

## Members' Library Service Request Form

Date of Document	20/12/12
Originator	Executive Director (Services For Communities)
Originator's Ref (if any)	
Document Title	Proposed Roofing & Building Works at North Berwick Community Centre, North Berwick

Please indicate if access to the document is to be "unrestricted" or "restricted", with regard to the terms of the Local Government (Access to Information) Act 1985.

Unrestricted	<input checked="" type="checkbox"/>	Restricted	<input type="checkbox"/>
--------------	-------------------------------------	------------	--------------------------

If the document is "restricted", please state on what grounds (click on grey area for drop-down menu):

For Publication
-----------------

Please indicate which committee this document should be recorded into (click on grey area for drop-down menu):

Cabinet
---------

Additional information:

Authorised By	Monica Patterson
Designation	Ex Dir - Services for Communities
Date	29/01/13

For Office Use Only:	
Library Reference	26/13
Date Received	08/02/13
Bulletin	Feb13

**REPORT TO:** Members' Library Service

**MEETING DATE:**

**BY:** Executive Director (Services for Communities)

**SUBJECT:** Proposed Roofing & Building Works at  
North Berwick Community Centre, North Berwick

---

## **1 PURPOSE**

- 1.1 To note the decision to award the contract for the Proposed Roofing & Building Works at North Berwick Community Centre, North Berwick, to Messrs Gordon Guthrie Contracts Ltd, Edinburgh.

## **2 RECOMMENDATIONS**

- 2.1 Cabinet is asked to note the decision of the Executive Director (Services for Communities) (per the Head of Infrastructure) as appointed representative under Standing Order Rule 46 and delegation Appendix 2a (Tenders) thereto and after consultation with the Head of Council Resources to accept Messrs Gordon Guthrie Contracts Ltd's tender amounting to £44,883.09 after checking and correction and noting that it is open for consideration until 4 February 2013 for the Proposed Roofing & Building Works at North Berwick Community Centre, North Berwick.

## **3 BACKGROUND**

- 3.1 The proposed works are to rectify defects to the roof and building fabric. Protective scaffold has been erected to ensure public safety while the remedial works were procured.

The proposed works include reinstatement and anchorage to stone copes, kneelers, crows steps etc, replacement of stone finial ball, reducing the height of two chimneys, joinery works (including remedial works to bell towers, glazed rooflights etc), roofing works (including slate and ridge repairs), repairs to metalwork and decoration.

- 3.2 Tender Documents were issued to Six Framework Contractors and the following offers were duly received, the three lowest being subjected to detailed checks resulting in the Tender Amounts indicated overleaf.

One of the Six Contractors on the Lot 1 Framework declined to take part in this tender opportunity due to other work commitments and one Contractor failed to submit their tender.

Ref	Contractor	Tender Amount Before Checking	Tender Amount After Checking	Lowest Checked Tender Amount
1	Gordon Guthrie Contracts Ltd Edinburgh	£44,874.69	£44,883.09	<u>£44,883.09</u>
2	Maxi Construction Ltd, Livingston	£62,997.81	£59,368.29	
3	Ashwood Scotland Ltd, Bathgate	£71,958.80	£71,956.73	
4	Morris & Spottiswood, Edinburgh	£90,248.48	Unchecked	
5	John A. Smith & Son (Building Contractors) Ltd, North Berwick	Declined To Tender		
6	GHI Contracts Ltd, Lanarkshire	No Tender Returned		

3.3 As indicated at 3.2 Messrs Gordon Guthrie Contracts Ltd's tender amounting to £44,883.09 after detailed checking and correction remains the lowest of the offers submitted and has been competitively priced throughout.

3.4 Messrs Gordon Guthrie Contracts Ltd have indicated that they propose to use the following Sub-Contractors:

- Stonework - Capital Stone
- Painting - Swanson Decorators

3.5 The Contract is prepared on a firm price basis in terms of the JCT Minor Works Building Contract for Use in Scotland (2011 Edition) issued by the Scottish Building Contract Committee and the Contractor has undertaken to complete the works within 6 weeks from the date of commencement.

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

4.1 As this project is below the £50,000 threshold the Community Benefits Scheme does not apply.

#### **5 EQUALITIES IMPACT ASSESSMENT**

5.1 This Report is not applicable to the wellbeing of equalities groups and an Equalities Impact Assessment is not required.

## **6 POLICY IMPLICATIONS**

6.1 None.

## **7 RESOURCE IMPLICATIONS**

7.1 Financial – Together with the addition of restricted ELC Professional Costs & Expenses and External CDM Co-ordinator Costs, the total project expenditure will not exceed £50,500 and has been approved by the Head of Council Resources.

This project is part of the priority works programme supported by the Council decision of 24 August 2010 and expenditure will either be contained within the Council's Repairs & Renewals Fund or alternatively within the Capital Budget.

The major element of this expenditure will be in this financial year with the remaining retention monies allocated in the 2013/2014 financial year.

7.2 Personnel – None.

7.3 Other – None.

## **8 BACKGROUND PAPERS**

8.1 Report to Council 24 August 2010 – 2009/2010 Financial Review.

8.2 Programme of Priority Works 2010/2011 to 2014/2015 – Liz McLean.

<b>AUTHOR'S NAME</b>	Richard Jennings
<b>DESIGNATION</b>	Head of Housing & Environment
<b>CONTACT INFO</b>	Neil Irvine – Ext 7243 NI/ES – 20 December 2012