

Record of operational decision

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| Decision title: | Award a contract to Six Property Consulting Limited for the provision of Professional Consultancy Services to manage delivery of Herefordshire Council's school building capital works programme 2023/24, 2024/25 and 2025/26. |
| Date of decision: | 26/05/2023 |
| Decision maker: | Service Director, Education, Skills and Learning, Children and Young People |
| Authority for delegated decision: | <p>The authority for the specified officer to take this decision as set out in the cabinet report, Local Authority School Buildings Maintenance Works, approved February 2023.</p> <p>The Corporate Director, Children and Young People be authorised to take all operational decisions relating to the award of contracts for the above programmes of work.</p> <p>https://councillors.herefordshire.gov.uk/ieDecisionDetails.aspx?ID=9341</p> <p>Sub Delegation to Service Director to take all operational decisions relating to the award of contracts for the 2023-2026 School Capital Maintenance programme.</p> <p>https://councillors.herefordshire.gov.uk/ieDecisionDetails.aspx?ID=9474</p> |
| Ward: | Countywide |
| Consultation: | <p>The Cabinet Member for children & young people (Cllr Toynbee) has been consulted and was supportive of the programme of works.</p> <p>The Cabinet member for commissioning, procurement and assets (Cllr Davies) has been consulted and was supportive of the programme of works. Political groups have been consulted.</p> <p>The above Cabinet Members were in post at the time of the February Cabinet Report.</p> <p>New Cabinet Members, Cllr Powell (Children and Young People) and Cllr Bramer (Community Services and Assets) have been informed of this decision with the February 2023 Cabinet Report shared. A full briefing session will follow 6th June 2023 .</p> |
| Decision made: | <p>Award a consultancy agreement contract to Six Property Consulting Limited for the provision of Professional Consultancy Services to manage delivery of Herefordshire Council's school building capital works programme 2023/24, 2024/25 and 2025/26, following a competitive procurement exercise in accordance with the Council's procurement rules and procedures.</p> <p>Planned works and unplanned capital works are included in the</p> |

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| | <p>programme. The service will be based on the projected three-year planned and unplanned maintenance programme which runs from 01 April 2023 to 31 March 2026, excluding any defect liability periods.</p> <p>The contract has been agreed on a percentage fee basis, including a hourly rate for any work requested which cannot be valued using the percentage fee, based on the proposed programme provided in the tender opportunity estimated at £3,570,000. The programme is subject to change as works can be omitted or added to the programme following investigations, therefore fees could vary on delivery of the programme.</p> <p>Responsibility for monitoring the programme to be carried out by the Capital Senior Project Manager within the spend budget.</p> |
| <p>Reasons for decision:</p> | <p>Appointment of a consultant is required to assist with the delivery of the 2023-2026 programme of works following completion of the recent condition surveys.</p> <p>To deliver beneficial improvements in the condition of the Council's Educational building stock, improving the educational experience for pupils within the buildings.</p> <p>To reduce ongoing building maintenance costs by addressing known defects with high maintenance cost potential and preventing further deterioration.</p> <p>To ensure all Council buildings are fit for purpose and maintained to the standards as set out in the condition survey to address suitability, sustainability and affordability.</p> |
| <p>Equality Considerations</p> | <p>Under section 149 of the Equality Act 2010, the 'general duty' on public authorities is set out as follows: A public authority must, in the exercise of its functions, have due regard to the need to –</p> <ul style="list-style-type: none"> (a) eliminate discrimination, harassment, victimisation and any other conduct that is prohibited by or under this Act; (b) advance equality of opportunity between persons who share a relevant protected characteristic and persons who do not share it; (c) foster good relations between persons who share a relevant protected characteristic and persons who do not share it. <p>The public sector equality duty (specific duty) requires us to consider how we can positively contribute to the advancement of equality and good relations, and demonstrate that we are paying 'due regard' in our decision making in the design of policies and in the delivery of services. Our providers will be made aware of their contractual requirements in regards to equality legislation. Any building works carried out within schools will be compliant with the Equality Act 2010 and support improved accessibility.</p> <p>The proposed capital maintenance schemes have given due consideration to equality issues particularly in relation to disability. The council maintains an accessibility strategy.</p> |

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| Highlight any associated risks/finance/legal/equality considerations: | The budget costs for the planned works are estimates and subject to change as the scope of each scheme is refined and as the actual costs become known. Monitoring of the budget will be carried out by the Capital Senior Project Manager. |
| Details of any alternative options considered and rejected: | <p>Do nothing. This is not recommended as the risk of planned works and unplanned reactive works not being completed means that the health and safety risk associated with the continued existence of the building remains.</p> <p>Not to appoint. This is not recommended. Six Property Consulting Limited have been selected through a competitive tendering process. By not appointing would mean the Council would lack the technical support necessary to successfully deliver the school capital programme.</p> |
| Details of any declarations of interest made: | None. |

Signed..... Date: 26/05/2023
Liz Farr