



City of Nedlands


Technical Services Reports

Committee Consideration – 12 May 2015
Council Resolution – 26 May 2015

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TS07.15	Review of Administration Decision to Refuse Nature Strip Development Application – 62 Kingsway, Nedlands
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Committee	12 May 2015
Council	26 May 2015
Applicant	I Hobson
Officer	Jacqueline Scott – Manager Technical Services
Director	Mark Goodlet – Director Technical Services
Director Signature	
File Reference	PAR-NSDA-00193
Previous Item	Not Applicable

Executive Summary

The City has received a Nature Strip Development Application (NSDA) for the modification of kerbing to provide a dropped kerb (apron) to allow access to the grassed nature strip in front of the property for informal parking purposes.

The application proposes the replacement of a 6m length of kerbing with mountable kerbing (apron) leading onto the grassed verge. After assessing the application, Administration has refused approval of the NSDA, as it does not meet with the council policy requirements to minimise nature strip parking.

On receiving written notification of Administration's decision, the owners of 62 Kingsway have written an appeal to the decision and to request a further review.

The property is in a high parking demand location leading to the conclusion that in this instance, normal practise should be set aside. Approval is therefore recommended.

Recommendation to Committee

Council approves the Nature Strip Development Application proposing the modification of the kerb-line to allow informal parking on the grassed nature strip.

Strategic Community Plan

KFA: Natural and Built Environment

This KFA contributes directly to enhanced, engaging community spaces, heritage protection and environmental protection.

SP1: Protecting our quality living environment

The requirement to minimise nature strip parking is for the purposes of maintaining the amenity of the street.

Background

Where a development application proposes the provision of informal on-street parking, current guidelines do not permit approval of this to include modification to the kerbing.

The applicant at 62 Kingsway requested a lower kerb-line for access onto the verge for parking. Administration assessed the application in line with policy and refused the kerb modification. The application has subsequently objected to the decision.

On the basis of providing reasonable amenity to an individual resident, Administration therefore requires a determination from Council in this instance.

Key Relevant Previous Decisions

Nil

Consultation

Required by legislation:

Yes ☐

No ☒

Required by City of Nedlands policy:

Yes ☐

No ☒

Legislation / Policy

Local Government Act 1995; Part 9, Division 1 – Objections and review

City of Nedlands Nature Strip Development Policy

Thoroughfare Local Law, s37 *objections and appeals* / s31 *decision on application for permit*

Budget/Financial Implications

Within current approved budget:

Yes ☒

No ☐

Requires further budget consideration:

Yes ☐

No ☒

If Council approve the application the full cost for modification of the kerbing is to be borne by the applicant.

Risk Management

Modifications will compromise drainage provision, but this is to a minor extent and mitigated by the retention of the grassed nature strip which is permeable.

Discussion

In most circumstances, mountable kerbs and flush kerbs to allow informal parking are a problematic and undesirable solution. However, in this instance, policy interpretation is resulting in a lowered level of amenity than is usual for the individual resident due to the extremely low availability of suitable alternative on-street parking provision.

62 Kingsway is a corner property on the intersection with Princess Road, and in close proximity to Nedlands Primary School and to Broadway.



On the Kingsway side of the property there are 'no stopping' restrictions relating to the first 10m of the frontage due to the proximity of the intersection with Princess Road, and school time 'no stopping' restrictions for the remaining frontage.

The Princess Road frontage is 36.5m long, and contains the double driveway to the property's garage. It is not suitable for on-street parking and has 'no stopping' restrictions for this entire frontage. This leaves the applicant with restricted options for on-street parking in front of their property.

Photographs of both frontages are provided in Attachment 4.

The three reasons for the standard approach to not allow reduced height mountable kerbs for nature strip parking are considered specifically below:

- **Amenity** - The application proposes construction of a reduced height kerb for a length of 6m on the Kingsway frontage, which has a total length of 20 metres.

