

**TO: EXECUTIVE MEMBER FOR TRANSFORMATION & FINANCE
25 JUNE 2018**

**AWARD OF THE WORKS CONTRACT FOR THE DEMOLITION OF EASTHAMPSTEAD
HOUSE**

Director of Resources

1 PURPOSE OF REPORT

The purpose of this report is to seek approval to award the works contract to Tenderer B identified in the attached Confidential Annexe and Atkins Confidential Tender Evaluation Report (Annexes A & B respectively)

2 RECOMMENDATION

- 2.1 That the Executive Member for Transformation & Finance approves the contract award to Tenderer B in accordance with Annexes A & B.**

3 REASONS FOR RECOMMENDATION

- 3.1 In accordance with the recommendation set out in the Procurement Plan dated the 14 August 2017 and approved by the Executive Member for Transformation & Finance and the Director of Resources that the decision to award the works contract for the demolition of Easthampstead House is approved.
- 3.2 The recommendation to award to Tenderer B is based upon the contractor's higher degree of technical and historical experience using a Design and Build contract, delivering projects to programme, the quality of their workmanship and their methodical approach to how they would execute this project. All key drivers in the selection process

4 ALTERNATIVE OPTIONS CONSIDERED

- 4.1.1 Retention of the building was considered as part of a "meanwhile use" on the wider site. However no firm proposals were pursued by external parties and as such the decision to demolish the building will offer opportunities for a broader range of uses to take place on the site prior to any future regeneration

5 SUPPORTING INFORMATION

- 5.1 This project will enable the Council to consolidate its property portfolio and reduce the existing operational arrangements and budgets.
- 5.2 The demolition of Easthampstead House will improve the appearance of the vacant site, remove the liability for business rates and will enable the Council to consider the next steps of the Town Centre regeneration and potential temporary and permanent development proposals for the site.

- 5.3 The construction works to Time Square are now nearing completion and all the staff, Council Chamber and the Democratic functions will be located in Time Square by the end of April at which stage Easthampstead House will become vacant.

Equalities Impact Assessment

- 5.4 The equality impact issues were taken into account as part of the tender process and an EIA screening was completed as part of the approved Procurement Plan, with no full impact required.

6 ADVICE RECEIVED FROM STATUTORY AND OTHER OFFICERS

Borough Solicitor

- 6.1 The procurement process for this works contract has been undertaken in compliance with the Council's Contract Standing Orders and the Public Contract Regulations.

Borough Treasurer

- 6.2 The financial implications of this report are contained within the confidential Annex.

7 STRATEGIC RISK MANAGEMENT ISSUES

- 7.1 None.

8 CONSULTATION

Principal Groups Consulted

- 8.1 The Borough Solicitor and the Borough Treasurer were consulted during the course of this procurement.

Method of Consultation

- 8.2 At project initiation, the Procurement Plan was reviewed by the Service Efficiency Steering Group and approved by the Member for Transformation & Finance and the Director of Resources.

Background Papers

Confidential Annex and Atkins Tender Report

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