

# **Works and Urban Development Committee**

**Notice of Meeting**

**18 July 2017**

**5:30pm**

**Committee Room 1**

**Ninth Floor**

**Council House**

**27 St Georges Terrace, Perth**



**City of Perth**

## **Agenda**

### **ORDER OF BUSINESS AND INDEX**

- 1** Declaration of Opening
- 2** Apologies and Members on Leave of Absence  
Deputy Lord Mayor Cr Limnios
- 3** Confirmation of minutes – 20 June 2017
- 4** Correspondence
- 5** Disclosure of Members' interests
- 6** Reports
  - 6.1 - Tender 171 16/17 – Wellington Street Stage 2B South and Median Island and Associated Works
  - 6.2 - Tender 152–16/17 Ozone Reserve Groundwater Filtration System
  - 6.3 - Tender 160–16/17 Supply of Irrigation Parts, Products and Equipment
  - 6.4 - Tender 159–16/17 Turf Maintenance and Weed Control Services
- 7** Motions of which Previous Notice has been given
- 8** General Business
  - 8.1 - Responses to General Business from a Previous Meeting
  - 8.2 - New General Business
- 9** Items for consideration at a future meeting  
Outstanding Reports: Nil

A handwritten signature in black ink, appearing to read 'Martin Mileham', with a horizontal line drawn through the middle of the name.

**MARTIN MILEHAM  
CHIEF EXECUTIVE OFFICER**

13 JULY 2017

**This meeting is not open to members of the public**

## WORKS AND URBAN DEVELOPMENT COMMITTEE

**Established:** 17 May 2005 (Members appointed 22 October 2015)

<b>Members:</b>	<b>1st Deputy:</b>	<b>2nd Deputy:</b>
Cr Limnios (Presiding Member)	Cr Harley	Cr Chen
The Lord Mayor		
Cr McEvoy		

**Quorum:** Two

**Expiry:** October 2017

**TERMS OF REFERENCE:** [Adopted OCM 24/11/15]

To oversee and make recommendations to the Council on matters related to:

1. works required to construct, upgrade and maintain streets, footpaths, thoroughfares and other public places, including streetscape upgrades, landscaping initiatives and directional signage and graffiti;
2. design, construction and upgrading of parks, reserves, recreational and civic amenities and facilities and Council owned buildings, excluding Council House, the Perth Town Hall, City of Perth Public Lending Library and the Perth Concert Hall;
3. oversight of the implementation of the Lighting Strategy;
4. waste management.

**Recommendation:**

***That Council BY AN ABSOLUTE MAJORITY:***

- 1. ACCEPTS the most suitable tender, being that submitted by Civcon Civil Pty Ltd for the Wellington Street Stage 2B South and Median Island and Associated Works (Tender no 171 16/17) at a lump sum price of \$2,156,092.23(excluding GST); and***
- 2. NOTES that the construction is anticipated to commence in late August 2017 with anticipated completion by end of November 2017.***

FILE REFERENCE: P1034499  
REPORTING UNIT: Construction  
RESPONSIBLE DIRECTORATE: Construction and Maintenance  
DATE: 05 July 2017  
ATTACHMENT/S: Attachment 6.1A – General Layout of the Works  
Attachment 6.1B – Compliance Assessment Check  
Confidential Attachment 6.1C – Tender Assessment Matrix  
Confidential Attachment 6.1D – Company Financial Assessment  
(Confidential Attachments are distributed to Elected Members under separate cover)

**Council Role:**

- |                                     |                |   |
|-------------------------------------|----------------|---|
| <input type="checkbox"/>            | Advocacy       | <i>When the Council advocates on its own behalf or on behalf of its community to another level of government/body/agency.</i>   |
| <input checked="" type="checkbox"/> | Executive      | <i>The substantial direction setting and oversight role of the Council e.g. adopting plans and reports, accepting tenders, directing operations, setting and amending budgets.</i>  |
| <input type="checkbox"/>            | Legislative    | <i>Includes adopting local laws, town planning schemes and policies</i>   |
| <input type="checkbox"/>            | Quasi-Judicial | <i>When the Council determines an application/matter that directly affects a person's right and interests. The judicial character arises from the obligation to abide by the principles of natural justice. Examples of Quasi-Judicial authority include town planning applications, building licences, applications for other permits/licences (eg under Health Act, Dog Act or Local Laws) and other decisions that may be appealable to the State Administrative Tribunal.</i> |
| <input type="checkbox"/>            | Information    | <i>For the Council/Committee to note.</i>   |

## **Legislation / Strategic Plan / Policy:**

<b>Legislation</b>	Part 4 – Tenders for Providing Goods and Services of the <i>Local Government (Functions &amp; General Regulations) 1996</i>
<b>Integrated Planning and Reporting Framework Implications</b>	<b>Strategic Community Plan</b> Goal 2 An exceptionally well designed, functional and accessible city
<b>Policy</b>	
Policy No and Name:	9.7 – Purchasing Policy

## **Purpose and Background:**

In order to support the development within the Perth City Link Precinct, the City of Perth identified a streetscape project along Wellington Street, which is now being delivered progressively in stages: namely Stage 1, Stage 2A, Stage 2B (north) Stage 2B (South) and Median Island.

