

**Report for:** Cabinet 16<sup>th</sup> March 2021

**Title:** Award of Contract for Upper Tollington and Vicarage Footbridges refurbishment works following a competitive procurement process

**Report authorised by:** Stephen McDonnell, Director of Environment and Neighbourhoods

**Lead Officer:** Tracey McGovern, Project Manager, Environment and Neighbourhoods. [Tracey.mcgovern@haringey.gov.uk](mailto:Tracey.mcgovern@haringey.gov.uk)

**Ward(s) affected:** Crouch End, Stroud Green

**Report for Key/  
Non-Key Decision:** Key Decision

## **1. Describe the issue under consideration**

- 1.1. This report seeks approval for the award by Cabinet of the Parkland Walk Bridges refurbishment works contract for the repairs to the Vicarage and Upper Tollington footbridges.

## **2. Cabinet Member Introduction**

- 2.1. Parkland Walk is a disused railway line that is currently managed as London's longest local nature reserve. The walk comprises two parts; Parkland Walk South (which runs from Finsbury Park to Highgate) and Parkland Walk North (which runs from Highgate to Alexandra Palace Park).
- 2.2. There are ten bridges along Parkland Walk which are the responsibility of the London Borough of Haringey. Following structural inspection and survey, Upper Tollington Park Bridge (Stroud Green) and Vicarage Footbridge (Crouch End) were identified as needing critical repair and construction works.
- 2.3. The recommendations within this report for the appointment of the preferred bidder to deliver the Upper Tollington and Vicarage footbridges refurbishment works, ensures that these essential repairs are delivered.

## **3. Recommendations**

It is recommended that the Cabinet:

- 3.1 Approves, in accordance with CSO 9.07.01(d), the award of the contract for the Upper Tollington and Vicarage footbridges refurbishment works to **Bidder 1** identified in the exempt report in the sum of £556,471.43 + VAT with provision to increase this sum, as necessary, by an amount not exceeding the risk and contingency allowance set out in the exempt Part B of this report.
- 3.2 Authorises the issue of a Letter of Intent (LOI) for the amount of £55,647, being 10% of the contract price.

#### **4. Reasons for decision**

- 4.1. The appointment of the preferred bidder will enable the Council to deliver repairs to the bridges, minimising future maintenance of the structures and ensuring their continued use by residents and Parkland Walk users.
- 4.2. Officers have undertaken a tendering exercise to secure a contractor to deliver the Upper Tollington and Vicarage footbridges refurbishment works. Through this process, **Bidder 1** has scored the highest and has demonstrated that it should be awarded the contract.
- 4.3. In awarding the contract to **Bidder 1**, the Council is securing delivery of the Upper Tollington and Vicarage footbridges refurbishment works. It is the Council's intention for the works to be undertaken between April 2021 and September 2021.

#### **5. Alternative options considered**

- 5.1. Option 1: Do nothing  
Pursuing this option would fail to address the essential repairs identified during the bridge inspection and assessment process. There are risks associated with not undertaking the repairs - a delay in addressing the issues will result in increased costs to address further deterioration through emergency works. This option is not recommended.
- 5.2. Option 2 Direct Award to Term Maintenance Contractor  
This option was discounted since it was considered more cost effective to test the market by undertaking a competitive procurement process to secure the most economically advantageous tender to the Council.
- 5.3. Option 3 In-house delivery  
This option was discounted as the Council currently does not have the requisite in-house resource and expertise to undertake the works.

- 5.4. Option 4 Postpone the repairs and re-tender the contract at a future date  
The Council previously tendered for repair works to one of the bridges (Vicarage footbridge) in November 2019 and received one compliant tender submission. Following evaluation, it could not be demonstrated that the submission represented value for money. Feedback from suppliers at that time indicated that the scope of repair works was insufficient in volume for them to be able to submit a competitive tender. The Council subsequently added Upper Tollington Bridge to the scope and repackaged the tender documents. The tender was due to be issued in March 2020 but was postponed due to Lockdown 1.0. The condition of the bridges is deteriorating faster than was anticipated when the original bid for capital funding was submitted. Further postponement of the repair works carries risks to the Council; this option is therefore not recommended.

## 6. Background information

- 6.1. There are twelve bridges along Parkland Walk Nature Reserve. Of these twelve bridges, seven are the responsibility of the London Borough of Haringey (LBH) Parks and Leisure Management Team, three are the responsibility of the LBH Highways and Parking Team and two come under the remit of the London Borough of Islington.
- 6.2. Following structural inspection and survey, four priority bridges along Parkland Walk (south) were identified as needing critical repair and reconstruction works. The bridges identified are: Upper Tollington Road Bridge, Vicarage Footbridge, Stanhope Road Bridge and Stapleton Hall Road Bridge.
- 6.3. LBH identified issues with the bridges and the Parks and Leisure Management Team put a bid into Capital Board to fund the repair works. A sum of £3.5M was granted to carry out the first phase of design and repairs to the bridges, which included Upper Tollington and Vicarage bridges. The Highways and Parking Team was subsequently engaged to manage delivery of the repair works.
- 6.4. There are three other bridges (seven in total) along Parkland Walk (north and south) which require repairs to be phased once the initial four priority bridges have been completed. The estimated programme of repair works to all seven bridges is detailed below in Table 1.

