


**REPORT TO CABINET**

**16 May 2018**

<b>Subject:</b>	<b>Award of Contract for the Electrical Periodic Inspection and Reports to Landlord Properties</b>
<b>Presenting Cabinet Member:</b>	<b>Councillor Kerrie Carmichael – Cabinet Member for Housing</b>
<b>Director:</b>	<b>Executive Director – Neighbourhoods – Dr Alison Knight</b>
<b>Contribution towards Vision 2030:</b>	
<b>Key Decision:</b>	Yes
<b>Forward Plan (28 day notice) Reference:</b>	SMBC09/05/2018
<b>Cabinet Member Approval and Date:</b>	Cllr K Carmichael
<b>Director Approval:</b>	Dr Alison Knight
<b>Reason for Urgency:</b>	Urgency provisions do not apply
<b>Exempt Information Ref:</b>	Exemption provisions do not apply
<b>Ward Councillor (s) Consulted (if applicable):</b>	Ward councillors have not been consulted
<b>Scrutiny Consultation Considered?</b>	Scrutiny have not been consulted
<b>Contact Officer(s):</b>	Simon Parry – Business Manager, Capital Investment <a href="mailto:simon_parry@sandwell.gov.uk">simon_parry@sandwell.gov.uk</a>  Matthew Cotter – Category Manager, Procurement Services <a href="mailto:matthew_cotter@sandwell.gov.uk">matthew_cotter@sandwell.gov.uk</a>

## **DECISION RECOMMENDATIONS**

### **That Cabinet:**

1. Authorise the Director – Housing and Communities and the Director – Monitoring Officer to award and enter into a contract with C & S Electrical Limited for the Electrical Periodic Inspection and Reports to Landlord Properties.
2. Authorise the Director – Monitoring Officer to make any necessary exemptions to the Council's Procurement and Contract Procedure Rules to allow action in 1 to be undertaken.

### **1 PURPOSE OF THE REPORT**

- 1.1 This report seeks approval to award the contract for the electrical periodic inspection and reports to landlord properties.

### **2 IMPLICATIONS FOR SANDWELL'S VISION**

- 2.1 The placing of this contract will enable the Council to maintain its housing stock to ensure our customers feel safe within their homes.

### **3 BACKGROUND AND MAIN CONSIDERATIONS**

- 3.1 The Council is seeking to appoint one supplier for the provision of electric periodic testing and reports to landlord properties for a contract period of 2<sup>nd</sup> July 2018 to 31<sup>st</sup> October 2019.
- 3.2 Thirty four expressions of interest were received of which seven compliant tenders were returned by the deadline of 7<sup>th</sup> March 2018.
- 3.3 The anticipated value of the contract is in the region of £500,000.
- 3.4 The seven compliant tenders received have been evaluated in accordance with the criteria stipulated within the tender documentation.
- 3.5 Based on the tender evaluation it is recommended that C & S Electrical Limited be awarded the contract for the electrical periodic inspection and reports to landlord properties.

### **4 THE CURRENT POSITION**

- 4.1 There is currently no contract provision in place for this service. The previous contract provision concluded in 2013 and as landlord the Council has an obligation to test the electrical systems within communal spaces in all high and low-rise dwellings managed by the Council, every five years.

## **5 CONSULTATION (CUSTOMERS AND OTHER STAKEHOLDERS)**

5.1 Consultation with stakeholders is not required.

## **6 ALTERNATIVE OPTIONS**

6.1 There are no other options available; this contract is required for the Council to be able to comply with its obligations as a landlord.

## **7 STRATEGIC RESOURCE IMPLICATIONS**

7.1 The proposed contract for approximately £500,000 for the provision of electric periodic testing and reports to landlord properties is included within approved Housing Revenue Account budgets.

## **8 LEGAL AND GOVERNANCE CONSIDERATIONS**

8.1 The contract will be awarded in accordance with the council's Procurement and Contract Procedure Rules.

## **9 EQUALITY IMPACT ASSESSMENT**

9.1 Compliance with the various provisions of equality legislation is contained within the terms and conditions of contract that will be entered into. The contract will be monitored to ensure compliance.

## **10 DATA PROTECTION IMPACT ASSESSMENT**

10.1 There are no data protection issues needed to be considered as part of this report.

## **11 CRIME AND DISORDER AND RISK ASSESSMENT**

11.1 There are no crime and disorder issues needed to be considered as part of this report.

## **12 SUSTAINABILITY OF PROPOSALS**

12.1 There are no sustainability implications arising from this proposal.

## **13 HEALTH AND WELLBEING IMPLICATIONS (INCLUDING SOCIAL VALUE)**

13.1 The social statement submitted as part of C & S Electrical Limited's tender is as follows: - The company is committed to supporting the technical and professional development of local Sandwell Borough people.

We are a Sandwell borough based company and have always believed in Local Jobs for Local Labour. Our commitment to this cause starts with offering placements of work experience to the local schools, this in turn can lead to apprenticeship to local school leavers via the JTL electrical apprentice schemes and full-time positions to personnel locally sourced.

13.2 We have also been able to offer training placements to Sandwell MBCs own electrical apprentices, so they can develop their skill sets on electrical works which are not normally undertaken by Sandwell MBCs direct work force.

13.3 We have found that by doing this it brings a deeper knowledge and understanding of the area and community that we are working within.

#### **14 IMPACT ON ANY COUNCIL MANAGED PROPERTY OR LAND**

14.1 There are no implications for the Council's land or property.

#### **15 CONCLUSIONS AND SUMMARY OF REASONS FOR THE RECOMMENDATIONS**

15.1 The contract is required for the Council to fulfil its obligations as landlord to test the electrical systems within communal spaces in all high and low-rise dwellings managed by the Council.

15.2 Therefore, it is recommended that Cabinet approve the award of a contract to C & S Electrical Limited.

15.3 C & S Electrical Limited are based in Wednesbury.

#### **16 BACKGROUND PAPERS**

16.1 None

#### **17 APPENDICES:**

Appendix 1, Tender Return Results

**Dr Alison Knight**  
**Executive Director – Neighbourhoods**

## Tender Return Results

<b>Contractor</b>	<b>Price % 80%</b>	<b>Quality % 20%</b>	<b>Total 100%</b>	<b>Rank</b>
<b>C &amp; S Electrical Ltd</b>	76.14%	17.20%	93.34%	1
<b>Contractor B</b>	70.46%	20.00%	90.46%	2
<b>Contractor C</b>	78.84%	10.00%	88.84%	3
<b>Contractor D</b>	80.00%	4.80%	84.80%	4
<b>Contractor E</b>	64.72%	18.00%	82.72%	5
<b>Contractor F</b>	63.16%	17.20%	80.36%	6
<b>Contractor G</b>	63.16%	10.80%	73.96%	7