The northern side of Wellington Street is now complete and has been handed over from the Metropolitan Redevelopment Authority (MRA) to the City. The remaining works are the new median which extends from the King Street intersection to Little Milligan Lane and Wellington Street Stage 2B – South which includes the roadway and footpath from Prince Lane to William Street. These are the works that constitute this contract to be delivered by the City of Perth under this tender 171 16/17. The successful tenderer will deliver this project under the management of the City of Perth’s Construction Unit.

The Wellington Street Bus-port entrance tunnel has been completed and is now in operation. The Water Corporation had completed a new water main installation between William and King Streets on the southern side of Wellington Street. Works currently underway are the new King Street extension between Wellington Street and Roe Street, under the MRA’s scope for Perth City Link. The City has been advised that these works are to be completed by the end of September 2017. The appointed MRA contractor for these works is Civcon Civil and Project Management Pty Ltd (Civcon Pty Ltd). The City’s Stage 2B and median contract will need to integrate the Wellington and King Street intersection works with MRA’s proposed Kings Street project completion of September to allow King Street to open. The timing for commencement of these works, is therefore crucial. This contract also seeks to complete the full Wellington Street Scope by Christmas 2017, thus bringing to a conclusion the disruptions that have been ongoing on Wellington Street.

## **Details:**

### **Design Details**

The revised Stage 2B detailed design was completed through coordination between the City’s Coordination and Design Unit and Construction Unit. The design is based on the approved Wellington Street Master Plan and will achieve consistency across the precinct with use of materials, quality and streetscape elements.

Stage 2B (south side) streetscape elements include:

- New granite kerbing to all footpaths;
- New widened footpath and paving;
- New southern carriageway road surface;
- New parking bays and ACROD bay;
- New street lighting;
- New landscaping; and
- New street furniture.

Stage 2 B (Median) streetscape elements include:

- New median island;
- In-situ Kerbing and new paving;
- New tree landscaping; and
- New double outreach street lighting.

Attachment 6.1A details the extent of the works.

### **Asset Write Off Implications**

The estimated interim asset disposal value is \$400,000

A finalised asset disposal report will be provided to Chief Executive Officer once the works are completed and the exact values can be confirmed.

### **Communications**

A communication plan will be developed and this will be implemented in conjunction with the contractor's construction management plan following Council approval of the works.

### **Contract Arrangements**

The works will be delivered under a lump sum contract (AS 2124) arrangement.

Working hours will be Monday to Saturday, 7.00am and 7.00pm. Night works, if required, will be by approval only. The construction is anticipated to commence on 20 August 2017 and the preferred contractor has indicated a completion date of mid-November, assuming no unforeseen delays or latent site conditions.

### **Summary of Submitted Tenders**

Six lump sum offers and one alternative proposal were received on Thursday, 29 June 2017 through the City of Perth's electronic tender website from the following contractors:

- Menchetti Consolidated Pty Ltd T/As MG Group WA (\$2,851,255.15 exc GST);
- Horizon West Landscaping Pty Ltd (\$4,978,337.60 exc GST);
- Civcon Civil & Project Management Pty Ltd (\$2,156,092.23 exc. GST\*);
- D.B. Cunningham Pty Ltd T/As Advantearing Civil Engineers (\$2,642,811.25 exc. GST);
- Georgiou Group Pty Ltd (\$2,850,227.97 exc. GST);
- Jaxon Civil Pty Ltd (\$2,822,438.00 exc. GST); and

- Jaxon Civil Pty Ltd – Alternative Proposal (\$2,414,183.00 exc. GST).

\*This offer modified the provisional sum allowances - the adjusted price has the original provisional sum values applied together with the extra over for Separable Portion 1. This ensures that all offers are evaluated equally, and that the necessary level of provisional sum allowances is provided for in the contract.

### **Financial Implications:**

ACCOUNT NO:	CW 1801 & CW2193
BUDGET ITEM:	Wellington Street Stage 2B (South & Median)
BUDGETED AMOUNT:	\$6,048,063.00
AMOUNT SPENT TO DATE:	\$ 365,177.45
AMOUNT COMMITTED	\$3,044,437.74
PROPOSED COST:	<b>\$2,156,092.23</b>
BALANCE REMAINING:	\$ 482,355.58
ANNUAL MAINTENANCE:	TBA
ESTIMATED WHOLE OF LIFE COST:	TBA

All figures quoted in this report are exclusive of GST.

The committed sum relates to the works completed in 2016/17 on Wellington Street Stage 2B North by the MRA, and the order of long lead items such as Multi-function Poles, Western Power Works and granite pavers. It is anticipated that the MRA Works value of \$2,316,560 will be completed within the 2016/17 year.

### **Comments:**

#### **Tender Assessment and Evaluation Summary**

A Compliance Assessment was completed and is attached as Attachment 6.1B. This resulted in Georgiou Group Pty Ltd being excluded from further consideration. The submission from this company included 'contractual departures' that are not acceptable to the City. This submission was therefore assessed as a non-conforming tender and was no longer considered.

The remaining submissions received were assessed against the following six criteria:

- SC1: Project Appreciation through design and delivery methodology;
- SC2: Relevant Project experience and personnel;
- SC3: Ability to meet the Timeframes;
- SC4: Safety, Environmental and Quality Management; and
- SC5: Tendered Price.

