

7.4.2 TENDER FOR PINWOOD RESERVE CRICKET NET REDEVELOPMENT- COUNCIL RECOMMENDATION REPORT

(2024067: AH)

Responsible Manager:	Andrew Andonopoulos, Manager Capital Works
Responsible Director:	Jarrold Doake, Director City Services

RECOMMENDATION

That Council:

1. Awards the tender from Turf One Pty Ltd for Pinewood Reserve Cricket Net Redevelopment Contract No. 2024067 for the fixed Lump Sum Price of \$515,418.75 with an extra \$50,600 for Contingencies;
2. Authorises the Chief Executive Officer to execute the contract agreement;
3. Notes that the contract is anticipated to commence on 18 March 2024 and the expected completion date is 21 June 2024;
4. Approves the additional funding of \$33,618.75 required to deliver this project; and
5. Notes that the anticipated project expenditure including the fixed Lump Sum, Project Management/Delivery Fees is \$ 527,518.75 with a further allocation of \$50,600 for contingencies.

(*Please note that all dollar figures are GST Inclusive unless stated otherwise).

INTRODUCTION

Council has conducted a tender for 2024067 – Pinewood Reserve Cricket Net Redevelopment.

As part of its planning process for this tender, Council Officers considered procurement options including whether to go to market itself, participate in regional or sector collaboration or to access established contracts via other compliant procurement agreements.

Due to the nature of the construction works being limited to sports infrastructure on a local Monash Reserve, it was deemed that options for collaboration were limited and that an independent procurement process would be undertaken.

BACKGROUND

This project entails the construction of new synthetic cricket training facilities at Pinewood Reserve in Mount Waverley.

This project will deliver a new recreation amenity to the reserve and support the thriving cricket community for formal cricket club training and casual park users.

The cricket facilities will be constructed on a clear site in the most western corner of the reserve and be a new addition to the reserve.

Stage 1 of the project incorporated the feasibility planning, site investigation, community consultation and the formal design process.

The design stage commenced in the second half of 2022-23 and was completed in October 2023, with the intention to construct the cricket facilities by June 2024. The design was developed in consultation with user groups and in accordance with the Cricket Australia Outdoor Training Facility Guidelines.

The project scope will deliver the following:

- New three lane synthetic cricket training facility
- Fully enclosed black PVC hard chain mesh fencing and line dividers
- Significant landscaping, drainage and structural retaining walls
- Cricket Australia compliant synthetic training facility

NOTIFICATION

A public notice was placed in The Age newspaper on 2 December 2023 and the tender closed on 20 December 2023.

TENDERS RECEIVED

Eight tender submissions were received by the appointed closing time.

The tenders received are listed below:

TENDERERS SUBMITTED	
1	A.S. Lodge Tennis Courts Pty Ltd
2	Ascon Projects Pty Ltd
3	Turf One Pty Ltd
4	Grassports Australia Pty Ltd
5	Joslyn Group Pty Ltd
6	Hendriksen Contractors Pty Ltd
7	LM Landscaping and Irrigation
8	Quantum Civil Pty Ltd

TENDER CONFORMANCE

All submissions were assessed for their compliance with the tender conditions including the contractual terms and conditions and the requirements of the response schedules.

All tender submissions were deemed conforming.

TENDER EVALUATION

All members of the evaluation panel signed Conflict of Interest and Confidentiality forms and no conflicts were raised.

The tenderers were assessed in accordance with the evaluation criteria published in the tender documentation:

Pass/Fail Assessment Criteria	Score
Quality Systems	Pass/Fail
OHS	Pass/Fail
Mandatory Insurances	Pass/Fail

KEY SELECTION CRITERIA		CRITERIA WEIGHTINGS	SUB WEIGHTINGS	SUB CRITERIA/RETURNABLE SCHEDULES LINK
40% NON-PRICE CRITERIA	Capacity and Capability	20%	5%	Experience
			5%	Resources
			5%	Risk Management
			3%	Legal Compliance
			2%	Performance and Innovation
	Project Timelines	10%	4%	Start and Completion timeframe
			6%	Proposed Program
	Sustainability (Mandatory)	10%	8%	Environmental Sustainability
			1%	Local Sustainability
			1%	Social Sustainability
PRICE (60%)	Price*	60%	60%	Comparison of Whole of Life Cost or Total Project Cost or Estimated Annual Cost

*The cricket net and engineering documentation has been designed incorporating sustainable materials whilst ensuring that the structures are compliant to all standards and therefore there is limited opportunity to include substitute materials in this construction tender. The price weighting has been increased to 60% in this instance.

DISCUSSION

Eight submissions were received in response to the advertised tender.

All tenderers provided highly competitive submissions and are known to Council, with all having successfully delivered sports infrastructure or sportsground redevelopment projects for Monash, other metropolitan municipalities, or comparable industries.

Following the tender evaluation, comprising an assessment of price and non-price related criteria, the evaluation panel ranked Turf One Pty Ltd as the highest overall scoring contractor and are the preferred contractor for this project.

Turf One Pty Ltd have recently delivered similar scope projects for Monash including Davies Reserve Athletics Track Redevelopment, Waverley Netball Outdoor Court Redevelopment and Caloola Reserve Cricket Net Redevelopment. They are also highly regarded in the sports field construction industry. Their experience was further demonstrated by their detailed response to the Tender Response Schedule and articulating their understanding of the project and clear delivery methodology.

The final evaluation ranking (including the price and non-price evaluation criteria) had Turf One Pty Ltd ranked highest and as such, the evaluation panel recommends Turf One Pty Ltd as representing the best value outcome for Council.


FINANCIAL IMPLICATIONS

The 2023/24 Capital Works budget makes provision for this project as follows:

Capital Budget Allocation	\$ GST Ex.	\$ GST Inc.
Project C09722 – Pinewood Reserve Cricket Net Construction	\$495,000	\$544,500
TOTAL PROJECT BUDGET	\$495,000	\$544,500

Total Anticipated Project Expenditure Based Upon Turf One Pty Ltd Submission		
Lump Sum Price	\$468,562.50	\$515,418.75
Contingency	\$46,000.00	\$50,600.00
Project Management/Delivery Fees	\$11,000.00	\$12,100.00
TOTAL ANTICIPATED EXPENDITURE	\$525,562.50	\$578,118.75
BUDGET SHORTFALL	\$30,562.50	\$33,618.75

There is a budget shortfall of \$33,618.75 (GST Incl.) for this project. The additional funding required for this project will be managed within delivery of the overall 2023/24 Capital Works program. Savings have been identified from Project C09645 – Batesford Reserve Cricket Nets Redevelopment which is awarded and currently under construction.



Project Officers reviewed the design documentation to identify value management opportunities, however, there were no opportunities available without reducing the overall functionality and ensuring compliance with sporting code facility guidelines.

Pinewood Reserve is a difficult site to construct cricket nets due to the sloping topography and undulation across the available building envelope. The final layout and design was optimised to minimise costs however, significant earthworks and construction of structural retaining walls is required to create the level surface necessary to construct the cricket nets & user access.

SUSTAINABILITY OUTCOMES

Turf One Pty Ltd identified sustainability opportunities within this project that supports Council's endeavour to deliver environmental, local, and socially sustainable projects and they have committed to sourcing recycled materials throughout the construction and utilising local Monash based suppliers where possible.

CONCLUSION

That Council approves the recommendations contained within this report.

ATTACHMENT LIST

Nil