The applicant is in accord with Council objectives of maintaining permeable and attractive nature strips, and is therefore not seeking to provide a paved informal parking area. This soft verge however makes verge parking more difficult and in turn making the mountable kerb more difficult to negotiate, resulting in the applicant reporting damage to vehicles. The applicant seeking an alternative solution to this by way of applying to pave the verge, would be a worse outcome overall;

- **Drainage** – Water runoff on Kingsway flows north from the intersection at a good grade (4%), and with minimal upstream catchment drainage gutter flows, will not be overly deep at this location during the design storms.

With the nature strip not paved, should drainage breach the lowered kerb, it will flow directly onto a permeable surface, minimising the risk of flooding as a result; and

- **Parking Provision** - With 'no stopping' restrictions for the majority of the property frontage, and with time specific 'no stopping' restrictions on the remainder, the additional 6m lost on-street parking adjacent to the proposed lower kerb, will not in this instance have a significant impact on the availability of on-street parking.

Conclusion

Having considered all relevant matters, and applying some discretion in doing so, Administration recommends Council approves this Nature Strip Development Application.

Attachments

1. Nature Strip Development Application – 62 Kingsway;
2. Administration Response to Nature Strip Development Application – 62 Kingsway;

3. Letter requesting Council Review of Administration's Decision; and
4. Photograph of the Kingsway verge – taken 22 April 2015.

\$108 - application fee.



City of Nedlands | Application for Nature Strip Development

Technical Services

nedlands.wa.gov.au

Applicant contact details

Name / Company I Hobson

Postal Address 62 Kingsway, Nedlands WA 6009

Phone H: _____ M: _____

Email _____

Applicant Signature _____ Date 8/1/15

Property details

Lot No _____ House No 62 Street Kingsway Suburb Nedlands

Development purpose (e.g. crossover, landscaping, garden edging etc.)

Lower curb to allow car to park on grass lawn. Curb length of 5 meters to be lowered of total curb length of 21 meters. we will leave grass verge as it is.

I/We, S Hobson
Property owner's name (if not applicant)

of 62 Kingsway, Nedlands WA 6009

do hereby apply for permission to develop the nature strip adjacent to the above listed property in compliance with the attached standard conditions of approval and Council Policy and procedures. I have attached a sketch of the property, surrounding area and nature strip in question indicating north and including street and plant names.