A confidential Tender Assessment Matrix (Confidential Attachment 6.1C) is attached. An evaluation summary against the qualitative selection criteria has been provided below:

## **Civcon Civil and Project Management Pty Ltd**

The submission by Civcon Pty Ltd, provided a solid understanding of the project requirements and City's expectations through the methodology detail. The Company is currently undertaking works for MRA on the New King Street extension and have been closely involved with Perth City link over the years. Their employees allocated to this project, have demonstrated extensive experience in major projects within complicated work sites.

The submission, which included ISO 9001:2015 and AS14001:2015 certification of their Quality and Environmental Management Systems, included a draft communication plan, traffic management plan, Project Management Plan and Quality and Environmental plans.

The submission was for \$2,138,092.24 but had included reduced amounts of provisional sums<sup>1</sup> (additional \$18,000). The adjusted value is therefore \$2,156,092.23

Their qualitative assessment scored second out of six, with the difference between first and second rated tenderers being approximately 5% difference.

## **D.B. Cunningham Pty Ltd T/As Advanteering Civil Engineers**

This company has demonstrated an excellent understanding of the project requirements with a detailed submission. Identified risk issues and offered solutions. The Company is MRWA pre-qualified contractor. They are ISO9001, 14001 and AS4801 certified and have provided draft communication plan, traffic management plan, Project Management Plan, Quality and Environmental plans and Risk Management plans. Their project experience is mostly of 'green field' sites and not as complicated civil works. The project team for this company is of a high calibre with wide engineering experience.

Their submission has the highest qualitative score of 65 and second lowest cost, but was just under \$600,000 higher in cost than the second scoring tenderer on qualitative assessment.

## **Jaxon Civil Pty Ltd**

This submission provided a good and well thought out methodology of closing each lane separately and moving pedestrians between to ensure movement is well catered for. It includes highly qualified personnel with experience on a good range of civil projects. The submission provided all Safety, Environmental and Quality documentation.

An alternative proposal was offered, but not accepted by the Panel, as it was proposed to undertake the works between February and June 2018. This would have offered the City a saving of \$408,255.00, but this was still higher than the preferred offer as well as not being in accordance with the City's objective of completing the Wellington Street works as soon as possible. Jaxon Civil, did not provide a separate cost for SP1 as per Addendum 001

## **Menchetti Consolidated Pty Ltd T/As MG Group WA**

This company has submitted a comprehensive tender submission and an alternative approach to deliver the project by closing Wellington Street west bound lane for the term of

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<sup>1</sup> Provisional Sums are used in construction contracts to cover work which may or may not be carried out at all, or to work whose content is undefined due to a level of identified risk on the project. An example of this is the discovery of unidentified services that require modification or protection. The Provisional Sums only become payable where the works are actually required

the contract. This was against the Tender Conditions and did provide a concern on the impact to traffic.

The tender panel believe that this approach would not be a suitable traffic management solution and believe that the entity has not demonstrated the full understanding of site conditions and the complexity of the project.

### **Horizon Landscaping Pty Ltd**

This company provided a submission that did not comply with the requirements of the form of tender. No program detailed project delivery methodology was submitted. This submission had the highest cost and lowest qualitative score.

### **Combined Qualitative and Priced Based Assessment Ranking**

The table in Confidential Attachment 6.1C details the relative scores of all submissions when both the qualitative and price based criteria were taken into consideration.

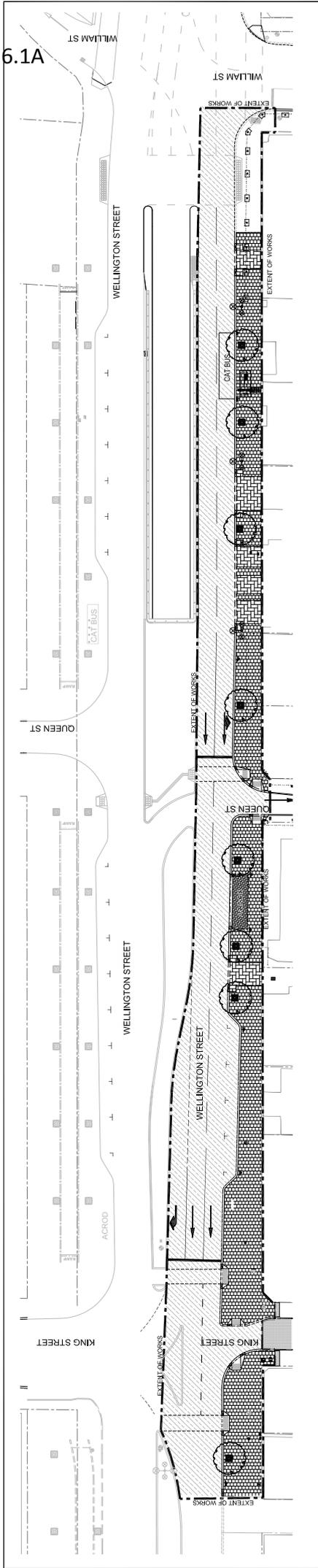
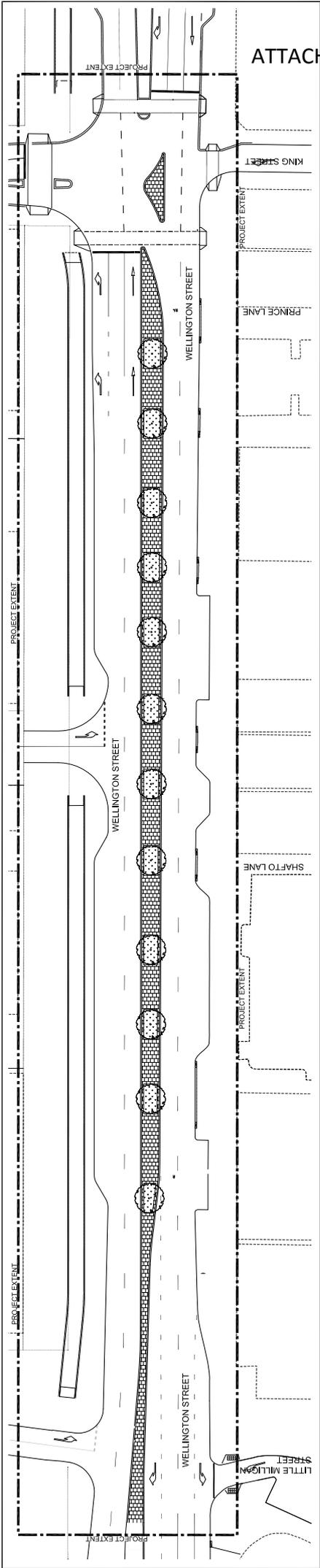
### **Value for Money Assessment**

