

Authority to award a contract for the development of a new Learn to Ride and playground area at Temple Newsam Golf Course

Date: 10th July 2024

Report of: Senior Project Officer

Report to: Chief Officer Climate Energy and Greenspaces

Will the decision be open for call in? Yes No

Does the report contain confidential or exempt information? Yes No

Brief summary

A new learn to ride cycling area, a new playground and associated landscaping are to be developed at Temple Newsam golf course following the receipt of planning permission in March 2024. The facilities are part of a wider scheme at Temple Newsam where a new café is to be developed within the golf clubhouse adjacent to the playground, and new cycling paths are to be created across the wider estate.

A competitive procurement exercise has been carried out to appoint a landscaping contractor to deliver the new play facilities.

Following evaluation of tender submission Horticon Ltd have been identified as the successful tenderer, and as such it is recommended that they are awarded a JCT Minor Works contract to construct the already designed scheme at Temple Newsam Golf Club.

Recommendations

- a) The Chief Officer Climate, Energy and Greenspaces is recommended to provide authority to award a contract to Horticon Ltd for the development of a learn to ride cycling area, a new playground, along with the associated landscaping works at Temple Newsam Golf Club. The contract has an overall value of £587,929.13 and is proposed to start on site on 2nd September 2024 for a period of c.6 months.

What is this report about?

- 1 This report outlines the evaluation of the tender submissions to appoint a landscaping contractor to develop the new learn to ride cycling and playground area at Temple Newsam golf course along with the associated landscaping plan.
- 2 These new recreational facilities are to be developed at Temple Newsam Golf Club following the receipt of planning permission in March 2024. The facilities are part of a wider scheme at Temple Newsam where a new café is to be developed within the golf clubhouse directly adjacent to the playground, and new cycling paths across the wider estate will be created to provide new routes and link the golf course facilities with the rest of the estate.
- 3 A market sounding exercise was carried out in March 2024 with 8 companies asked about their interest in tendering for the contract. From this exercise 4 companies expressed an interest in participating in the tender and as such they were invited to tender.
- 4 Tenders were invited on 23rd April 2024 based on a JCT Minor Works contract, with submissions returned on 22nd May 2024. Details of the submissions received, and details of the evaluation outcome can be found in confidential Appendix 1.

What impact will this proposal have?

- 5 Awarding a contract to Horticon Ltd will ensure there is a suitable landscaping contractor appointed that can deliver the learn to ride area, the new playground area and the designed landscaping around the facilities at Temple Newsam Golf Course in accordance with the RIBA stage 4 detailed designs that have been developed by Southern Green Ltd and the planning approval that has been granted for the scheme.
- 6 Having a landscaping contractor appointed will enable the work to be coordinated and programmed alongside the golf clubhouse works, particularly the construction of a new terrace overlooking the playground, to ensure both elements of the scheme can be carried out concurrently as far as possible taking into account H&S and construction issues.
- 7 The new recreational facilities will have the impact of increasing the visitor offer at the Temple Newsam estate, particular around the Golf Club area of the site and contribute towards generating additional revenue for the council.

How does this proposal impact the three pillars of the Best City Ambition?

Health and Wellbeing

Inclusive Growth

Zero Carbon

- 8 The proposal will provide a positive contribution towards health and wellbeing as it will result in the creation of new outdoor recreational facilities for children of all ages at Temple Newsam. These facilities will help contribute towards promoting active lifestyles, allowing people to spend time together outside, provide children with a safe space to gain confidence and learn cycling skills in a new area of Temple Newsam.
- 9 The proposal will contribute towards the Council's inclusive growth ambition by providing new facilities in our communities and provide new assets.
- 10 The contract includes a number of Themes, Outcomes and Measures (TOMS) against which the contractor has committed to delivering against a number of targets associated with spending money in Leeds, environmental enhancements, social and workplace initiatives, with the delivery of these to be monitored by the Council. Specific details of the proposed TOMS are included within confidential Appendix 1.
- 11 New landscaping to be delivered as part of the works such as tree planting, grasses and flowers, will complement the wider area and provide new ecological habitats for wildlife as well as for users of the site to enjoy by complementing the look and feel of the new facilities.

What consultation and engagement has taken place?

Wards affected: Temple Newsam

Have ward members been consulted? Yes No

- 12 Procurement and Commercial Services (PACS) were consulted throughout the procurement process.
- 13 Southern Green Ltd have been consulted with in developing the contract and advising on the tender submissions to provide specialist input.

What are the resource implications?

- 14 The contract being awarded has a value of £587,929.13, which will be allocated against the capital scheme (reference 33388/000/000) for the Temple Newsam project.
- 15 The contract will be overseen by the council's Climate, Energy and Greenspaces service.

What are the key risks and how are they being managed?

- 16 Risks of procurement challenges are present in any procurement that is undertaken. To manage this, a fully compliant and transparent tender process has been carried out in line with the Council's CPRs.
- 17 Due diligence has been completed regarding the proposed contractor with relevant vetting carried out to obtain technical references from previous works of a similar nature, financial checks and due diligence on H&S and safeguarding. Records are stored on the Council's file for audit purposes.

What are the legal implications?

- 18 Colleagues in Procurement and Commercial Services (PACS) have advised there are no legal implications in awarding the new contract.
- 19 The decision to award the contract is a publishable Administrative Decision as it is a direct consequence of a previous Key Decision (decision ref D57009) taken in December 2023 entitled "Detailed Cost Report for New Recreational Facilities at Temple Newsam Golf Course", which provided Authority to Procure a landscaping contract. This decision is therefore not subject to call-in.
- 20 Appendix 1 of this report is confidential under Access to Information Procedure Rule 10.4(3) as it contains information relating to the business affairs of the organisations that submitted tenders. It is felt that if disclosed this would, or would be likely to, prejudice the commercial interests of the companies.

Options, timescales and measuring success

What other options were considered?

- 21 Not awarding a contract would result in the council not having a suitable landscaping contractor to work with to deliver the new recreational facilities, and therefore the scheme would not be delivered. The new facilities are a key element of the overall scheme at Temple Newsam golf course and therefore the option of not awarding a contract is not considered viable.

How will success be measured?

22 Success will be measured by the successful delivery of the new learn to ride cycling area, a new playground and the associated landscaping works at Temple Newsam Golf Course.

What is the timetable and who will be responsible for implementation?

23 The contract is proposed to start on site 2nd September 2024 with works anticipated to take c.6 months to complete subject to discharging planning conditions and co-ordinating the works with adjoining works at the golf clubhouse.

24 The Head of Commercial and Estates within the Climate Energy and Greenspaces service will be responsible for implementation.

Appendices

- Confidential Appendix 1 – Tender Evaluation.

Background papers

- None.