) Project. The Commencement Date will be confirmed in the Council's Letter of Acceptance.

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## **3. Background**

- 3.1 The Glasgow City Region City Deal is an agreement between the UK Government, Scottish Government and eight member local authorities across the Glasgow City Region (including Renfrewshire Council). The overall aim of the City Deal is to support an increase in the economy within this area by delivery of key projects, three of which are within the Renfrewshire area (Clyde Waterfront and Renfrew Riverside (CWRR), Glasgow Airport Investment Area (GAIA) and Airport Access Project (AAP)).
- 3.2 The Clyde Waterfront & Renfrew Riverside project aims to regenerate the Clyde Waterfront as an attractive riverside and urban area that supports existing and promotes new residential, industrial, commercial, business, retail and leisure opportunities. With the construction of a new opening bridge across the River Clyde, which will accommodate vehicles, pedestrians and cyclists, and the construction of the Renfrew North Development Road, the project will better link communities and businesses on both sides of the river. This will increase the potential for business growth, as businesses and residents on both sides of the river are better connected to a number of key locations including the Clyde Riverside, the Advanced Manufacturing and Innovation District Scotland (AMIDS), Clydebank, Renfrew, Paisley Town Centre and Braehead Centre.

- 3.3 The Contract Authorisation Report for the Clyde Waterfront and Renfrew Riverside Lead Consultancy Commission – Multi Disciplinary Services, Roads and Bridges Contract (Ref: RC1505\_4060(ITT\_9194), submitted to the Procurement Sub Committee Board on 16th September 2015 noted that site supervision services had been included as an optional element within the contract conditions and may be instructed at the Council's discretion.
- 3.4 The estimated cost for site supervision services (Part H), as advised in that report, was £1.1million exclusive of VAT. This was based on tendered rates for key staff categories and a Council estimate of the number of hours, technical disciplines and grades of staff that were likely to be required to deliver Site Supervision Services for the envisaged construction Contract.
- 3.5 Following confirmation of the form of the contract for the design and construction works stage of the Project and recognition of different site resources required to manage the works, Sweco were requested to submit an updated fee forecast for delivering site supervision services (Part H).
- 3.6 The updated estimate for site supervision services (Part H) was significantly higher than the original 2015 forecast with the updated forecast taking account of:
- 3.6.1.1 An extended construction period (24 months to 30 months)
  - 3.6.1.2 Inflationary increase to key staff rates since the contract award in 2015, in line with the Consumer Price index and in accordance with the Conditions of Contract.
  - 3.6.1.3 A revised site supervision team structure required with additional key personnel, based on knowledge of the specific contract and technical aspects now incorporated in the CWRR design & Construction Contract.
- 3.7 In recommending competitive tender of the site supervision services, the Council has taken the view that, while taking up the option for site supervision services (Part H) could ensure continuity of staff with extensive experience of the project, a competitive tender procedure is required to demonstrate value for money providing the opportunity to market test the additional resource requirements as a result of the actual construction contract requirements.

- 3.8 The Contract was tendered using the open tender procedure, in accordance with both Public Contract (Scotland) Regulations 2015 and the Council's Standing Orders relating to Contracts.
- 3.9 The Contract Notice was published on UK Government's Find a Tender portal on 25 January 2021 with the procurement documents available for download from the Public Contracts Scotland – Tender portal on 26 January 2021.
- 3.10 Fourteen (14) organisations noted interest in the project with three (3) tenderers submitting a tender by the deadline date of 8 March 2021.
- 3.11 Tenders were assessed by an evaluation panel consisting of the City Deal and Infrastructure team, Corporate Procurement Unit, Renfrewshire Council Health and Safety, Renfrewshire Council Risk team.
- 3.12 During tender assessment, one (1) tender submission was deemed non-compliant as they did not submit a bid which was compliant with the requirements set out in the process and were therefore excluded. The remaining two (2) tender submissions were assessed as meeting the minimum requirements of the Single Procurement Document (SDP).
- 3.13 The remaining two (2) tender submissions were assessed against the published Award Criteria based on an overall weighting of 60% Price and 40% Quality. The Tenderer's scores relative to the Award Criteria are detailed in the table below

		<b>Price (60%)</b>	<b>Quality (40%)</b>	<b>Total (100%)</b>
<b>1</b>	Jacobs UK Limited	60.00%	28.70%	88.70%
<b>2</b>	Sweco UK Limited	45.11%	32.10%	77.21%

- 3.14 The evaluation of tender submissions identified that the submission by Jacobs UK Limited was the most economically advantageous tender.
- 3.15 Community Benefits were sought and Jacobs UK Limited have committed to deliver the following Community Benefits under this contract:

Community Benefit Description	Number of People / Opportunities offered
Additional Job Created (Graduate)	0.5
Work Experience Placement for an individual 16+ years of age - (SIMD 1 and 2)	1
Work Placement for an individual in full time education	1
Industry skill transfer to schools.	2

- 3.16            The estimated contract value stated in paragraph 2.2 is based on the rates tendered for social and unsocial hours, a forecast of hours, technical disciplines and grades of staff required to undertake the services and a sum for potential increases in rates in line with the Consumer Price Index and the Contract terms and conditions.