The prices were reviewed to determine the best value for money in relation to the qualitative scores. Two contractors scored highest on both qualitative and quantitative criteria. The first place tenderer on quality was approximately \$600,000 higher in price. As the lowest price and the second highest qualitative score, the submission provided by Civcon Pty Ltd scores the highest when the price component is taken into consideration together with the other five qualitative selection criteria. Civcon Pty Ltd's submission therefore represents the best value for money for the City.

The team has the required experience to effectively deliver the desired project outcomes. This is complemented by a clearly documented work methodology that completes the project significantly ahead of schedule. There were some issues to be resolved with the tenderer regarding the Provisional Sum allowance and Site office agreements, but these will be addressed prior to award and managed through proper contract management procedures.

In conclusion, Civcon Pty Ltd has been evaluated as being the preferred tenderer. They have the ability to complete the works by 10 November 2017 which meets the City's requirements. A company assessment document is attached in Confidential Attachment 6.1D for information.

ATTACHMENT 6.1A



WELLINGTON STREET ENHANCEMENT



CITY OF PERTH  
 CONSTRUCTION UNIT  
 COUNCIL HOUSE, 27-29 ST GEORGE'S TERRACE, PERTH  
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**Evaluation Panel – Compliance Criteria  
Assessment of Tenders, Expressions of Interest and Formal Quotations**

**Tender No 171 - 16/17 Tender WELLINGTON STREET STAGE 2B SOUTH AND MEDIAN ISLAND AND ASSOCIATED WORKS**

To the Evaluation Panel:

A compliance check has been undertaken against all tender/bid submissions, the results of which are detailed below:

Compliance Criteria (List each tenderer and mark Yes/No)

<i>Tenderer / Bidder Name</i>	<i>Civcon Civil &amp; Project Management Pty Ltd</i>	<i>HORIZON WEST LANDSCAPE CONSTRUCTIONS</i>	<i>D.B. CUNNINGHAM PTY LTD T/As ADVANTEERING - CIVIL ENGINEERS</i>	<i>Georgiou Group Pty Ltd</i>
<i>Has the tenderer/bidder supplied all information requested?</i>	<b>YES</b>	<b>YES</b>	<b>YES</b>	<b>YES</b>
<i>Has the tenderer/bidder complied with all of the General Conditions of Contract? If the tenderer proposes any changes to the General Conditions of Contract, if the Tender is shortlisted, a legal advice may be necessary before finalising the recommendation report. If necessary, any variations to be detailed in the report to the relevant Committee or the Council. Please contact Snr Contract Officer for further information.</i>	<b>YES</b>	<b>YES</b>	<b>YES</b>	<b>NO</b> <b>The Company has included an extensive list of contractual departures.</b>
<i>Has the tenderer/Bidder complied with the Financial and OSH Assessment?</i>	<b>YES</b>	<b>YES</b>	<b>YES</b>	<b>YES</b>
<i>Has the tenderer/Bidder acknowledge receipt of the Addendum / Addenda</i>	<b>YES</b>	<b>YES</b>	<b>YES</b>	<b>YES</b>
<i>Comment</i>		Refer to email dated on 04/07/2017 regarding Compliance with Conditions of Contract		

**Evaluation Panel – Compliance Criteria  
Assessment of Tenders, Expressions of Interest and Formal Quotations**

<b>Tenderer / Bidder Name</b>	<b>JAXON CIVIL PTY LTD</b>	<b>MENCHETTI CONSOLIDATED PTY LTD</b>
<i>Has the tenderer/bidder supplied all information requested?</i>	<b>YES</b>	<b>YES</b>
<i>Has the tenderer/bidder complied with all of the General Conditions of Contract?</i>	<b>YES</b>	<b>YES</b>
<b>If the tenderer proposes any changes to the General Conditions of Contract, if the Tender is shortlisted, a legal advice may be necessary before finalising the recommendation report. If necessary, any variations to be detailed in the report to the relevant Committee or the Council. Please contact Snr Contract Officer for further information.</b>		
<i>Has the tenderer/Bidder complied with the Financial and OSH Assessment?</i>	<b>YES</b>	<b>YES</b>
<i>Has the tenderer/Bidder acknowledge receipt of the Addendum / Addenda</i>	<b>YES</b>	<b>YES</b>
<b>Comment</b>		

