

**To:** Finance, Resources and Customer Services Policy Board

**On:** 29 January 2020

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**Report by:** Joint Report by Chief Executive and Director of Communities, Housing and Planning Services

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**Heading:** Contract Award: Multi-Storey Condition Survey (RC-CPU-19-055)

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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 Multi-Storey Condition Survey (RC-CPU-19-055) to Concrete Repairs Limited.

1.2 The recommendation to award the Contract follows a procurement exercise which was conducted in accordance with the above EU Threshold Open Tender Procedure for Services and the Council's Standing Orders Relating to Contracts.

1.3 A Contract Strategy was approved by the Head of Planning and Housing Services and the Strategic Commercial and Procurement Manager on Wednesday 25<sup>th</sup> September 2019.

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2. **Recommendations**

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

- a) the Head of Corporate Governance to award a Contract for Multi-Storey Condition Survey (RC-CPU-19-055) to Concrete Repairs Limited;
  - b) the award of this Contract up to the value of £868,871.61 excluding VAT.
  - c) the contract period of one (1) year with an anticipated starting date of Friday 27<sup>th</sup> March 2020. The actual starting date will be confirmed in the Council's Letter of Acceptance to Concrete Repairs Limited.
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### 3. **Background**

3.1 Communities, Housing and Planning Services are responsible for the planned investment and maintenance of the social housing stock. A commitment has been made by Renfrewshire Council to assess the multi storey blocks, of which there are fourteen (14), in order to understand both their investment and maintenance requirements over the next ten (10) years.

3.2 The Council require a specialist Consultant with architectural, energy efficiency, stock condition surveying, quantity surveying, structural engineering skills and experience to carry out a condition survey of our fourteen (14) multi storey blocks within the Renfrewshire area.

3.3 For the procurement of the Contract, an above EU Threshold Open Tender Procedure for Services was undertaken in accordance with the Public Contracts ( Scotland ) Regulations 2015 and Council's Standing Orders Relating to Contracts. The contract notice was dispatched on Public Contracts Scotland advertising portal on Friday 18<sup>th</sup> October 2019 and published on OJEU on Monday 21<sup>st</sup> October 2019 with the Invitation tender documentation available for downloading from the Public Contracts Scotland – Tender portal.

During the tendering period twenty-one (21) companies expressed an interest in the tender. By the tender return date, Monday 25<sup>th</sup> November 2019 at 12 noon, three (3) companies submitted a tender response, four (4) declined and fourteen (14) failed to respond.

3.4 Tenderers were required to complete the European Single Procurement Document (ESPD) which contained pre-determined set criteria and was evaluated by representatives from Housing Services, the Corporate Procurement Unit, Corporate Risk and Corporate Health and Safety

- 3.5 All three (3) tender submissions complied with the minimum selection criteria of the ESPD and progressed to the Award Stage which was based on an Award Criteria weighting of 50% Quality and 50% Price.
- 3.6 The scores relative to the award criteria for each tender submission are noted below:

|          |   | <b>Price<br/>(50%)</b> | <b>Quality<br/>(50%)</b> | <b>Total<br/>(100%)</b> |
|----------|---|------------------------|--------------------------|-------------------------|
| <b>1</b> | <b>Concrete Repairs Limited</b>         | 50.00                  | 35.50                    | <b>85.50</b>            |
| <b>2</b> | <b>Easy Heat Systems Limited</b>        | 38.11                  | 32.75                    | <b>70.86</b>            |
| <b>3</b> | <b>Michael Dyson Associates Limited</b> | 32.68                  | 29.50                    | <b>62.18</b>            |

- 3.7 The evaluation of tender submissions received identified that the tender submission by Concrete Repairs Limited was the most economically advantageous tender submission.
- 3.8 The costs for this Contract will be met from the Housing Capital budget.
- 3.9 Community Benefits were requested as part of this procurement process and Concrete Repairs Limited confirmed that the following Community Benefits would be made available to the Council for this Contract:

| <b>Community Benefit Description</b>                                   | <b>No of People / Activity</b> |
|--|--------------------------------|
| Job for an unemployed individual                                       | 1                              |
| Work Experience Placement for an individual aged 14 to 16 years of age | 1                              |
| Industry Awareness Events  | 1                              |
| Industry Skill Transfer to Schools                                     | 1                              |
| Financial Support for a Community Project                              | 2                              |
| Non-Financial Support for a Community Project                          | 2                              |

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## **Implications of the Report**

- Financial** - The cost for these Services will be met through the Housing Capital budget.
- HR & Organisational Development** - No TUPE implications

3. **Community/Council Planning –**

- Our Renfrewshire is fair - Tenderers were assessed within this procurement process in regard to their approach to ensuring fair working practices throughout their organisation and supply chain i.e. payment of the living wage, training and development opportunities.
- Building strong, safe and resilient communities - reducing fuel poverty within our households and providing residents with a higher quality of heating.
- Tackling inequality, ensuring opportunities for all - improving housing conditions for both tenants and owners.
- Creating a sustainable Renfrewshire for all to enjoy – awarded supplier has committed to deliver numerous Community Benefits as detailed within section 3.9 of this report.

4. **Legal** - The procurement of this services contract has been conducted as an above EU Threshold Open Procurement Procedure in accordance with the Councils Standing Orders Relating to Contracts and the Public Contracts (Scotland) Regulations 2015.

5. **Property/Assets** - By awarding this contract, the Council will have the ability to understand the financial requirements, both around planned investment and repairs and maintenance, that will be required over the next ten years.

6. **Information Technology** - No Information Technology implications have arisen or are anticipated.

7. **Equality & Human Rights** - 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 because for example it is for noting only. 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** – Concrete Repairs 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** – Concrete Repairs Limited insurances have been assessed and evaluated to confirm that they have met the minimum requirements regarding insurable risk.
11. **Privacy Impact** - No Data Protection Impact Assessment (DPIA) is required for this contract, as this does not involve new technologies or other ways of processing personal data.
12. **Cosla Policy Position** – No COSLA Policy Position implications have arisen or are anticipated.
13. **Climate Risk** – No climate risk implications have arisen or are anticipated.

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