

Lancaster West Estate Refurbishment

Procurement Update

Purpose of report Provide an overview of the progress of procurement the consultancy and contractor services required to deliver the Lancaster West Estate refurbishment programme.

Tender tracker

Expertise sought	Tender Returns (Bids)	Resident Evaluations	Status
Fire Risk Assessors (Type 4)	2	5	Awarded: Frankhams
Principal Designer	11	1	Awarded: Derisk Ltd
Mechanical and electrical (Lot 1 – Heating and hot water, ventilation, communal electrics and lighting)	11	6	Awarded: TACE
Mechanical and electrical (Lot 2 - Door Entry/CCTV/ Digital TV)	4	6	Awarded: TGA Consultancy Services
Mechanical and electrical (Lot 3 - Lifts)	6	6	Awarded: Chapman BDSP
Multi Disciplinary Tech Team Lot 1- The Walkways Lot 2 – East side Lot 3 – Morland & Talbot Grove Lot 4 – Treadgold Lot 5 – Cambourne Mews Lot 6 – Verity Close	12	17	Key Decision Approved Awaiting S20 NOE prior to approval

Fire Risk Assessment Type 4 Surveys

The successful FRA Consultant is Frankham Risk Management Services and FRA Type 4 surveys commenced on the 9th March 2020. Frankham have surveyed 100% of all communal areas however due the coronavirus pandemic this has impacted the progress in individual homes. To date 19% of the individual properties have been surveyed, of those required to give comprehensive coverage of all types of home on the estate.

As lockdown restrictions have eased, LWNT team are to send further letters to residents to request access to their properties to enable further surveys to be undertaken, where possible, with the aim to complete by the end of August.

Principal designer

The appointment consultant is Derisk Ltd. There was no Standstill period as the costs were below the OJEU services threshold. The contracts are now being prepared to be signed. An induction including residents and pre-contract meetings have taken place.

Lancaster West Estate Refurbishment

Procurement Update

Mechanical & Electrical Consultants

Lot 1 (Heating, Hot Water, Ventilation, Electrical, Lighting) – The successful consultant is **TACE and they will be undertaking full spectrum mechanical, electrical and plumbing designs**. Section 20 Notice of Estimates and Standstill period have now expired, and the contracts now being prepared to be signed. An induction including residents and pre-contract meetings have taken place.

Lot 2 – The successful consultant is **TGA Consultancy Services and they will be designing CCTV, door entry, and digital TV services**. Section 20 Notice of Estimates have now expired. There was no Standstill period as the costs were below the OJEU services threshold. The contracts are now being prepared to be signed. An induction including residents and pre-contract meetings have taken place.

Lot 3 - **The successful consultant is Chapman BDSP and they will be consulting on lift designs – replacing existing lifts and exploring the potential for new ones**. Section 20 Notice of Estimates have now expired. There was no Standstill period as the costs were below the OJEU services threshold. The contracts are now being prepared to be signed. The contracts are now being prepared to be signed. An induction including residents and pre-contract meetings have taken place.

Multi-disciplinary consultants

Following completion of the moderation process the successful consultants are now subject to governance procedures and Section 20 Notice of Estimates have now been issued.

The Leadership Team on 15th July have approved our recommendation of the following consultants, subject to the conclusion of Section 20 and contractual standstill periods:

Lot 1 The Walkways – Barandon Walk, Testerdon Walk and Hurtsway Walk

Karakusevic Carson Architects - £1,670,000 for a contract period of 4 years with an option to extend to an additional year.

Lot 2 - Camelford Walk, Camelford Court, Clarendon Walk and Talbot Walk.

Penoyre & Prasad - £549,450 for a contract period of 4 years with an option to extend to an additional year.

Lot 3 – Morland House & Talbot Grove House

ECD Architects - £207,700 for a contract period of 4 years with an option

Lancaster West Estate Refurbishment

Procurement Update

to extend to an additional year.

Lot 4 – Treadgold House

John Rowan & Partners - £245,907 for a contract period of 4 years with an option to extend to an additional year.

Lot 5 – Camborne Mews

John Rowan & Partners - £175,686 for a contract period of 4 years with an option to extend to an additional year.

Lot 6 – Verity Close

ECD Architects - £222,300 for a contract period of 4 years with an option to extend to an additional year.