Snr Contracts Officer

Signature \_\_\_\_\_ Date / /

CONFIDENTIAL ATTACHMENTS 6.1C – 6.1D  
ITEM 6.1 – TENDER 171 16/17 – WELLINGTON STREET STAGE 2B  
SOUTH AND MEDIAN ISLAND AND ASSOCIATED WORKS

FOR THE WORK & URBAN DEVELOPMENT COMMITTEE MEETING

18 JULY 2017

DISTRIBUTED TO ELECTED MEMBERS UNDER SEPARATE COVER

**Recommendation:**

***That Council:***

1. ***APPROVES by AN ABSOLUTE MAJORITY an additional \$245,890.00 budget allocation from account number CW2012 (Russell Square Resurfacing of Pavement); and***
2. ***ACCEPTS the most suitable tender from Novatron Australia to replace the groundwater filtration system at Ozone Reserve Tender 152 – 16/17 for the lump sum price of \$545,890.00 (Ex GST);***

FILE REFERENCE: P1034169  
REPORTING UNIT: Parks  
RESPONSIBLE DIRECTORATE: Construction and Maintenance  
DATE: 1/06/2017  
ATTACHMENT/S: Confidential Attachment 6.2A – Evaluation Matrix  
Confidential Attachment 6.2B – Company Financial Assessment  
(Confidential Attachments are distributed to Elected Members under separate cover)

**Council Role:**

- |                                     |                |   |
|-------------------------------------|----------------|---|
| <input type="checkbox"/>            | Advocacy       | <i>When the Council advocates on its own behalf or on behalf of its community to another level of government/body/agency.</i>   |
| <input checked="" type="checkbox"/> | Executive      | <i>The substantial direction setting and oversight role of the Council e.g. adopting plans and reports, accepting tenders, directing operations, setting and amending budgets.</i>  |
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Information

*For the Council/Committee to note.***Legislation / Strategic Plan / Policy:****Legislation**

Part 4 of the *Local Government (Functions and General) Regulations 1996*

**Integrated Planning and Reporting Framework Implications****Strategic Community Plan**

Goal 2 An exceptionally well designed, functional and accessible city

Goal 3 A city connected to its natural beauty

**Policy**

Policy No and Name:

15.2 – Protection and Enhancement of Open Space

**Purpose and Background:**

The City's groundwater chemical treatment plant at Ozone Reserve was commissioned in 2002. Since that time the treatment plant has required ongoing repairs and modifications to ensure a reliable supply of filtered groundwater was available for irrigation purposes.

During January 2016 the treatment plant suffered a major technical failure and was bypassed. As a result untreated groundwater is being supplied directly to Lake Vasto via the Langley Park artesian bore. Due to time delays for the supply of parts to rectify the plant's various faults the opportunity presented itself to replace the chemical treatment system with a new non-chemical water filtration plant with significantly reduced operational costs.

A written cost estimate of \$450,000.00 with a 10% error margin was provided to the City for the proposed new filtration plant.

As part of the March 2017 budget review process Council endorsed a budget allocation of \$500,000.00 to replace the existing groundwater treatment plant at Ozone Reserve.

On the 29 April 2017 a tender for the removal of the existing groundwater treatment plant and the construction of a new non-chemical groundwater filtration system was advertised in the West Australian.

**Details:**

At the close of tender on Tuesday, 16 May 2017 four submissions were received from two potential contractors. Each contractor submitted a conforming and non-conforming tender submission. All of the conforming tenders received exceeded the approved budget allocation of \$500,000.00.

For comparative purposes the tender submissions were assessed by a tender evaluation panel against the following qualitative criteria:

- Relevant experience in completing similar works;
- Skills and experience of staff understanding the specified works;
- The relevant resources including plant and equipment are detailed and available when required;

- Outline a demonstrated understanding of the required works; and
- Tendered price.

Confidential Attachment 6.2A provides a summary of the assessment against the qualitative criteria. Scoring emphasis was placed on relevant experience and relevant resources to complete the required works.

#### **Novatron (Conforming)**

The conforming submission made by Novatron Australia nominated Elliotts Irrigation as the primary sub-contractor to undertake the filtration system component of the works. Elliotts Irrigation has extensive experience in groundwater filtration and is considered a leader in groundwater filtration. Elliotts Irrigation has recently completed the construction of a number of similar sized groundwater filtration systems including a system for Perth Stadium and the City of Subiaco. The City of Perth currently has two smaller Elliotts filtration systems servicing the Wellington Street median and JH Abrahams Reserve in Crawley. Hence the conforming submission from Novatron Australia rated well and is deemed value for money.

#### **Novatron (Non-Conforming)**

The non-conforming submission made by Novatron Australia provided very limited information for assessment against the qualitative criteria and hence scored poorly against the qualitative criteria. Although this submission was the cheapest tendered price there is a level of risk involved in considering this option as there were no details provided relating to the nominated sub-contractors relevant experience and resources available to complete the required works. Based on this lack of information the submission has not been considered.

#### **Western Irrigation (Conforming)**

The conforming submission made by Western Irrigation nominated Elliotts Irrigation as the primary sub-contractor to undertake the filtration system component of the works. As outlined above Elliotts Irrigation have a vast level of experience in groundwater filtration. However the price indicated by Western Irrigation to complete the required works was deemed not value for money.