Signature _____ Date 7-1-2015

Office Use Only

Crossover Assessment ☐ Drainage Assessment ☐ Fee Paid 08.01.14 \$108 R# 436075

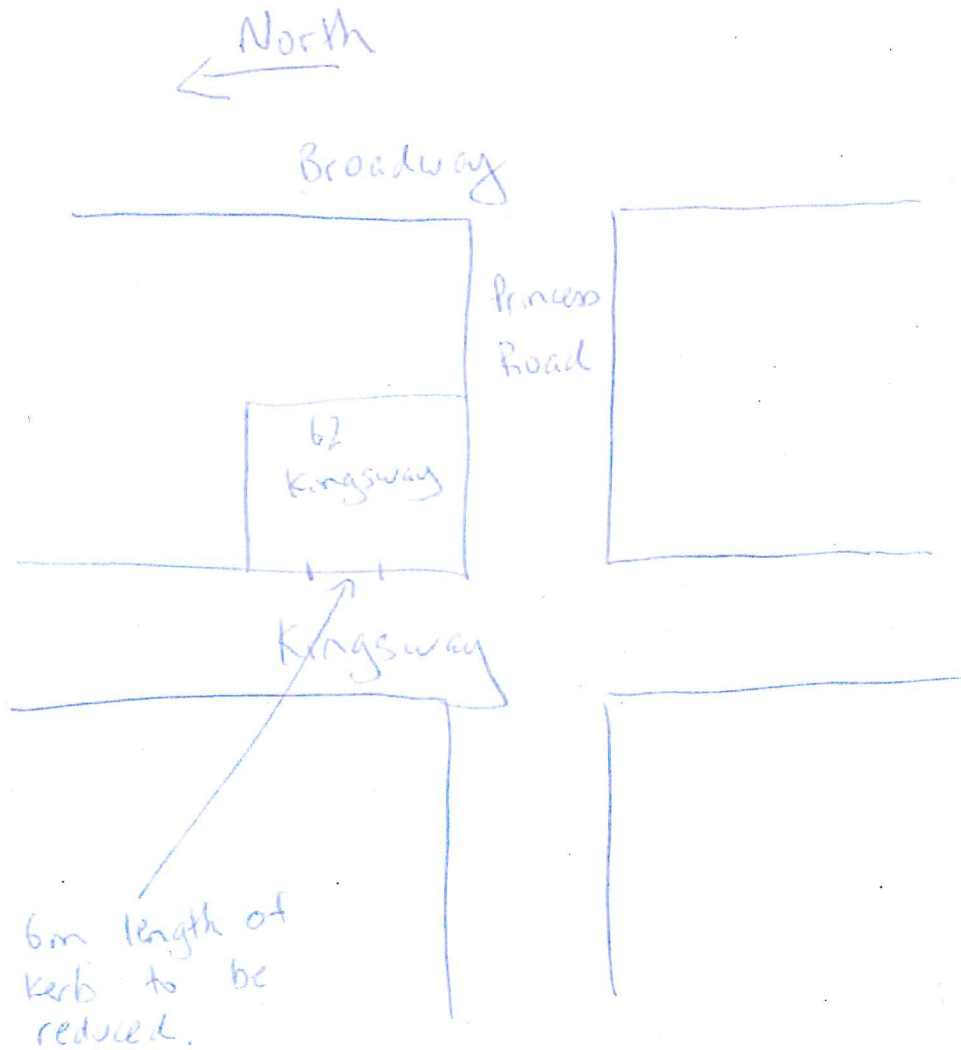
Approval: Approved ☐ Not Approved ☐

Specific conditions _____

Signature _____ Date _____
Manager Parks Services



SKETCH (1. Include street names & indicate North. 2. Include plant names. 3. If construction is proposed, seek advice from a suitably qualified professional, if required, and provide construction details and materials.)



Enquiries: Manager Technical Services - 9273 3500
Our reference: PAR-NSDA-00193



City of Nedlands

ABN 92 614 728 214

9 March 2014

Mr Hobson
62 Kingsway
Nedlands WA 6009

Dear Mr Hobson,

Nature Strip Development Application – 62 Kingsway, Nedlands

I refer to the above application received on 8 January 2015 regarding the proposal to modify the kerbs adjacent to your property.

In accordance with the provisions of Council's Nature Strip/Verge Development policy, and the authority delegated to the City, your application has been **refused**. The basis on which permit has been refused are detailed below.

1. Modifications to lower kerbing are not permitted, as the kerb height is required to ensure adequate drainage of the road

Please note; in accordance with clause 7(1)(b) of the City of Nedlands Thoroughfares Local Law it is an offence to place or construct anything on a nature strip/verge without written approval from the City. Any person who commits an offence under the City of Nedlands Thoroughfares Local Law is liable, upon conviction, to a penalty not less than \$500 and not exceeding \$5,000.

Should you be aggrieved by this decision there is a right to apply for a review to Council in accordance with clause 37 of the City of Nedlands Thoroughfares Local Law. The application for review must be submitted to Council within 28 days of the date of this decision.

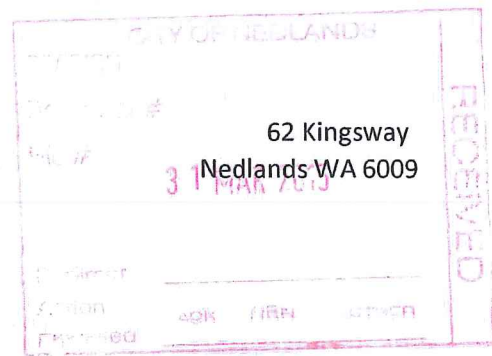
If you have any enquiries regarding this matter, please contact the City's Manager Technical Services on 9273 3500.