**Table 1: Estimated programme of bridge design and repair works**

Bridge			Design phase	Anticipated construction
Upper	Tollington	&	Complete	FY 21/22

Vicarage		
Stanhope Road Bridge	FY 21/22	FY 22/23
Stapleton Hall Road	FY 22/23	FY 23/24
Northwood Road & Mount Pleasant Villas	FY 20/21 - 21/22	FY 21/22 - FY 22/23
St James' Lane Viaduct	FY 20/21 - 21/22	FY 22/23

- 6.5. In 2018, the Council engaged consultant Project Centre Limited (PCL) to carry out Principal Bridge Inspections for Upper Tollington and Vicarage Footbridges in accordance with BD63/17 at each structure to identify their defects, understand the condition of each structure and inform the scope of works at each site. BD 63/17 formed part of a suite of documents entitled the 'Design Manual for Roads and Bridges' (DMRB), published by the Highways Agency (HA) that formed the framework for assessment, design, construction and maintenance of HA assets. The DMRB, generally adopted by highway authorities as baseline practice, was updated by Highways England (the successor to the HA) in March 2020. Although CS 450 (Inspection of highway structures) has replaced BD63/17, any prior findings related to the use of BD63/17 remain valid.
- 6.6. PCL was subsequently appointed to design the repair works to Upper Tollington and Vicarage footbridges. In November 2019, the Highways and Parking Team tendered the repair works to Vicarage Footbridge via the Council's Dynamic Purchasing System (DPS). One compliant tender was received, however following evaluation it was concluded that the tender submission did not represent value for money. The Council therefore did not award the works.
- 6.7. Following feedback from suppliers, the Council subsequently added Upper Tollington Bridge to the scope of the tender. The tender was due to be issued in March 2020 however was postponed due to Lockdown 1.0. The works were subsequently re-tendered during October 2020 and the outcome forms the basis of this Key Decision.
- 6.8. The scope of works to be delivered under the contract are as follows:

- 6.8.1. Vicarage Footbridge: Remedial repair works to steel footbridge, brickwork repairs, parapet and railing repairs, traffic/pedestrian management, cleaning, graffiti removal and temporary works.
- 6.8.2. Upper Tollington Footbridge: Construction of new concrete deck, waterproofing and drainage system. Dismantle, repair and rebuild brick parapet walls. Brickwork repairs to masonry, traffic/pedestrian management, cleaning, graffiti removal and temporary works.

### **Funding**

- 6.9. The project is fully funded through Council capital funding. This budget includes staff costs, site investigation and design fees which have been carried out ahead of the construction works to minimise the risks. Funding for Stapleton Hall Road, Northwood Road, Mount Pleasant Villas and St James' Lane Viaduct is yet to be secured via the capital programme.

### **Procurement Process**

- 6.10. A competitive tendering exercise, led by the Council's Strategic Procurement Team, was undertaken. The invitation to tender was uploaded to the DPS on 6<sup>th</sup> October 2020 and issued to all suppliers within the Minor Works - Brickwork category. Four contractors submitted a tender bid by the stipulated deadline date of 13 November 2020.
- 6.11. The tenders were checked for completeness and compliance. Two of the four tender submissions were found to be non-compliant and were therefore not included within the tender evaluation. The compliant tenders were evaluated on the basis of 40% quality and 60% price criteria.
- 6.12. A panel of evaluators, made up of two Council officers and one member of PCL's design team, conducted the quality evaluation exercise in accordance with the criteria set out in the Invitation to Tender (ITT) document. This was followed by a moderation meeting led by Strategic Procurement to agree on consensus scores.
- 6.13. A parallel commercial/pricing evaluation was undertaken independently, led by Stace LLP, the appointed quantity surveyor (QS) and cost consultant for the project.
- 6.14. Following the two evaluations, the combined scores (price and quality) were added to provide an overall total weighted score for the tender. Table 2 below provides a summary of the scores.

**Table 2: Upper Tollington and Vicarage footbridges Tender Summary of Scoring**

<b>Tenderer</b>	<b>Quality % Score (40%)</b>	<b>Price % Score (60%)</b>	<b>Total % Score (100%)</b>
Bidder 1:	24.8	59.92	84.72
Bidder 2:	19.2	60.00	79.20

## **7. Contribution to strategic outcomes**

- 7.1. This project will contribute to Priority 3 of the Borough Plan 2019-2023. Priority 3 aims to secure a place with strong, resilient and connected communities where people can lead active and healthy lives in an environment that is safe, clean, and green.

## **8. Statutory Officers' comments (Chief Finance Officer (including procurement), Assistant Director of Corporate Governance, Equalities)**

### **8.1. Finance**

- 8.1.1. This report seeks to award the contract for the Upper Tollington and Vicarage footbridges refurbishment works for the sum of £0.56m. It also seeks the possible increase of the contract amount, if necessary, by an amount not exceeding the risk and contingency allowance set out in the (exempt) Part B of this report. In this financial year, there is currently a £2.620m capital budget earmarked for Parkland Walk Bridges, of which £0.032m has been spent to date on minor works.

