

ITEM 5

TENDER T20/41 - REPLACEMENT OF THE RUSSELL VALE GOLF CLUB PRO SHOP AND AMENITIES

This report recommends acceptance of a tender for the replacement of the Russell Vale Golf Pro Shop and Amenities in accordance with the requirements of the Local Government Act 1993 and the Local Government (General) Regulation 2005.

The Golf Pro Shop at Russell Vale is the reception point, player management and payment collection facility for the golf course. The current facility is in poor condition and this project will replace both the Golf Pro Shop and the adjacent amenities with contemporary facilities including accessible amenities.

### RECOMMENDATION

- 1 In accordance with clause 178(1)(a) of the Local Government (General) Regulation 2005, Council accept the tender of Davone Constructions Pty Ltd for replacement of the Russell Vale Golf Pro Shop and Amenities, in the sum of \$612,889.50, excluding GST.
- 2 Council delegate to the General Manager the authority to finalise and execute the contract and any other documentation required to give effect to this resolution.
- 3 Council grant authority for the use of the Common Seal of Council on the contract and any other documentation, should it be required, to give effect to this resolution.

### REPORT AUTHORISATIONS

Report of: Glenn Whittaker, Manager Project Delivery

Authorised by: Joanne Page, Director Infrastructure + Works - Connectivity Assets + Liveable City (Acting)

### ATTACHMENTS

- 1 Location Plan

### BACKGROUND

The existing Russell Vale Golf Pro Shop and Amenities are centrally located to allow the facility to function as a reception point, player management and payment collection facility for the golf course.

The existing Russell Vale Golf Pro Shop and Amenities are assets that originally were old repurposed demountable buildings that are fast approaching their end of service life. Their current condition is poor and the most recent building condition report has identified termite damage to walls with pending failure of many of the building components.

Generally, the scope of work of this project will consist of demolition and removal of the existing infrastructure and replacement with new contemporary structures with the amenities including an accessible facility. Temporary facilities will be installed to ensure the continued operation of the golf course during the replacement project. An upgraded power supply cable will also be installed as part of this project.

Tenders were invited for this project by the open tender method with a close of tenders of 10.00 am on Tuesday, 10 November 2020.

Seven (7) tenders were received by the close of tenders and all tenders have been scrutinised and assessed by a Tender Assessment Panel constituted in accordance with Council's Procurement Policies and Procedures and comprising representatives of the Project Delivery, Infrastructure, Strategy and Planning and Governance and Customer Service Divisions.

The Tender Assessment Panel assessed all tenders in accordance with the following assessment criteria and weightings as set out in the formal tender documents:

## Mandatory Criteria

- 1 Satisfactory references from referees for previous projects of similar size and scope.
- 2 Financial assessment acceptable to Council which demonstrates the tenderer's financial capacity to undertake the works.
- 3 Work Health and Safety Management system.

## Assessable Criteria

- 1 Cost to Council – 40%
- 2 Appreciation of scope of works and construction methodology – 10%
- 3 Demonstrated prior experience and satisfactory performance in undertaking projects of similar size, scope and risk profile including staff qualifications and experience – 20%
- 4 Proposed Sub-Contractors – 5%
- 5 Project Schedule – 5%
- 6 Workplace Health and Safety and Environmental Management systems – 10%
- 7 Demonstrated strengthening of local economic capacity – 10%

The mandatory assessment criteria have been met by the recommended tenderer.

The Tender Assessment Panel utilised a weighted scoring method for the assessment of tenders which allocates a numerical score out of 5 in relation to the level of compliance offered by the tenders to each of the assessment criteria as specified in the tender documentation. The method then takes into account pre-determined weightings for each of the assessment criteria which provides for a total score out of 5 to be calculated for each tender. The tender with the highest total score is considered to be the tender that best meets the requirements of the tender documentation in providing best value to Council. Table 1 below summarises the results of the tender assessment and the ranking of tenders.

TABLE 1 – SUMMARY OF TENDER ASSESSMENT

Name of Tenderer	Ranking
Davone Constructions Pty Ltd	1
Batmac Constructions Pty Ltd	2
Peloton Constructions	3
Project Coordination (Australia) Pty Ltd	4
Innocon Residential Pty Ltd	5
Joss Facility Management	6
Kellyville Building Pty Ltd	7

## PROPOSAL

Council should authorise the engagement of Davone Constructions Pty Ltd to carry out the replacement of the Russell Vale Golf Pro Shop and Amenities in accordance with the scope of works and technical specifications developed for the project.

The recommended tenderer has satisfied the Tender Assessment Panel that it is capable of undertaking the works to Council's standards and in accordance with the technical specification.

An acceptable financial capability assessment has been received in relation to the recommended tenderer.

Referees nominated by the recommended tenderer have been contacted by the Tender Assessment Panel and expressed satisfaction with the standard of work and methods of operation undertaken on their behalf.

## CONSULTATION AND COMMUNICATION

- 1 Members of the Tender Assessment Panel
- 2 Nominated Referees

## PLANNING AND POLICY IMPACT

This report contributes to the delivery of Our Wollongong 2028 goal 5 “We have a healthy community in a liveable city”.

It specifically delivers on core business activities as detailed in the Infrastructure Planning and Support Service Plan 2020-21.

## RISK ASSESSMENT

The risk in accepting the recommendation of this report is considered low on the basis that the tender process has fully complied with Council’s Procurement Policies and Procedures and the Local Government Act 1993.

The risk of the project works or services is considered medium based upon Council’s risk assessment matrix and appropriate risk management strategies will be implemented.

There are safety, financial and reputational risks that should be considered if Council does not replace the existing Golf Pro Shop and Amenities.

## SUSTAINABILITY IMPLICATIONS

The following sustainability implications have been considered:

- Energy efficient fixtures and fittings are considered in the design
- Sustainable procurement by providing open tender to give local companies the opportunity to tender for the work
- Weighting in tender assessment provided for using local services, labour and materials.
- The design for the repair works incorporates adjustable support members for the new structure. These will provide a long-term and low maintenance finished product.

## FINANCIAL IMPLICATIONS

It is proposed that the total project be funded from the following source/s as identified in the Operational Plan –

2020/21 Capital Budget

## CONCLUSION

Davone Constructions Pty Ltd has submitted an acceptable tender for these works and Council should endorse the recommendations of this report.