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### Implications of the Report

1.            **Financial** – the cost for Site Supervision Services will be contained within the existing City Deal Infrastructure funding package.
  
2.            **HR & Organisational Development** – none.
  
3.            **Community/Council Planning** – this recommendation will support the Council in managing the delivery of the design and construction works for the Clyde Waterfront and Renfrew Riverside (CWRR) Project which is contributing to:
  - *Our Renfrewshire is thriving* – The opening bridge will help regenerate the Clyde Waterfront as an attractive riverside and urban area that supports existing and promotes new residential, industrial, commercial, business, retail and leisure opportunities. The project will better link communities and businesses on both sides of the river to a number of key locations including the Clyde Riverside, the Advanced Manufacturing and Innovation District Scotland (AMIDS), Clydebank, Renfrew, Paisley Town Centre and Braehead Centre. The project will help improve the attractiveness of the vacant, derelict and underused sites that offer immense potential for development of new and enhanced commercial, business and housing uses. Improved connections between key educational and health centres would also improve educational and health opportunities for people within the local communities as well as aiding employees to access these major employment centres. Projects outcomes are envisioned to reduce traffic congestion in Renfrew town centre and aid in improving air quality.
  
  - *Our Renfrewshire is well* – The new safer walking and cycling infrastructure will help encourage active travel by children and young people.

- *Our Renfrewshire is fair* - Tenderers were assessed within Award Criteria regarding their approach to ensuring fair working practices throughout their organisation and supply chain i.e. payment of the living wage, training and development opportunities etc
- *Reshaping our place, our economy and our future* - The completed CWRR infrastructure will provide connectivity and access to new and existing jobs for people in our communities and across the Glasgow City Region.
- *Tackling inequality, ensuring opportunities for all* – the employment related community benefit commitments create job opportunities for all but targeted at hard to reach citizens through liaison with Invest in Renfrewshire and similar Glasgow City Region employability services.
- *Creating a sustainable Renfrewshire for all to enjoy* – The completed infrastructure will help enable active travel and improve access to public transport links for people in our communities.
- *Working together to improve outcomes* – The CWRR project includes works within the boundaries of 3 local authorities: Renfrewshire Council; West Dunbartonshire Council and Glasgow City Council. The Council has worked closely with these other Glasgow City Region Member Authorities and Peel Ports, the Harbour Authority to take the project forward.

4. **Legal** - The procurement of this Contract was conducted in accordance with the above Threshold Open Procedure for Services of the Public Contracts (Scotland) Regulations 2015, the Council's Standing orders Relating to Contracts and the Council's Financial Regulations.

5. **Property/Assets** – none.

6. **Information Technology** – none.

7. **Equality & Human Rights**

- (a) The Recommendations contained within this report have been assessed in relation to their impact on equalities and human rights. No negative impacts on equality groups or potential for infringement of individuals' human rights have been identified arising from the recommendations contained in the report. If required following implementation, the actual impact of the recommendations and the mitigating actions will be reviewed and monitored, and the results of the assessment will be published on the Council's website.

8. **Health & Safety** - Jacobs UK Limited health and safety credentials were evaluated by Corporate Health and Safety and met the Council's minimum requirements regarding health and safety.

9. **Procurement** - The procurement procedures outlined within this report shall ensure that the Council meets its statutory requirements in respect of procurement procedures, efficiency and modern Government.
10. **Risk** – Jacobs UK Limited insurances have been assessed and evaluated and confirm that they will meet the minimum requirements regarding insurable risk.
11. **Privacy Impact** - No Privacy Impact implications have been identified or are anticipated.
12. **Cosla Policy Position** – No Cosla Policy Position implications have arisen or are anticipated.
13. **Climate Risk** - the CWRR project has been designed based on the climate change parameters applicable at the time. The project has been designed in accordance with PAS 2080 which aims to reduce embedded carbon within the project development. The appointed Consultant will support the Council in monitoring the Contractor's reduction of embedded carbon in the design and construction works contract.

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### List of Background Papers

- (a) Background Paper Contract Authorisation Report – Clyde Waterfront and Renfrew Riverside Lead Consultancy Commission - Multi Disciplinary Services, Roads and Bridges

The foregoing background papers will be retained within Chief Executive Service for inspection by the public for the prescribed period of four years from the date of the meeting. The contact officer within the service is (Rebecca Park, Category Manager – City Deal, 0141 618 5346)

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