Yours sincerely

Jacqueline Scott
Manager Technical Services

30 March 2015

Ms Jacqueline Scott
Manager Technical Services
PO Box 9
Nedlands WA 6909



Dear Madam

Nature Strip Development Application – 62 Kingsway, Nedlands

I refer to your letter dated 9 March 2015. I wish to apply for a review to Council in accordance with clause 37 of the City of Nedlands Thoroughfares Local Law.

Parking at the front of our property is different to the majority of houses in Nedlands and therefore we would like to apply for a different consideration under the Council's Nature Strip/Verge Development Policy.

I would like the following factors to be taken into account by Council:

1. We do not have a driveway at the front of the property. There is no way for visitors to park in the existing driveway on Princess road (at the side of the house) as they would block the footpath;
2. Since the curbs were replaced with much higher curbs a number of years ago, the cars of our families and friends have been damaged whilst using casual parking on our verge. I have had to replace the engine mounts on my son's car and other family members / friends have had their front bumpers damaged;
3. The modification to the kerb height I am proposing will be the same height as other driveway entries on our street and will therefore not affect drainage;
4. There are no road drains outside our property;
5. Normal street parking is difficult given our proximity to the stop sign at the corner of Princess Road, the restricted street parking at certain times of the day (no standing signs) and our proximity to Nedlands Primary School making the street busy with traffic in the mornings and afternoon;
6. We wish to maintain the grass verge and small garden beds on the verge to complement the existing street appeal. We do not wish to pave the verge or use alternative artificial surfaces; and
7. There is no footpath at the front of our house and therefore we will not block pedestrian traffic.

We ask that you meet me on site so you can view the issues. Please contact me on ph: should you require any further information.

Yours sincerely

I Hobson




Figure 1: Kingsway Verge (taken 22 April 2015)



Figure 2: Princess Road Verge (taken June 2014)

TS11.15	Tender No. 2014/15.05 – Panel for the Supply and Installation of Playground Equipment
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Committee	12 May 2015
Council	26 May 2015
Applicant	City of Nedlands
Officer	Daniel Lewis – Parks Projects Coordinator
Director	Mark Goodlet – Director Technical Services
Director Signature	
File Reference	TS-PRO-020400
Previous Item	Not Applicable

Executive Summary

To award term contracts to a panel of playground contractors in the City of Nedlands for the supply and installation of playground equipment, and to award supply and installation contracts for playground equipment for Lawler Park, Floreat and Melvista Park, Nedlands, respectively.

Recommendation to Committee

Council:

1. **Agrees to award panel tender no. 2014/15.05 for a period of three years, to the contractors detailed in the table below for the supply and installation of playground equipment;**

	Company
1	Playground Centre Australia Pty Ltd
2	Playright Australia Pty Ltd
3	Adventure Playgrounds Pty Ltd t/a Adventure Plus
4	Nature Play Solutions
5	Protek Total Facility Management Pty Ltd
6	Proludic Pty Ltd

2. **Agrees to award tender no. 2014/15.05 to the contractor Adventure Playgrounds Pty Ltd as per the design submitted for the supply and installation of playground equipment to Lawler Park, Floreat, to the maximum value of \$50,000 (exc GST);**

3. **Agrees to award tender no. 2014/15.05 to the contractor Playright Australia Pty Ltd as per the design submitted for the supply and installation of playground equipment to Melvista Park, Nedlands, to the maximum value of \$50,000 (exc GST); and**
4. **Authorises the Chief Executive Officer to sign an acceptance of offer for these tenders.**

Strategic Plan

KFA: Natural and Built Environment

The upgrade of playgrounds is part of an ongoing program, to ensure that the City's playground infrastructure, in parks and reserves, continues to comply with the relevant Australian Standards. This panel includes a nature based alternative supplier to provide different options for the community.

KFA: Community Development

Providing the community with several contract options to select equipment from, boosts ownership and enhances the prospects of equipment utilisation. Opportunities can be identified from feedback to better promote community recreation.

Background

The City of Nedlands includes a provision for the supply and installation of playground equipment to maintain and improve the City's playground infrastructure as part of the parks services capital works. Expenditure on this contract will exceed \$100,000. Therefore to comply with legislative requirements outlined in the *Local Government Act 1995* and ensure the best value for money for the City, this service must be tendered.