- 8.1.2. The total cost of this proposed award (including the contingency) can be met from the current capital programme budget.

### **8.2. Strategic Procurement**

- 8.2.1. Strategic Procurement (SP) note the recommendations within section 3.1 of this report and support the award of contract in accordance with CSO 9.07.01(d). The contract award for Upper Tollington and Vicarage Footbridges refurbishment works was carried out through the LCP Minor Works DPS. The tender was issued to 48 suppliers on the Brickwork Category, we received four responses but only two were compliant with the tender requirements. The two compliant tenders have been evaluated independently on quality and

separately for price. SP have no objections to awarding to Bidder 1 for the contract value of £556,471.43.

### **8.3. Legal – Corporate Legal Services**

- 8.3.1. The Head of Legal and Governance has been consulted in the preparation of the report.
- 8.3.2. The contract which this report relates to has been procured through the LCP Minor Works DPS. The DPS has been established in accordance with the Public Contracts Regulations 2015 (as amended) and is a compliant route to market.
- 8.3.3. Pursuant to Contract Standing Order 9.07.01(d), Cabinet have authority to approve the award of contract which this report relates to.
- 8.3.4. The Head of Legal and Governance sees no legal reasons preventing Cabinet from approving the recommendations in the report.

### **8.4. Equality comments**

- 8.4.1. The Council has a Public Sector Equality Duty under the Equality Act (2010) to have due regard to the need to:
- Eliminate discrimination, harassment and victimisation and another conduct prohibited under the Act
  - Advance equality of opportunity between people who share those protected characteristics and people who do not
  - Foster good relations between people who share those characteristics and people who do not
- 8.4.2. The three parts of the duty applies to the following protected characteristics: age, disability, gender reassignment, pregnancy/maternity, race, religion/faith, sex and sexual orientation. Only the first part of the duty applies to marriage and civil partnership status.
- 8.4.3. The decision is to approve the award of the 'Upper Tollington and Vicarage Footbridges refurbishment works' contract, thereby enabling the refurbishment of the two bridges by repairing existing elements of the bridges, or like-for-like replacements where repairs are not feasible. The work will have the impact of enabling the long-term safety of the two bridges by minimising the need to undertake future maintenance works and ensuring their continued use by residents and Parkland Walk users.



- 8.4.4. As the Upper Tollington and Vicarage Bridges can only be accessed by steps, there is currently no option for some protected groups, including disabled people, people with long-term health conditions affecting their mobility, or parents of young children, to use them to access the Parkland Walkway. However, alternative entrances which provide step free access are located in the vicinity of the two bridges, providing access for all users, including individuals with these protected characteristics. The proposal is therefore unlikely to impact on groups that share protected characteristics, or other disadvantaged groups.
- 8.4.5. The Parkland Walkway will remain open during the repair works, meaning that there should be no impact on accessibility to the walkway for all residents and users. However, there will be temporary closures of Upper Tollington Road and temporary parking restrictions to provide operatives with a safe working space and provision of welfare facilities, which may have a disproportionately negative impact on groups with protected characteristics, such as disabled people, older people or families with young children. The restricted pedestrian access underneath the bridge may also disproportionately impact elderly pedestrians and those with mobility or disability issues given the alteration to the route.
- 8.4.6. Steps will be taken to minimise the impact of refurbishment works on all users, including those with protected characteristics. Pedestrian access along Upper Tollington Road will be maintained at all times on at least one footway on the underside of Upper Tollington Bridge. Temporary pedestrian crossings with ramps and signage will also be erected north and south of the bridge to enable pedestrians to cross, as necessary. Any negative impacts are therefore outweighed by the fact that the negative impacts on relevant protected groups will be mitigated where possible, and refurbishments works will be temporary and limited to what is necessary to ensure the long-term safety of the bridges. The proposed decision therefore represents a proportionate means of achieving a legitimate aim.
- 8.4.7. As an organisation carrying out a public function on behalf of a public body, PCL will be obliged to have due regard for the need to achieve the three aims of the Public Sector Equality Duty as stated above. Appropriate contract management arrangements will be established to ensure that the delivery of the refurbishment works does not result in any preventable or disproportionate impacts on individuals with any of the protected characteristics.

## **9. Use of Appendices**

- 9.1. None

## **10. Local Government (Access to Information) Act 1985**



10.1. Minutes from Cabinet Meeting on Tuesday 16<sup>th</sup> February 2016 can be found here:

<http://www.minutes.haringey.gov.uk/documents/s83531/160125%20Cabinet%20Report%20Tottenham%20Hale%20Delivery%20FINAL.pdf> detailing the decision referenced in paragraph 6.1 of this report.

10.2. This report contains exempt and non-exempt information. The exempt information is not publication as it contains information classified as exempt under the following categories (identified in the amended Schedule 12A of the Local Government Act 1972):

(3) Information relating to the financial or business affairs of any particular person (including the authority holding that information).