#### **Western Irrigation (Non-Conforming)**

The non-conforming submission made by Western Irrigation nominated Elliotts Irrigation as the primary sub-contractor to undertake the filtration system component of the works. However, the submission also outlined the option to re-use the existing onsite filtration vessels. The internal condition of the 14 year old vessels is unknown and it is likely that they have a limited life expectancy. Due to implications of safe useful life this option was not deemed a suitable option.

**Financial Implications:**

ACCOUNT NO: CW 2150

BUDGET ITEM:

BUDGETED AMOUNT: \$ 300,000.00

AMOUNT SPENT TO DATE: \$ 0.00

PROPOSED COST: \$ 545,890.00

BALANCE REMAINING: \$-245,890.00 (Refer to page 1 recommendation 2, additional \$245,890 to be funded from CW2012 (Russell Square Resurfacing of Pavement)

ANNUAL MAINTENANCE: \$ 3465.00

ESTIMATED WHOLE OF LIFE COST: \$ 722,432.00 (Including: initial capital investment of \$ 545,890.00; administration cost of \$1,542; and on-going maintenance cost over 15 year designed useful life \$175,000)

The annual maintenance budget for the existing chemical treatment plant including the purchase of chemicals is \$131,164.00. The annual maintenance cost of the proposed non-chemical water filtration plant includes nine services each year at \$385.00 per service for a total of \$3500.00 p/a. In addition to normal servicing iron sludge removal and disposal will be required on a biannual basis. Based on a comparison of similar sized and existing filtration plants the cost to remove and dispose of iron sludge is estimated to be \$15,000.00 on each occasion.

Due to the reduced maintenance cost it is estimated that the Capital cost of \$545,890.00 to replace the plant will potentially be recouped in savings within five years. A similar sized filtration plant has been operating without fault at the City of Subiaco for 10 years. The safe useful life of the filtration vessels is expected to well exceed 15 years. The net cost savings over a 15 year designed useful life period is approximately \$1.79 million.

The total price indicated to complete the required works as nominated by each contractor is provided below.

<b>Tenderer</b>	<b>Fixed Price (Ex GST)</b>
Novatron (Conforming)	\$545,890.00
Novatron (Non-Conforming)	\$492,296.00
Western Irrigation (Conforming)	\$630,988.00
Western Irrigation (Non-Conforming)	\$525,588.00

The Russel Square resurfacing is in the later part of the 2017/18 year and the funding arrangement will be revaluated closer to that point.

All figures quoted in this report are exclusive of GST.

**Comments:**

The conforming tender received from Novatron Australia complies with the compliance criteria, rates suitably against the qualitative criteria and is considered to be value for money.

CONFIDENTIAL ATTACHMENTS 6.2A-6.2B  
ITEM 6.2 – TENDER 152–16/17 OZONE RESERVE GROUNDWATER  
FILTRATION SYSTEM

FOR THE WORK & URBAN DEVELOPMENT COMMITTEE MEETING

18 JULY 2017

DISTRIBUTED TO ELECTED MEMBERS UNDER SEPARATE COVER

**Agenda Item 6.3**      **Tender 160–16/17 Supply of Irrigation Parts, Products and Equipment**

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**Recommendation:**

***That Council ACCEPTS the most suitable tender, being that submitted by Total Eden Pty Ltd to supply irrigation parts, products and equipment (Tender 160-16/17) on an as required basis for a period of three years with the option of two single year extension periods, exercisable at the sole discretion of the City as per the Schedule of Rates detailed in Confidential Attachment 6.3A, with annual CPI increases.***

FILE REFERENCE: P1034204  
REPORTING UNIT: Parks  
RESPONSIBLE DIRECTORATE: Construction and Maintenance  
DATE: 21/06/2017  
ATTACHMENT/S: Confidential Attachment 6.3A – Schedule of Rates Comparison  
Confidential Attachment 6.3B – Evaluation Matrix  
(Confidential Attachments are distributed to Elected Members under separate cover)

**Council Role:**

- Advocacy      *When the Council advocates on its own behalf or on behalf of its community to another level of government/body/agency.*
- Executive      *The substantial direction setting and oversight role of the Council e.g. adopting plans and reports, accepting tenders, directing operations, setting and amending budgets.*
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- Information      *For the Council/Committee to note.*

**Legislation / Strategic Plan / Policy:**

**Legislation**      *Part 4 of the Local Government (Functions and General) Regulations 1996*

**Integrated Planning and Reporting Framework Implications**

**Strategic Community Plan**

- Goal 2 An exceptionally well designed, functional and accessible city
- Goal 3 A city connected to its natural beauty

**Policy**

Policy No and Name: 15.2 – Protection and Enhancement of Open Space  
9.7 – Purchasing Policy

**Purpose and Background:**

The City of Perth operates and maintains a network of irrigation infrastructure supplying water to over 140 hectares of parks, reserves and green spaces. In maintaining this irrigation infrastructure it is necessary to replace worn, damaged and unserviceable components on a regular basis.

The City has previously outsourced the supply of irrigation parts via tender since 2002. The City's current contract for the supply of irrigation parts expired 1 July 2017.

The purpose of this report is to recommend that Total Eden be awarded the tender for the supply of irrigation parts, products and equipment for a period of three years with two single year extension periods exercisable at the sole discretion of the City.

**Details:**

At the close of tender on Tuesday, 30 May 2017 three submissions were received.