Tender documents were advertised on Monday 3 November 2014 in the West Australian Newspaper. Tenders opened on Wednesday 5 November 2014 and submissions closed at 14:00 pm Tuesday 25 November 2014.

A total of seven conforming tender submissions were received from the following tenderers:

1. Adventure Playgrounds Pty Ltd t/a Adventure Plus;
2. Nature Play Solutions;
3. Playground Centre Australia Pty Ltd;
4. Playmaster Pty Ltd;
5. Playright Australia Pty Ltd;
6. Proludic Pty Ltd; and
7. Protek Total Facility Management Pty Ltd.

One non-conforming tender submission was also received from Hansen Pty Ltd trading as Forpark Australia.

Key Relevant Previous Council Decisions

Nil.

Consultation

Required by legislation: Yes ☐ No ☒
 Required by City of Nedlands policy: Yes ☐ No ☒

Community consultation was carried out as part of the tender assessment for Lawler Park and Melvista Park, and will be carried out for each playground upgrade commenced throughout the term of the contract.

Due to the subjectivity in playground selection, distinct differences in equipment and the volatility in the market, a wide selection of manufacturers is preferable. It is not unusual for a manufacturer to perform well in one section of the community and not well in another. The panel recommended in this tender will provide a wide variety of equipment for the community to assess for each playground upgrade in individual City parks.

The design submitted by each conforming tenderer was released as a part of a community consultation activity proposing the designs for Melvista Park and Lawler Park. The community feedback was then used to calculate the score to be awarded to each tenderer during the assessment and selection process.

The number and percentage of votes from the community, received for the designs submitted by each contractor for Lawler Park and Melvista Park, are detailed below:

	Community Votes			Overall %
	Lawler	Melvista	Total	
Playground Centre Australia Pty Ltd	5	1	6	19%
Playright Australia Pty Ltd	0	4	4	13%
Adventure Playgrounds Pty Ltd t/a Adventure Plus	10	0	10	31%
Nature Play Solutions	4	2	6	19%
Protek Total Facility Management Pty Ltd	2	1	3	9%
Proludic Pty Ltd	1	1	2	6%
Playmaster Pty Ltd	1	0	1	3%

Legislation / Policy

Local Government Act 1995, section 3.57

Local Government (Functions and General) Regulations 1996, Part 4

City of Nedlands Policy – ‘Purchasing of Goods and Services’

Budget/Financial Implications

Within current approved budget: Yes ☒ No ☐
 Requires further budget consideration: Yes ☐ No ☒

Any playground designs presented to the community from contractors on the panel will be based on the allocated budget in the relevant financial year.

The submissions for the contractors recommended to Council for the supply and installation of playground equipment at Lawler Park and Melvista Park, are both within the budgets allocated in the 14/15 financial year.

Risk Management

Failing to appoint the contracts will impact on the City's ability to supply playground equipment in compliance with the current relevant Australian Standards.

Playground upgrades incorporating new, or additional, shade structures will require a building permit and must comply with the Building Code of Australia. Shade structure designs shall be certified by an external authorised engineer.

Playground upgrades shall be compliant with the following Australian Standards:

- AS 4685.1- 6 (Playground Equipment);
- AS/NZS 4422 (Playground Surfacing – Specifications, requirements and test method);
- AS/NZS 4486 (Playgrounds and Playground Equipment Part 1 – Development, installation, inspection, maintenance and operation); and
- AS 1428 (Design for Access and Mobility) – where practical.

Where playgrounds incorporate Equal Access provisions, the project may be included in the City's Disability Access & Inclusion Plan (DAIP).

Discussion

The tender was independently evaluated by three City Officers in accordance with the qualitative criteria specified in the tender documentation, as set out in the below table extract from RFT 2014/15.05.

