

BRIDGEND COUNTY BOROUGH COUNCIL

REPORT TO CABINET

23 OCTOBER 2018

JOINT REPORT OF THE CORPORATE DIRECTOR - COMMUNITIES AND THE CORPORATE DIRECTOR - EDUCATION AND FAMILY SUPPORT

AN EXEMPTION, UNDER RULE 3.1.1 OF THE CONTRACT PROCEDURE RULES (CPRS) – URGENT WORKS, MYNYDD CYNFFIG PRIMARY SCHOOL

1. Purpose of report

- 1.1 The purpose of this report is to notify Cabinet of an exemption, under Rule 3.1.1 of the Contract Procedure Rules (CPRs), from obtaining tenders for urgent roofing works at Mynydd Cynffig Primary School.

2. Connection to corporate improvement objectives/other corporate priorities

- 2.1 The works assist in the achievement of the following corporate priority:
- Smarter use of resources – ensuring that all its resources (financial, physical, human and technological) are used as effectively and efficiently as possible and support the development of resources throughout the community that can help deliver the Council's priorities.

3. Background

- 3.1 An allocation had been made within the Corporate Landlord Education Portfolio maintenance programme to undertake roofing works at Mynydd Cynffig Primary School.
- 3.2 The senior building surveyor had undertaken detailed inspections of the roof and had found it to be in a much worse condition than was originally thought, impacting on the internal condition of the building and presenting a serious risk to the health and safety of the building users. It was considered critical to undertake immediate remedial works to the sections of the flat roof that posed the highest risk to staff and pupils at the school, as there was evidence of water running over/close to electrics, in addition to damp and black mold.
- 3.3 The building surveyor advised that it would be unsafe to undertake works to the roof while areas beneath were occupied. As there was insufficient space within the school to allow classes to use other areas, the works needed to be scheduled for the school holiday period.
- 3.4 Corporate Landlord indicated that they/or their principal contractor (BCB Construction) did not have sufficient time to enter a full tender process for these works and therefore would need to seek a single quotation for the works and an exemption under rules 3.1.1 of the CPRs was required, due to the urgency of the works, as detailed in paragraph 3.2 of this report.

3.5 Subsequently, delegated authority under paragraph 1.3(c) of Scheme B2 was sought and approval was given to seek a single quotation for the works (Decision Reference EFS-BE-18-23). The works were awarded to Span Roofing.

4. Current situation/proposal

4.1 The exemption used in EFS-BE-18-23, 3.1.1 requires the chief officer to report to Cabinet the circumstances and action taken (a record of any exemption made in accordance with Rule 3.1.1 shall be made in the minutes of the appropriate body to which the report referred to in that Rule is made).

4.2 The exemption was due to the emergency brought about by the notification of potential health and safety risks to the building users.

5. Effect upon Policy Framework and Procedure Rules

5.1 There are no effects upon the Council's policy framework or procedure rules.

6. Equality Impact Assessment

6.1 There are no equality implications arising from this report.

7. Well-being of Future Generations (Wales) Act 2015 Implications

7.1 The well-being goals identified in the Act were considered in the preparation of this report. It is considered that there will be no significant or unacceptable impacts upon the achievement of well-being goals/objectives as a result of this report.

7.2 The urgent remedial works to the flat roof sections of the school (these are the sections that posed the highest risk to the health and safety of staff and pupils at the school) will ensure the school is safe in both the short and long term and will allow Mynydd Cynffig Primary School to continue to operate, be an all-inclusive school and promote opportunities to all pupils for them to learn, develop and reach their full potential.

8. Financial implications

8.1 The priority works had an actual works cost of £48,644.97 plus 8.5% Corporate Landlord Fees (£4,134.57) which was funded from the Corporate Landlord Education Portfolio Maintenance Budget.

9. Recommendation

9.1 It is recommended that Cabinet notes the exemption from the requirement to tender, in accordance with Rule 3.1.1 of the Contract Procedure Rules.

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Background documents

SCHEMES OF DELEGATION OF FUNCTIONS – Record of Decision - EFS-BE-18-23