The tender submissions from both Elliotts Irrigation Pty Ltd and Terrain Group Pty Ltd complied with the City's general conditions of contract. The tender submission from Total Eden included some variations to the conditions of contract which were assessed as being acceptable to the City.

A clarification was sought from tenderers in regard to additional irrigation items to become part of the scope.

For comparative purposes the tender submissions were assessed by a tender assessment panel against the following qualitative criteria:

- Demonstrated experience and referees;
- Procedure for purchase and delivery of goods;
- Ability to supply and deliver goods and availability of spare parts;
- Key personnel and customer service; and
- Tendered fees/rates.

Confidential Attachment 6.3B provides a summary of the assessment against the qualitative criteria. Scoring emphasis was placed on the ability to supply and deliver goods.

**Total Eden Pty Ltd**

Total Eden Pty Ltd rated highest (3.87) against the qualitative selection criteria and provided a competitive schedule of rates. Total Eden excelled in scoring against their ability to supply the required parts and equipment. Particular reference was made to Total Eden's proximity

to the City's Osborne Park Depot. The close proximity enables quick delivery of parts by Total Eden's staff, along with the ability of City staff to source parts on an emergency basis.

### **Elliotts Irrigation Pty Ltd**

Elliotts Irrigation Pty Ltd rated second (3.48) against the qualitative selection criteria and provided a competitive schedule of rates. Elliotts Irrigation did not score as highly as Total Eden with their ability to supply the required parts and equipment due to their Greenwood warehouse location.

### **Terrain Group Pty Ltd**

Terrain Group Pty Ltd rated third (0.82) against the qualitative selection criteria and provided a fair schedule of rates, however Terrain Group scored poorly in the qualitative criteria as they did not provide a response to several elements of the qualitative criteria.

### **Financial Implications:**

ACCOUNT NO:	Various Parks Operational and Capital accounts
BUDGET ITEM:	Operational and Capital
BUDGETED AMOUNT:	\$156,500.32 (2017/18 Budget)
AMOUNT SPENT TO DATE:	\$0
PROPOSED COST:	\$156,500.32 (2017/18 Budget)
BALANCE REMAINING:	\$156,500.32
ANNUAL MAINTENANCE:	As required

The costs associated with this tender are funded from both the City's parks operational and capital improvements budgets.

Over the life of this contact the total operational expenditure is anticipated to be \$282,501.60. Additionally the capital improvements expenditure is anticipated to be \$600,000.00, with \$100,000.00 available in the 2017/18 budget and a further \$500,000.00 indicated within the City's five year financial plan.

In summary the total operational and capital expenditure over the life of this contract (five years) is anticipated to be \$882,501.60.

### **Comments:**

The tender submission from Total Eden Pty Ltd included some variations to the conditions of contract which were assessed as being acceptable to the City, rated suitably against the qualitative criteria and is considered to be value for money.

CONFIDENTIAL ATTACHMENTS 6.3A – 6.3B  
ITEM 6.3 – TENDER 160–16/17 SUPPLY OF IRRIGATION PARTS,  
PRODUCTS AND EQUIPMENT

FOR THE WORK & URBAN DEVELOPMENT COMMITTEE MEETING

18 JULY 2017

DISTRIBUTED TO ELECTED MEMBERS UNDER SEPARATE COVER

Agenda                      Tender 159–16/17 Turf Maintenance and Weed Control  
Item 6.4                      Services

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**Recommendation:**

***That Council ACCEPTS the most suitable tender, being that submitted by Turfcare WA Pty Ltd to provide turf maintenance and weed control services (Tender 159-16/17) on an as required basis for a period of three years with the option of two single year extension periods as per the Schedule of Rates detailed in Confidential Attachment 6.4A, with annual CPI increases.***

FILE REFERENCE:                      P1034203  
REPORTING UNIT:                      Parks  
RESPONSIBLE DIRECTORATE:        Construction and Maintenance  
DATE:                                      19/06/2017  
ATTACHMENT/S:                      Confidential Attachment 6.4A – Schedule of Rates Comparison  
   Confidential Attachment 6.4B – Evaluation Matrix  
   (Confidential Attachments are distributed to Elected Members under separate cover)

**Council Role:**

- |                                     |                |   |
|-------------------------------------|----------------|---|
| <input type="checkbox"/>            | Advocacy       | <i>When the Council advocates on its own behalf or on behalf of its community to another level of government/body/agency.</i>   |
| <input checked="" type="checkbox"/> | Executive      | <i>The substantial direction setting and oversight role of the Council e.g. adopting plans and reports, accepting tenders, directing operations, setting and amending budgets.</i>  |
| <input type="checkbox"/>            | Legislative    | <i>Includes adopting local laws, town planning schemes and policies</i>   |
| <input type="checkbox"/>            | Quasi-Judicial | <i>When the Council determines an application/matter that directly affects a person's right and interests. The judicial character arises from the obligation to abide by the principles of natural justice. Examples of Quasi-Judicial authority include town planning applications, building licences, applications for other permits/licences (eg under Health Act, Dog Act or Local Laws) and other decisions that may be appealable to the State Administrative Tribunal.</i> |
| <input type="checkbox"/>            | Information    | <i>For the Council/Committee to note.</i>   |

**Legislation / Strategic Plan / Policy:**

Legislation                              Part 4 of the *Local Government (Functions and General) Regulations 1996*

**Integrated Planning and Reporting Framework Implications**

**Strategic Community Plan**

- Goal 2 An exceptionally well designed, functional and accessible city
- Goal 3 A city connected to its natural beauty

**Policy**

Policy No and Name: 15.2 – Protection and Enhancement of Open Space

**Purpose and Background:**

Due to the specialised nature of turf maintenance and weed control services, the City has outsourced these works under tender since 2006.