Qualitative Selection Criteria	Weighting
<p>Key Personnel, Skills and Experience A Tenderer must as a minimum, address the following information in an attachment and label it "Key Personnel":</p> <p>a) Nominate key personnel to be involved in this contract; and b) Provide relevant industry experience, current qualifications and registrations of the key personnel.</p>	<p>10%</p>

<p>Organisation Capabilities A Tenderer must as a minimum, address the following information in an attachment and label it “Organisation Capabilities”:</p> <p>a) Organisations to demonstration industry-recognised qualifications and recent experience with contracts of a similar size and scope.</p>	<p>10%</p>
<p>Performance A Tenderer must as a minimum, address the following information in an attachment and label it “Performance”:</p> <p>a) The ability to supply and sustain the necessary technical resources, staff and equipment; b) Demonstrate ability to provide high quality and standard of work; and c) Demonstrated ability to meet specifications of this request.</p>	<p>25%</p>
<p>Warranty A Tenderer must as a minimum, address the following information in an attachment and label it “Warranty”: Are you willing to offer an extended warranty?</p> <p>a) If yes, please stipulate the terms of the warranty you are willing to offer.</p>	<p>15%</p>
<p>Community Acceptance Assessment A Tenderer must as a minimum, address the following information in an attachment and label “Community Acceptance Assessment”:</p> <p>a) Organisation to provide one (1) only design, for each playground listed in the Tender document, for purposes of evaluation by residents selected by the principal.</p>	<p>40%</p>

A community acceptance score was calculated from the overall most voted for playground design being scored at 100%, and other values scored proportionally against this. The community acceptance was weighted at 40% of the assessment.

Evaluation

Adventure Playgrounds Pty Ltd t/a Adventure Plus scored the highest in the individual assessment for Lawler Park with 69%. This contractor received the highest volume of votes throughout the consultation carried out, with 43% of the community choosing the design submitted this contractor submitted for Lawler Park during the tender process.

Playright Australia Pty Ltd scored the highest in the individual assessment for Melvista Park with 93%. This contractor received the highest volume of votes throughout the consultation carried out, with 44% of the community choosing the design submitted this contractor submitted for Melvista Park during the tender process.

Two respondents are not supported for the panel tender. Hansen Pty Ltd, whose tender was non-conforming and could therefore not be considered. The other respondent, Playmaster Pty Ltd, scored just 46%, and at less than 50% is not recommended for inclusion on the panel.

All final evaluation scores are published in confidential Attachment 1.

Conclusion

After an assessment of the submitted tenders it is proposed that Council agrees to award tender no. 2014/15.05 for a period of three years, to the contractors detailed in the table supplied in the recommendations to Council.

These contractors have been assessed as having attained suitable scores in the evaluation to be placed on the City's selection panel, and are assessed accordingly as providing a cost efficient outcome and overall value for the service tendered for.

The inclusion of these members in the panel allows the City to capitalise on opportunities in an ever changing market. The community will also have a greater selection and variety of equipment to choose from.


It is recommended that Adventure Playgrounds Pty Ltd t/a Adventure Plus be awarded the contract for the supply and installation of playgrounds at Lawler Park, and Playright Australia Pty Ltd be awarded the contract for the supply and installation of playgrounds at Melvista Park, as these two contractors achieved overall highest scores in the individual evaluations, and received the highest community acceptance through consultation.

Community consultation will be carried out on an individual basis for each playground to be upgraded during the term of the tender, to identify which contractor from the panel will be selected to perform each playground supply and installation, as identified in the City's parks services capital works program.

Attachments

1. Confidential Tender Assessment (not to be published).

TS12.15 Tender No. 2014/15.14 - Pavement Marking

Committee	12 May 2015
Council	26 May 2015
Applicant	City of Nedlands
Officer	Nathan Brewer – Purchasing and Tenders Coordinator
Director	Mark Goodlet – Director Technical Services
Director Signature	
File Reference	TS-PRO-00067
Previous Item	Not Applicable

Executive Summary

To award the term contract for the provision of pavement marking services in the City of Nedlands for capital and operational works where required.

Recommendation to Committee

Council:

- 1. Agrees to award tender no. 2014/15.14 to the contractor Weston Road Systems as per the schedule of rates submitted; and**
- 2. Authorises the Chief Executive Officer to sign an acceptance of offer for this tender.**

Strategic Plan

KFA: Natural and Built Environment

Award of this tender enables the City to maintain civil infrastructure as part of operational and capital works.

