

To: Finance, Resources and Customer Services Policy Board

On: 11 December 2024

Report by: Director of Finance and Resources and the Chief Executive Services

Heading: Contract Award: External Works Ferguslie Green Line –
Neighbourhood Centre (RC-CPU-24-026)

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 Works Contract for External Works Ferguslie Green Line – Neighbourhood Centre (RC-CPU-24-026) to P1 Solutions Ltd.

1.2 The recommendation to award the Contract follows a procurement exercise conducted in accordance with the Council's Standing Orders Relating to Contracts 1 January 2024 for a below Regulated (Works) Contract using the below GPA Open Procedure.

1.3 A Contract Strategy was approved by the Corporate Procurement Manager and Head of Economy & Development Services on 5 November 2024.

2. **Recommendations**

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

2.1 Authorises the Head of Corporate Governance to award a Works Contract in the form of SBCC Standard Building Contract with Quantities for use in Scotland (SBC/Q/Scot), 2016 Edition, as supplemented by the Employer's Amendments, for External Works

Ferguslie Green Line – Neighbourhood Centre (RC-CPU-24-026) to P1 Solutions Ltd;

- 2.2 Authorises the Tendered Contract Sum (approved contract value) of £588,389.12 excluding VAT.
 - 2.3 Authorises the Date of Possession of the site for 20 January 2025 and the Date for Completion of the works of 23 June 2025. Any changes to these dates will be confirmed in the Council's Letter of Acceptance.
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3. **Background**

- 3.1 This procurement exercise is for the appointment of a contractor to carry out the provision of a new and improved path network throughout the site, with key gateway links; installation of an activity space; site drainage; street lighting; site furniture; improvements to existing soft landscaping and introduction of trees and shrubbery at a vacant site at Bankfoot Road, Ferguslie Park.
- 3.2 A Prior Information Notice (PIN) was issued on the Public Contracts Scotland portal on 9 August 2024 to gauge interest in the requirement.
- 3.3 To initiate this procurement process, a Contract Notice was published on the Public Contracts Scotland advertising portal on 5 November 2024.
- 3.4 During the live tender period, twenty organisations expressed interest in the tender. By the closing date set for return of electronic tender submissions, 10am on 27 November 2024, six organisations submitted a response, two organisations declined to respond, and twelve organisations failed to submit a response.
- 3.5 In accordance with the Council's Standing Order relating to Contracts standing order 11.5, Tenderers were required to complete a Single Procurement Document (SPD) to be submitted with their tender submission. All six tender submissions were evaluated against a pre-determined set of Criteria in the form of the SPD by representatives from the following Council services: Chief Executive Service, the Corporate Procurement Unit, Corporate Risk and Corporate Health & Safety.
- 3.6 One tenderer submitted a qualified bid; however, the Council was not willing to accept the qualifications to the bid and that tenderer subsequently withdrew from the tender process. The remaining five tender submissions received complied with the minimum selection

criteria of the SPD. The five tender submissions were each evaluated against the Award Criteria of 60% Quality and 40% Price.

3.7 The scores relative to the Award Criteria for each of the five tender submissions are noted below:

Tenderer	Price (40%)	Quality (60%)	Total (100%)
P1 Solutions Ltd	40.00%	47.25%	87.25%
Landscapes and Contracts Limited	38.27%	41.25%	79.52%
Landcare Solutions (Scotland) Limited	37.13%	33.75%	70.88%
MacKenzie Construction Limited	32.52%	31.25%	63.77%
JH Civil Engineering Limited	27.16%	34.25%	61.41%

3.8 The evaluation of tender submissions received identified that the submission by P1 Solutions Ltd was the most economically advantageous tender.

3.9 The form of Contract is SBCC Standard Building Contract with Quantities for use in Scotland (SBC/Q/Scot) 2016 Edition, as supplemented by the Employer's Amendments.

3.10 The funding for this Contract has been secured from the UK Government's Shared Prosperity Fund and Scottish Government's Place Based Investment Programme.

