

## Members' Library Service Request Form

Date of Document	10/12/20
Originator	Gary Fenwick
Originator's Ref (if any)	GF
Document Title	Proposed New Nursery at Law Primary School, North Berwick

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Additional information:

Authorised By	Tom Reid
Designation	Head of Infrastructure
Date	21/12/20

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Bulletin	Dec20

**REPORT TO:** Members' Library Service

**MEETING DATE:**

**BY:** Head of Infrastructure

**SUBJECT:** Proposed New Nursery at Law Primary School, North Berwick

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## **1 PURPOSE**

- 1.1 To note the decision to award the contract for the Proposed New Nursery at Law Primary School, North Berwick to Messrs Hadden Group.

## **2 RECOMMENDATIONS**

- 2.1 Members are asked to note the decision of the Head of Infrastructure in consultation with the Head of Education and the Head of Council Resources, to accept Messrs Hadden Group's tender amounting to £3,428,829.37 after checking, correction and adjustment for the Proposed New Nursery at Law primary School, North Berwick
- 2.2 The tender is held open for consideration until 24<sup>th</sup> December 2020.

## **3 BACKGROUND**

- 3.1 The Scottish Government has pledged to increase the provision of free early learning and childcare services to 1140 hours per year, for children who are 3 or 4 years old, as well as for 2 year olds whose parents / carers are on qualifying benefits, and are eligible for the 600 hours free entitlement through the Children & Young People's Act 2014.

The Council has applied for and has received Grant Funding from the Scottish Government to assist with the cost of upgrading, altering and extending nurseries, and providing new nurseries, to achieve the 1140 hours provision throughout East Lothian.

The Council therefore intends to appoint a contractor, through a competitive procurement process, to design and build the new Nursery at Law Primary School North Berwick.

3.2 Tender documents were issued to the Contractors on the East Lothian Council Construction Works Framework - Lot 7. The contractors listed on this framework, in alphabetical order, are as follows:-

Balfour Beatty - Glasgow

CCG Scotland Ltd - Glasgow

John Graham Construction - Edinburgh

Hadden Group - Aberuthven

Hart Builders - Edinburgh

Morrison Construction - Glasgow

The following tenders were duly received and subject to detailed checks, resulting in the tender amounts indicated below, presented in ascending order:-

Ref	Contractor	Tender Amount Before Checking	Tender Amount After Checking and Amendment	Lowest Checked Tender Amount
1	Hadden Group	£3,409,696.89	£3,428,829.37	<u>£3,428,829.37</u>
2	Tenderer 2	£3,741,887.90	£3,741,887.90	
3	Tenderer 3	£3,087,032.78	Tender rejected See below	
4	Tenderer 4	Declined to tender		
5	Tenderer 5	Declined to tender		
6	Tenderer 6	Declined to tender		

3.3 In consultation with Council Procurement and Council Legal Services, the tender submitted by Tenderer 3 was rejected on the basis that it failed to meet the employer's criteria as set out in the Tender Documents.

- 3.4 Messrs Hadden Group's tender price amounting to £3,428,829.37 after detailed checking, correction and amendment is the lowest compliant offer submitted and has been competitively priced throughout.
- 3.5 Messrs Hadden have proposed the following list of Sub-Contractors:-  
Doors & Windows - Cube Glass, Cumbernauld  
M&E – SGM, Edinburgh  
Roofing - AIM Developments, Perth  
Others to be advised.
- 3.6 The Contract is prepared on a firm price basis in terms of the SBCC Design & Build Contract for use in Scotland (2011 Edition) incorporating Amendment Nr 1 issued March 2015, issued by the Scottish Building Contract Committee, and the Contractor has undertaken to complete the works within an overall programme of 36 calendar weeks from the date of possession.

#### **4 COMMUNITY BENEFITS IN PROCUREMENT (CBIP)**

- 4.1 Hadden Group has undertaken to comply with the contract requirements governing the Contractors Community Benefits responsibility, and will work with East Lothian Council and relevant stakeholders to maximise outcomes achievable through the investment of this project.

#### **5 INTEGRATED IMPACT ASSESSMENT**

- 5.1 The subject of this report does not affect the wellbeing of the community or have a significant impact on equality, the environment or economy.

#### **6 POLICY IMPLICATIONS**

- 6.1 The report recommendations are consistent with the delivery of the Council's capital programme and also the Council's approved Financial and Capital Strategies.

## 7 RESOURCE IMPLICATIONS

7.1 Financial – The total expenditure on the project will not exceed £3,599,429.37 as set out below.

<b>Category</b>	<b>Estimated Costs (£)</b>
Hadden Group Construction Tender	£3,428,829.37
Removing existing TU and Decanting existing nursery	£50,000.00
External Consultant Fees, Surveys & Expenses	£25,000.00
Furniture	£60,000.00
IT Equipment & Infrastructure	£10,600.00
Additional contingency	£25,000.00
<b>TOTAL</b>	<b>£3,599,429.37</b>

This expenditure will be contained within the Council's Capital Plan allowance for 1140 provision as follows:-

1140 Hours Grant - £2,872,929.37  
Section 75 Developers Contribution - £426,500.00  
Sustrans Grant - £210,000.00  
Roads Capital Core Budget - £90,000.00

The Anticipated Spend Profile (including monies already spent) is:-

2019 – 2020: £4,800.00  
2020 – 2021: £11,800.00  
2021 – 2022: £3,531,397.37  
2022 – 2023: £51,432.00

7.2 Personnel – None.

7.3 Other – None.

## 8 BACKGROUND PAPERS

8.1 None

<b>AUTHOR'S NAME</b>	Tom Reid
<b>DESIGNATION</b>	Head of Infrastructure
<b>CONTACT INFO</b>	Gary Fenwick - 7860 GF – 10 <sup>th</sup> December 2020