

Record of officer decision

Decision title:	Hereford Enterprise Zone – groundworks, attendances and re-surfacing works associated with the installation of gas and water utility to the Shell Store & North Magazine
Date of decision:	23 March 2020
Decision maker:	Director for Economy and Place
Authority for delegated decision:	Herefordshire Council's constitution - Scheme of Delegation Part 3 Functions Scheme, Section 7 Officer Functions - 3.7.5 operational decisions
Ward:	Dinedor Hill
Consultation:	None. This is not a new service
Decision made:	To approve awarding a contract to Owen Pell Ltd to carry out groundworks, attendances and resurfacing works (associated with the installation of gas and water) at the North Magazine, and primarily The Shell Store, Hereford Enterprise Zone totalling £186,000 + VAT
Reasons for decision:	<p>Herefordshire Council requires the associated groundworks completed for water and gas utility services installations and connections to the North Magazine and Shell Store within the Enterprise Zone. The works are to be undertaken along Skylon View, Rotherwas, Hereford, HR2 6LB.</p> <p>A full open market tender exercise has been undertaken through the Council's procurement processes and recommendations signed off by the Council's procurement team. Owen Pell were the recommended tenderer.</p> <p>This issue has been considered by the relevant Project Board overseeing HEZ activity and has secured approval from that Group – in particular from finance and procurement representatives.</p> <p>The tender is for a 7 week delivery period, and fits in with the Shell Store development timetables, provided this project commences next week.</p> <p>Work on the redevelopment of the £7.3m Shell Store project is now underway and due to be completed by mid May.</p> <p>All necessary utilities need to be in place at that time. Delays in utility installation will results in delays in the completion testing regime and extra costs associated in delaying the handover of the building.</p> <p>Currently the nearest water mains is located on Skylon View some 600 yards away from the Shell Store. This proposal will form an essential part of extending the mains up to the Shell Store, whilst also serving development already underway or in negotiation on N3, N4, N4a and N26, as well as future developments on the North Magazine.</p> <p>'Lay only' services for the installation of gas and water have already been approved, with works ready to be carried out to coordinate with these civil works.</p>

	This work is part of a tranche of groundworks for which a £750,000 budget was approved as part of Enterprise Zone Capital Interventions Phase 5 on 8 August 2019, and will be funded from future capital receipts on the HEZ site.
Highlight any associated risks/finance/legal/equality considerations:	Not authorising these works will mean that essential utilities are not installed to open up the North Magazine and the Shell Store will not be connected to utilities, meaning the building will not be operable.
Details of any alternative options considered and rejected:	The main alternative would be to commission the utility providers to carry out their own groundworks. This was rejected when the lay only option was chosen previously on the basis that each provider carrying out its own separate trenching works along such a long stretch would necessarily cost more in terms of duplication of digging out the trench and more disruption to other building works whilst attempting to coordinate the delivery of these.
Details of any declarations of interest made:	None

Signed R BALL
DIRECTOR FOR ECONOMY AND PLACE

Date: 22 March 2020