Background

The City of Nedlands includes a provision for pavement marking services to maintain and improve the City's infrastructure as part of the engineering services capital and operational works. Expenditure on this contract will exceed \$100,000. Therefore to comply with legislative requirements outlined in the *Local Government Act 1995* and ensure the best value for money for the City, this service must be tendered.

Tender documents were advertised on Friday 27 February 2015 in the West Australian Newspaper. Tenders opened on Monday 2 March 2015 and submissions closed at 14:00 pm Thursday 19 March 2015.

One conforming tender submission was received from Weston Road Systems.

Key Relevant Previous Council Decisions

Nil.

Consultation

Required by legislation:	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>
Required by City of Nedlands policy:	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>

Legislation / Policy

Local Government Act 1995, section 3.57

Local Government (Functions and General) Regulations 1996, Part 4

City of Nedlands Policy – ‘Purchasing of Goods and Services’

Budget/Financial Implications

Within current approved budget:	Yes <input checked="" type="checkbox"/>	No <input type="checkbox"/>
Requires further budget consideration:	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>

Risk Management

Failing to appoint the contract will impact on the City’s ability to deliver services for pavement marking on City roads within agreed levels of service.

Key risk areas, including financial and regulatory risks, have been addressed through the control measures applied through the tender documentation and evaluation process. Reference checks were completed on the recommended contractor following the evaluation process.

Discussion

The tender was independently evaluated by three City Officers in accordance with the qualitative criteria specified in the tender documentation, as set out in the below table extract from RFT 2014/15.14.

Qualitative Selection Criteria	Weighting
<p>Organisation Capabilities A Tenderer must as a minimum, address the following information in an attachment and label it “Organisation Capabilities”:</p> <ul style="list-style-type: none"> a) Nominate key personnel to be involved in this contract and provide relevant experience and industry-recognised qualifications and registrations of the key personnel; b) Demonstrate the ability to supply and sustain the necessary manpower, plant and equipment; and c) Demonstrate recent experience with contracts of a similar size and scope. 	<p>30%</p>
<p>Performance A Tenderer must as a minimum, address the following information in an attachment and label it “Performance”:</p> <ul style="list-style-type: none"> a) Demonstrate ability to provide high quality and standard of work; and b) Demonstrated successful outcomes on previous projects of similar scope. 	<p>20%</p>
<p>Demonstrated Understanding A Tenderer must as a minimum, address the following information in an attachment and label it “Demonstrated Understanding”:</p> <ul style="list-style-type: none"> a) An outline of proposed methodology, including equipment and material supply details; and b) Notice requirements to guarantee availability for works. 	<p>20%</p>
<p>Price A Tenderer must as a minimum, address the following information in an attachment and label “Price”:</p> <p>The tendered price(s) will be considered along with related factors affecting total cost to the Principal. Early settlement discounts, lifetime costs, the major components to be utilised, the Principal’s contract management costs may also be considered in assessing the best value for money outcome.</p>	<p>30%</p>

The priced items were compiled into a spreadsheet for analysis of value comparison. A price criteria score was allocated based on the best value being scored at 100% and other values scored proportionally against this price.

The pricing was weighted at 30% of the assessment with the remaining % being allocated to the qualitative section criteria.

Evaluation

Weston Road Systems scored 88%.

The final evaluation score and price is published in Attachment 1.

Conclusion


After an assessment of the submitted tenders it is proposed that Council agrees to award tender no. 2014/15.14 to the contractor Weston Road Systems.

Weston Road Systems scored highly in all areas, however, since there are no comparisons for the score, the Officers instead calculated that the price increase on last year's RFQ that was awarded for this service, is 3%, which is considered acceptable. Weston Road systems have been our chosen contractor for the past 3 years and have consistently demonstrated satisfactory performance.