On a paid for service basis turf renovation, weed control, nutrient application and other turf management related works are scheduled by the City's park unit on both a programmed and reactive basis. The works outlined within this contract also provide support and rectification to events held within the City's parks, reserves and greenspaces. The City's current contract for turf maintenance and weed control services expired on 30 June 2017.

The purpose of this report is to recommend that Turfcare WA Pty Ltd be awarded the tender for turf maintenance and weed control services for a period of three years with two single year extension periods exercisable at the sole discretion of the City.

On the 10 May 2017 a tender for turf maintenance and weed control services was advertised in the West Australian.

**Details:**

At the close of tender on Tuesday, 30 May 2017 seven submissions were received. Each contractor submitted a conforming tender submission.

For comparative purposes the tender submissions were assessed by a tender assessment panel against the following qualitative criteria:

- Relevant experience in completing similar works;
- Skills and experience of staff understanding the specified works;
- The relevant resources including plant and equipment are detailed and available when required;
- Outline a demonstrated understanding of the required works; and
- Tendered price.

Confidential Attachment 6.4B provides a summary of the assessment against the qualitative criteria. Scoring emphasis was placed on relevant experience and relevant resources to complete the required works.

**Turfcare WA Pty Ltd (Conforming)**

Turfcare WA Pty Ltd rated first (4.39) against the qualitative selection criteria and provided a competitive schedule of rates. Turfcare WA excelled in scoring against the relevant resources to complete the required works. Turfcare WA has a modern range of fleet, of low impact specialist turf equipment. In particular the equipment used for fertiliser and weed control applications are GPS guided, have covered boom shrouds for environment and public safety and can operate with a light footprint across the City's green network.

As part of the tender evaluation process an independent financial assessment was undertaken on Turfcare WA Pty Ltd. The findings of the assessment suggested an unsatisfactory financial position. On the basis that all works engaged under this contract will be fee for service through the standard City of Perth purchase order/invoice process, there is a low financial risk to the City of Perth.

**Lawn Doctor**

Lawn Doctor rated second (3.54) against the qualitative selection criteria and provided a good schedule of rates. Lawn Doctor rated well against the selection criteria with no deficiencies outlined within their submission.

**Turfmaster Pty Ltd**

Turfmaster Pty Ltd rated third (3.42) against the qualitative selection criteria and provided the most competitive schedule of rates. However some elements within the price schedule were not costed. Also the equipment nominated to undertake fertiliser and weed control operations didn't include shrouded booms to limit spray drift.

**Environmental Industries Pty Ltd**

Environmental Industries Pty Ltd rated fourth (2.93) against the qualitative selection criteria and provided a sound schedule of rates. Some elements within the price schedule were nominated to be sub-contracted and limited information was provided about the staff to undertake the actual on ground works.

**Lochness Landscape Services**

Lochness Landscape Services rated fifth (2.58) against the qualitative selection criteria and provided a fair schedule of rates. All turf renovation works were nominated to be sub contracted to State Wide Turf Services.

**Green Options**

Green Options rated sixth (2.15) against the qualitative selection criteria and provided a fair schedule of rates. Limited information was provided about the Western Australian operations of the company, the documentation provided had an Eastern Australia focus.

**Landscape and Maintenance Solutions**

Landscape and Maintenance Solutions rated seventh (1.83) against the qualitative selection criteria and provided a fair schedule of rates. A limited range of plant and equipment (resources) were outlined within the tender submission.

**Financial Implications:**

ACCOUNT NO:	Various Parks Operational and Capital accounts
BUDGET ITEM:	Operational and Capital
BUDGETED AMOUNT:	\$587,499.80 (2017/18 Budget)
AMOUNT SPENT TO DATE:	\$0
PROPOSED COST:	\$587,499.80 (2017/18 Budget)
BALANCE REMAINING:	\$587,499.80
ANNUAL MAINTENANCE:	As required

Effective turf maintenance, weed control, nutrition and turf renovation ensures the City's green spaces present to the expected standards and are accessible for a range of recreational, social and event opportunities. The costs associated with undertaking the

works outlined within the schedule of rates are funded from both the City's operational and capital budgets along with recoverable works bonds associated with events.

Over the life of this contact the total operational expenditure is anticipated to be \$437,499.00. Additionally the capital improvements expenditure is anticipated to be over \$500,000.00, with \$500,000.00 available in the 2017/18 budget.

In summary the total operational and capital expenditure over the life of this contract (five years) is anticipated to be \$937,499.00.

**Comments:**

The tender received from Turfcare WA Pty Ltd complies with the compliance criteria, rates highest against the qualitative criteria and is considered to be value for money.

CONFIDENTIAL ATTACHMENTS 6.4A – 6.4B  
ITEM 6.4 – TENDER 159–16/17 TURF MAINTENANCE AND WEED  
CONTROL SERVICES

FOR THE WORK & URBAN DEVELOPMENT COMMITTEE MEETING

18 JULY 2017

DISTRIBUTED TO ELECTED MEMBERS UNDER SEPARATE COVER