



Portfolio Holder Report

As per Part 4.02 para 16 of the Council's Constitution (General Exception), the Chief Executive has informed the Chair of the Overview and Scrutiny Committee that it is impracticable to defer this decision for 28 days. In accordance with the General Exception rule, the portfolio holder will make a decision on this item after three clear days have elapsed.

Report of:	Portfolio Holder	Date of publication
Marianne Hesketh, Service Director Performance and Innovation	Councillor Alan Vincent, Resources Portfolio Holder	28 October 2019

Replacement of boilers at Fleetwood Leisure Centre

1. Purpose of report

- 1.1 To seek approval to replace three boilers and associated heating plant and controls at Fleetwood Leisure Centre.

2. Outcomes

- 2.1 Maximise commercial opportunities, improve the return from all our assets whether that be buildings or land and deliver efficiencies.

3. Recommendations

- 3.1 That approval is given to carry out the replacement of the boilers and heating plant at Fleetwood Leisure Centre and its controls with the cost of £158,200 being met from the Leisure Management Reserve.
- 3.2 That the scheme is added to the Council's 2019/20 Capital Programme.

4. Background

- 4.1 The existing heating system consists of three gas fired boilers. Over the last 18 months the boilers have broken down and required maintenance on a regular basis. Owing to the age of the boilers the parts required to maintain them are no longer available and it has not been possible to repair them. Two of the boilers have been completely removed and the centre is running on one boiler which is in a very poor condition and is consequently unreliable. As such, the works are required urgently going into the winter period.

4.2 Walmsley Associates, mechanical engineers, were commissioned to provide a suitable solution and design package and this formed the basis of the specification that went out to tender.

5. Key issues and proposals

5.1 The proposal involves the removal of the remaining boiler, associated plant and controls and the installation of three high efficiency boilers with new plant and energy efficient controls. As part of the works a temporary boiler will be installed so the centre can stay operational. It is proposed that the works will be completed by the end of December 2019.

5.2 Following a successful tender exercise Bay Building Services Ltd will be appointed to carry out the works at a cost of £150,100.

5.3 Walmsley Associates will be appointed to manage the installation works at a cost of £8,100.

5.4 The total cost of the project is £158,200.

6 Delegated functions

6.1 The matters referred to in this report are considered under the following executive function delegated to the Resources Portfolio Holder (as set out in Part 3 of the council's constitution): "To consider the management, repair, maintenance and use of the Council's land and buildings.

Financial and legal implications	
Finance	The Leisure Management Reserve will be used to meet the £158,200 (ex VAT) estimated cost of the boiler replacement works at Fleetwood Leisure Centre up to this value.
Legal	The tender process is compliant with the Council's contract procedure Rules (Appendix F). A contract will be entered into with the successful contractor.

Other risks/implications: checklist

If there are significant implications arising from this report on any issues marked with a ✓ below, the report author will have consulted with the appropriate specialist officers on those implications and addressed them in the body of the report. There are no significant implications arising directly from this report, for those issues marked with an x.

risks/implications	✓ / x
community safety	x
equality and diversity	x
sustainability	x
health and safety	x

risks/implications	✓ / x
asset management	✓
climate change	✓
ICT	x
data protection	x

Processing Personal Data

In addition to considering data protection along with the other risks/ implications, the report author will need to decide if a 'privacy impact assessment (PIA)' is also required. If the decision(s) recommended in this report will result in the collection and processing of personal data for the first time (i.e. purchase of a new system, a new working arrangement with a third party) a PIA will need to have been completed and signed off by Data Protection Officer before the decision is taken in compliance with the Data Protection Act 2018.

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List of background papers:		
name of document	date	where available for inspection
None		

List of appendices

None

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