

Public Document Pack



Committee: Special Executive
Date: Monday 20 February 2017
Time: 5.00 pm
Venue: Bodicote House, Bodicote, Banbury, OX15 4AA

Membership

Councillor Barry Wood (Chairman)	Councillor G A Reynolds (Vice-Chairman)
Councillor Ken Atack	Councillor Colin Clarke
Councillor John Donaldson	Councillor Tony Ilott
Councillor Mike Kerford-Byrnes	Councillor Kieron Mallon
Councillor D M Pickford	Councillor Lynn Pratt

AGENDA

1. Apologies for Absence

2. Declarations of Interest

Members are asked to declare any interest and the nature of that interest that they may have in any of the items under consideration at this meeting.

3. Urgent Business

The Chairman to advise whether they have agreed to any item of urgent business being admitted to the agenda.

4. Chairman's Announcements

To receive communications from the Chairman.

5. Award of Hope Close Superstructure Contract (Pages 1 - 4) 5.05pm

Report of Head of Regeneration and Housing

Purpose of report

To consider the award of a Construction Contract for the Superstructure works at Hope Close, Banbury, a new build housing development consisting of 11 dwellings being delivered by Cherwell District Council, Regeneration and Housing.

Recommendations

The meeting is recommended:

- 1.1 To approve the acceptance of the recommended tender for the Superstructure Contract at The Fairway, Hope Close, Banbury.

6. Exclusion of the Press and Public

The following report contains exempt information as defined in the following paragraph of Part 1, Schedule 12A of Local Government Act 1972.

3 – Information relating to the financial or business affairs of any particular person (including the authority holding that information).

5 – Information in respect of which a claim to legal professional privilege could be maintained in legal proceedings

Members are reminded that whilst the following item has been marked as exempt, it is for the meeting to decide whether or not to consider it in private or in public. In making the decision, members should balance the interests of individuals or the Council itself in having access to the information. In considering their discretion members should also be mindful of the advice of Council Officers.

No representations have been received from the public requesting that this item be considered in public.

Should Members decide not to make a decision in public, they are recommended to pass the following recommendation:

“That under Section 100A of the Local Government Act 1972, the public and press be excluded from the meeting for the following item of business on the grounds that, if the public and press were present, it would be likely that exempt information falling under the provisions of Schedule 12A, Part 1, Paragraphs 3 and 5 would be disclosed to them, and that in all the circumstances of the case, the public interest in maintaining the exemption outweighs the public interest in disclosing the information.”

7. Castle Quay Phase Two Redevelopment (Pages 5 - 148) 5.15pm

** Please note that appendix 3 to this report will follow as the information is currently awaited **

Exempt report of Chief Finance Officer

(Meeting scheduled to close at 5.30pm)

Information about this Agenda

Apologies for Absence

Apologies for absence should be notified to natasha.clark@cherwellandsouthnorthants.gov.uk or 01295 221589 prior to the start of the meeting.

Declarations of Interest

Members are asked to declare interests at item 2 on the agenda or if arriving after the start of the meeting, at the start of the relevant agenda item.

Local Government and Finance Act 1992 – Budget Setting, Contracts & Supplementary Estimates

Members are reminded that any member who is two months in arrears with Council Tax must declare the fact and may speak but not vote on any decision which involves budget setting, extending or agreeing contracts or incurring expenditure not provided for in the agreed budget for a given year and could affect calculations on the level of Council Tax.

Local Authorities (Executive Arrangements) (Meetings and Access to Information) (England) Regulations 2012

This agenda constitutes the 5 day notice required by Regulation 5 of the Local Authorities (Executive Arrangements) (Meetings and Access to Information) (England) Regulations 2012 in terms of the intention to consider an item of business in private.

Evacuation Procedure

When the continuous alarm sounds you must evacuate the building by the nearest available fire exit. Members and visitors should proceed to the car park as directed by Democratic Services staff and await further instructions.

Access to Meetings

If you have any special requirements (such as a large print version of these papers or special access facilities) please contact the officer named below, giving as much notice as possible before the meeting.

Mobile Phones

Please ensure that any device is switched to silent operation or switched off.