Attachments

1. Confidential Tender Assessment (not to be published).

TS13.15	Tender No. 2014/15.15 – Supply and Maintenance of Irrigation Pumps
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Committee	12 May 2015
Council	26 May 2015
Applicant	City of Nedlands
Officer	Nathan Brewer – Purchasing and Tenders Coordinator
Director	Mark Goodlet – Director Technical Services
Director Signature	
File Reference	TS-PRO-00068
Previous Item	Not Applicable

Executive Summary

To award the term contract for the supply and maintenance of irrigation pumps in the City of Nedlands.

Recommendation to Committee

Council:

1. **Agrees to award tender no. 2014/15.15 to the contractor JLR Pumps Pty Ltd as per the schedule of rates submitted; and**
2. **Authorises the Chief Executive Officer to sign an acceptance of offer for this tender.**

Strategic Plan

KFA: Natural and Built Environment

Award of this tender enables the City to maintain infrastructure as part of operational and capital works.

Background

The City of Nedlands includes a provision for the supply and maintenance of irrigation pumps to maintain and improve the City's infrastructure as part of the parks services capital and operational works. Expenditure on this contract will exceed \$100,000. Therefore to comply with legislative requirements outlined in the *Local Government Act 1995* and ensure the best value for money for the City, this service must be tendered.

Tender documents were advertised on Friday 27 February 2015 in the West Australian Newspaper. Tenders opened on Monday 2 March 2015 and submissions closed at 14:00 pm Thursday 19 March 2015.

Two conforming tender submissions were received from;

1. JLR Pumps Pty Ltd; and
2. Acemark Investments ATF The McFadden Trust trading as Hydroquip Pumps

Key Relevant Previous Council Decisions

Nil.

Consultation

Required by legislation:	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>
Required by City of Nedlands policy:	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>

Legislation / Policy

Local Government Act 1995, section 3.57
Local Government (Functions and General) Regulations 1996, Part 4
City of Nedlands Policy – ‘Purchasing of Goods and Services’

Budget/Financial Implications

Within current approved budget:	Yes <input checked="" type="checkbox"/>	No <input type="checkbox"/>
Requires further budget consideration:	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>

Risk Management

Failing to appoint the contract will impact on the City’s ability to install and maintain irrigation pumps within agreed levels of service.

Key risk areas, including financial and regulatory risks, have been addressed through the control measures applied through the tender documentation and evaluation process. Reference checks were completed on the recommended contractor following the evaluation process.

Discussion

The tender was independently evaluated by three City Officers in accordance with the qualitative criteria specified in the tender documentation, as set out in the below table extract from RFT 2014/15.15.

Qualitative Selection Criteria	Weighting
<p>Performance A Tenderer must as a minimum, address the following information in an attachment and label it “Performance”:</p> <p>a) The ability to sustain the necessary resources, to supply the required parts in a timely manner.</p>	<p>45%</p>
<p>Warranty A Tenderer must as a minimum, address the following information in an attachment and label it “Warranty”: Are you willing to offer an extended warranty?</p> <p>a) If yes, please stipulate the terms if you warranty you are willing to offer.</p>	<p>5%</p>
<p>Price A Tenderer must as a minimum, address the following information in an attachment and label “Price”:</p> <p>The tendered price(s) will be considered along with related factors affecting total cost to the Principal. Early settlement discounts, lifetime costs, the major components to be utilised, the Principal’s contract management costs may also be considered in assessing the best value for money outcome.</p>	<p>50%</p>

The priced items were compiled into a spreadsheet for analysis of value comparison. A price criteria score was allocated based on the best value being scored at 100% and other values scored proportionally against this price.

The pricing was weighted at 30% of the assessment with the remaining % being allocated to the qualitative section criteria.

Evaluation

The contractor that scored the highest in the evaluation was JLR Pumps Pty Ltd with a score of 93%.

The final evaluation scores are published in Attachment 1.

Conclusion

After an assessment of the submitted tenders it is proposed that Council agrees to award tender no. 2014/15.15 to the contractor JLR Pumps Pty Ltd.

JLR Pumps Pty Ltd scored well in all areas of the assessment and offer the best value for money of the tender submissions received.

Attachments

1. Confidential Tender Assessment (not to be published).