

Part B

Report to: Group Head of Place Shaping

Date of meeting: 02.09.2020

Report author: Jay Rao – Property Development Project Manager

Title: Riverside Road Garages Contractor Selection Report

1.0 Summary

1.1 This report summarises the contractor evaluations received for the development of 5no houses at Riverside Road Garages.

1.2 Three bids were submitted to the Council for the project, from the following companies:

- MY Construction & Carpentry Ltd.
- Ermine Construction Services Ltd.
- Ambassador Group

1.3 The Council evaluated the three submissions, and concluded with the following scores.

Criteria	MY Construction & Carpentry Ltd.	Ermine Construction Services Ltd.	Ambassador Group
Cost	6.96	10	n/a
Methodology	4	7	n/a
Management	5	6	n/a
Health & Safety	5	6	n/a
Programme	4	6	n/a
Weighted Total	62.25	89.00	

1.4 Ermine Construction Services Ltd. received the highest quality and cost scores resulting in the highest overall weighted total score. Ambassador Group were disqualified from the process due to their submission being unacceptable in several criteria, having scored 3 or less in all criteria.

2.0 Risks

2.1

Nature of risk	Consequence	Suggested Control Measures	Response (treat, tolerate, terminate or transfer)	Risk Rating (combination of severity and likelihood)
Cost overrun	The project costs result in an exceedance of the original budget	Appoint a Contract Administrator/Employer's Agent to manage the construction phase	Treat	6
Delay	The project will be delivered after the anticipated completion date	Gain vacant possession of the site and complete the RIBA Stage 4 as soon as practically possible	Treat	6
Quality	Contractor's value engineering proposals compromise on quality of the delivered product	Employ a Design Audit team to the Client	Treat	6

3.0 Recommendations

3.1 To appoint Ermine Construction Services Ltd. for the contract sum of £1,255,132 to develop 5 no. houses at Riverside Road Garages with a planned start on site date of 28.09.2020 and practical completion date of 26.05.2021.

Further information:

Jay Rao

Jay.rao@watford.gov.uk

Tel: 01923 278377

Report approved by: Group Head of Place Shaping

4.0 Detailed proposal

4.1 N/A

5.0 Implications

5.1 Financial

5.1.1 The Shared Director of Finance comments that the contract sum of £1,255,132, will be funded from the £4 million capital budget for Temporary Accommodation.

5.2 Legal Issues (Monitoring Officer)

5.2.1 The Group Head of Democracy and Governance has no further comments.

5.3 **Equalities, Human Rights and Data Protection**

5.3.1 Having had regard to the council's obligations under s149, it is considered there will be no Equalities or Human Rights considerations with this project.

Having had regard to the council's obligations under the General Data Protection Regulation (GDPR) 2018, it is considered that officers are not required to undertake a Data Processing Impact Assessment (DPIA) for this report.

5.4 **Staffing**

5.4.1 The project will be managed by the Property Development Project Manager from the Place Shaping Group, with an Employer's Agent acting on their behalf in order to manage the contractor and design teams.

5.5 **Accommodation**

5.5.1 N/A

5.6 **Community Safety/Crime and Disorder**

5.6.1 N/A

5.7 **Sustainability**

5.7.1 The project will be targeting a 4* Home Quality Mark rating, which will see the homes offering energy efficient dwellings and low carbon impact construction methods.

Appendices

- Appendix 1 – Stace Tender Report

Background papers

No papers were used in the preparation of this report.