Queries Regarding this Agenda

Please contact Natasha Clark, Democratic and Elections
natasha.clark@cherwellandsouthnorthants.gov.uk, 01295 221589

Sue Smith
Chief Executive

Published on Friday 10 February 2017

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Cherwell District Council

Executive

20 February 2017

Award Of Hope Close Superstructure Contract

Report of Head of Regeneration and Housing

This report is public

Purpose of report

To consider the award of a Construction Contract for the Superstructure works at Hope Close, Banbury, a new build housing development consisting of 11 dwellings being delivered by Cherwell District Council, Regeneration and Housing.

1.0 Recommendations

The meeting is recommended:

- 1.1 To approve the acceptance of the recommended tender for the Superstructure Contract at The Fairway, Hope Close, Banbury.

2.0 Introduction

- 2.1 Cherwell District Council is developing land acquired from the Trustees for Methodist Church Purposes for 11 new homes as part of a Development Agreement at The Fairway, Hope Close, Banbury. The 11 affordable homes are to be sold on a Shared Ownership basis. The homes are sold on a 'self finish' basis whereby the purchasers receive a discount to the market value allowing for decorations to be completed to their own budget.
- 2.2 Approval for the development, together with the capital cost, is provided for under the Regeneration and Housing, Build! Phase One programme.
- 2.3 The development is being carried out in two phases. Phase one which includes the substructure to the 11 dwellings and the provision of utilities and estate road has been approved and awarded and the works are progressing on site. Phase two, which this report seeks approval of, includes the superstructure and overall completion of the development.
- 2.4 The size of the contract award exceeds delegated authority arrangements and hence requires an Executive decision.

3.0 Report Details

- 3.1 Cherwell District Council invited expressions of interest for tendering for the Superstructure Contract by placing an advert on the publically accessible CDC website.
- 3.2 Full design information was included in the tender documents as provided by design consultants appointed by Cherwell District Council. The Contract scope of work is therefore limited to construction.
- 3.3 Four companies expressed interest in tendering for the works and the tender documents were subsequently issues to all four companies.
- 3.4 The tender documents confirmed the successful contractor would be selected via a single stage open competitive tender process; the evaluation of tenders on the basis of 60% Price and 40% Quality.
- 3.5 One company withdrew from the tender during the tender period as they considered that having progressed the estimate for the project they established that the value was too much for the company to take on.
- 3.6 Following receipt of tender offers from the three remaining companies Cherwell District Council evaluated the tender returns in accordance with the scoring criteria provided in the tender documents.
- 3.7 The evaluation confirmed the tender received from Edgar Taylor (Buckingham) Limited for the lump sum fixed price of £1,443,098.22 received the highest score following tender evaluation.

4.0 Conclusion and Reasons for Recommendations

- 4.1 Following a 'best practice' procurement exercise Edgar Taylor (Buckingham) Limited has submitted the highest scoring tender offer. It is recommended the Contract is awarded to Edgar Taylor (Buckingham) Limited for the lump sum fixed price of £1,443,098.22.

5.0 Consultation

Cllr John Donaldson, Lead Member for Housing.

6.0 Alternative Options and Reasons for Rejection

- 6.1 No reasonable alternatives.

7.0 Implications

Financial and Resource Implications

7.1 The Contract Sum of £1,443,098.22 is within the overall Build! Phase One projections which are reported at Build! Project Board meetings.

Comments checked by:

Paul Sutton, Chief Finance Officer, 0300 0030106,
Paul.Sutton@cherwellandsouthnorthants.gov.uk

Legal Implications

7.2 The procurement has been undertaken in compliance with the Council's Contract Procedure Rules. As the contract value exceeds £500,000 the award needs Executive approval.

Comments checked by:

Kevin Lane, Head of Law and Governance, 0300 00301075,
kevin.lane@cherwellandsouthnorthants.gov.uk

8.0 Decision Information

Key Decision

Financial Threshold Met: Yes

Community Impact Threshold Met: No

Wards Affected

Banbury Ruscote

Links to Corporate Plan and Policy Framework

Sound budgets and customer focused council

Lead Councillor

Cllr John Donaldson, Lead Member for Housing

Document Information

Appendix No	Title
n/a	none
Background Papers	
None	
Report Author	Paul Sutton, Chief Finance Officer
Contact Information	0300 0030106 Paul.sutton@cherwellandsouthnorthants.gov.uk

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