3.11 Community benefits were requested as part of the contract and P1 Solutions have offered the following community benefits:

Community Benefit Outcome Description	No of People / Activity
S/NVQ (or equivalent) for <ul style="list-style-type: none"> • New Employee • Existing Employee • Supply Chain Employee 	3

Implications of the Report

1. **Financial** – The Contract value of £588,389.12 for the 22 week Contract will be funded through the secured funding from the UK

Government's Shared Prosperity Fund (SPF) and Scottish Government's Place Based Investment Programme and from the Housing Revenue Account (HRA).

Funding	Amount
Shared Prosperity Fund (SPF)	£200,000
Scottish Government's Place Based Investment Programme.	£280,000
Housing Revenue Account (HRA)	£120,000

The SPF funding was approved at the 23rd August 2022 Economy and Regeneration Policy Board, an update to this paper was approved at the 19th March 2024 Economy and Regeneration Policy Board. The funding for the Place Based Investment Programme was approved at the Economy and Regeneration Policy Board on the 5th November 2024. The anticipated Date of Possession of the site is 20th January 2025.

2. **HR & Organisational Development** – None arising directly from this report.

3. **Community/Council Planning –**

Place:

- Adopting a 'placeshaping' approach to developing our communities - working together to maximise our collective impact and influence across economic, social, physical, cultural and environmental policies and practices.
- Demonstrating that Renfrewshire is a great place to grow up, a place of opportunity for those that live and work here, and a brilliant place for a day out.

Economy:

- Improving lives and securing wellbeing through a stronger, inclusive and sustainable economy, being creative, imaginative and linking opportunities to enhance the benefits for Renfrewshire.

Living Our Values:

- Ensuring Renfrewshire Council delivers Best Value for our citizens and customers, that we are a well governed, effective organisation.

4. **Legal** - The Procurement of this Contract was conducted as a below Regulated (Works) Open Procedure in accordance with the Council's Standing Orders Relating to Contracts 1 January 2024.
 5. **Property/Assets** – This contract relates to a vacant site at Bankfoot Road, Ferguslie Road. The contract will provide a new and improved path network throughout the site, with key gateway links; installation of an activity space; site drainage; street lighting; site furniture; improvements to existing soft landscaping and introduction of trees and shrubbery.
 6. **Information Technology** - None directly arising from this report.
 7. **Equality & Human Rights** - None arising directly from this report.
 8. **Health & Safety** – P1 Solutions Ltd 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 ensure that the Council meets its statutory requirements in respect of procedures, efficiency, and modern Government.
 10. **Risk** – P1 Solutions Ltd insurances have been assessed and evaluated to confirm that they meet the requirements regarding insurance risk.
 11. **Privacy Impact** - None directly arising from this report.
 12. **Climate Risk** – The level of impact associated with the External Works – Ferguslie Green Line Neighbourhood Centre has been assessed using the Scottish Government Sustainability Test and are considered to be high risk. P1 Solutions Ltd will be required to carry out the works in a manner that minimises the impact their activities will have on the environment. To mitigate the high risk P1 Solutions will:
 - implement waste management plans to reduce, reuse and recycle construction waste.
 - Establish monitoring programmes to track environmental parameters and ensure there is regular reporting to promptly address any adverse environmental impacts.
 13. **Children's Rights** – None directly arising from this report.
 14. **Cosla Policy Position** - None arising directly from this report.
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List of Background Papers

- (a) Report by the Chief Executive to the Leadership Board on the 1st December 2021: “The Making of Ferguslie – framework report and place plan”.
- (b) Report by the Chief Executive to the Economy and Regeneration Policy Board on the 23 May 2023: “The Making of Ferguslie – Update”.
- (c) Report by the Chief Executive to the Economy and Regeneration Policy Board on the 23rd May 2023: “Place Based Improvement Programme 2024/25”.
- (d) Report by Chief Executive to the Economy and Regeneration Policy Board on the 14th June 2022: “UK Shared Prosperity Fund”.
- (e) Report by Chief Executive to Economy and Regeneration Policy Board on the 23rd August 2022 on the “UK Shared Prosperity Fund Update”.
- (f) Report by the Chief Executive to the Economy and Regeneration Policy Board on the 5th November 2024: “Placed Based Improvement Programme 2024/2025”.
- (g) Report by the Chief Executive to the Economy and Regeneration Policy Board on the 19th March 2024: “Regeneration Funding Bids Update”.

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