

Title of Report	COVID RECOVERY SUPPORT CONTRACT FOR HOME IMPROVEMENT WORK	
Presented by	Councillor Roger Bayliss Housing, Property and Customer Services Portfolio Holder.	
Background Papers	None	Public Report: Yes
		Key Decision: Yes
Financial Implications	This procurement will be delivering housing improvement works funded from within the 2022/23 Capital budget.	
	Signed off by the Section 151 Officer: Yes	
Legal Implications	Advice on procurement has been sought from Corporate Procurement and Legal Services.	
	Signed off by the Deputy Monitoring Officer: Yes	
Staffing and Corporate Implications	There are no direct staffing implications. This proposal supports Council Priorities.	
	Signed off by the Head of Paid Service: Yes	
Purpose of Report	To seek cabinet approval for the delegation of authority to the Strategic Director to award the Covid Recovery Support Contract for Home Improvement Work.	
Reason for Decision	The level of expenditure on the proposed contract exceeds the authority level in the Scheme of delegation.	
Recommendations	<p>THAT CABINET:</p> <p>APPROVES THE DELEGATION OF AUTHORITY TO THE STRATEGIC DIRECTOR TO AWARD THE COVID RECOVERY SUPPORT CONTRACT FOR HOME IMPROVEMENT WORK IN CONSULTATION WITH THE SECTION 151 OFFICER AND PORTFOLIO HOLDER</p>	

1.0 BACKGROUND

- 1.1 The Housing Improvement Programme (HIP) delivers an annual programme of component renewals and improvements to Council homes, which contributes towards ensuring tenants live in Decent high quality affordable home and, in part, reduces the tenants energy usage which also benefits the environment.

- 1.2 Since 2018/19 the Housing Improvement Programme has been wholly undertaken by Housing Commercial Services In-house Repair Team (IRT), All of that work has been undertaken within the IRT establishment with no requirement for a support contract with a sub-contractor.

2.0 ISSUES

- 2.1 Since the start of the Covid pandemic non-emergency work, such as HIP, has been affected by Covid. This has included periodically ceased, modified or delivery impacted by Covid-safe working practices to protect tenants and staff, staff absences of those that are clinically vulnerable or a requirement to self-isolate due to sickness or being a close contact and access issues when tenants report Covid symptoms in the household. Those same issues have affected our materials supply chain, the asbestos surveying company and our own waste services team that remove the waste to complete each job.
- 2.2 As the prolonged length of the Covid pandemic wasn't anticipated at the end of 2020/21, it was agreed to carry forward a total of £2.4m of work to be completed over a number of future years. Consequently, a budget of £800k was carried forward to the HIP budget of £4.5million for the 2021/22 financial year.
- 2.3 The Covid pandemic continued during this financial year and continued to affected the delivery of the Home Improvement Programme. It is not considered desirable or prudent to continue to carry forward slippage of capital improvement works over a number of future years, as that may lead to:
- tenants dissatisfaction with the quality of their homes;
 - more costly reactive repairs before the replacement of components takes place; and
 - increase the number of Council Homes that are non-decent
- 2.4 As the IRT establishment has been established to deliver £4.5m of Home Improvement work next year, and in subsequent years, there are insufficient trades operatives to deliver this delayed improvement work. It is not considered prudent to attempt to recruit a large number of temporary/agency staff to deliver the delayed work as sustained engagement of those workers cannot be guaranteed.
- 2.5 It is therefore proposed to let this "catch up" work to an external contractor as a sub-contract to the IRT.

3.0 PROPOSED PROCUREMENT

- 3.1 It is proposed to award a 1-year, £2.7m contract to a single supplier under Lot 1 of Efficiency East Midlands' EEM0056 Property Improvement Works Framework. The contract will be for a discrete works package requiring the completion of a programme of outstanding 2021/22 HIP improvements before 31 March 2023.
- 3.2 The Framework is a compliant route for the procurement of a suitably competent supplier capable of delivering the required range of single and/or multiple components in tenants' homes whilst also sharing Council values.

- 3.3 Under the Framework rules, the award of a call-off contract to a supplier may be either be on the basis of the supplier's number one ranking or following a mini-competition.
- 3.4 During the contract period, the supplier will act as subcontractor to the IRT, with the IRT managers providing the contract management resource on behalf of the Housing Commercial Services team within the Housing Service.
- 3.5 This report seeks delegated authority for the Strategic Director, in consultation with the Portfolio holder and Section 151 officer, to award this contract from the proposed framework.

4.0 FINANCIAL IMPLICATIONS

- 4.1 The estimated value of the project is £2,700,000. Funding for the works will be from the underspend within the 2021/22 HIP budget previously allocated to undertake said works.

Policies and other considerations, as appropriate	
Council Priorities:	<ul style="list-style-type: none"> - Support for businesses and helping people into local jobs - Developing a clean and green district - Local people live in high quality affordable homes
Policy Considerations:	Contract Procurement Rules within Constitution
Safeguarding:	Suppliers will be required to follow the Council's Safeguarding Policy and procedures.
Equalities/Diversity:	No direct implications identified
Customer Impact:	Delivery of the works will improve the energy efficiency of tenants' homes, improving the comfort of their living space whilst also reducing their fuel bills.
Economic and Social Impact:	Reduced fuel bills for tenants provides an opportunity to spend more money on other essentials such as an improved diet and the prospect of better health.
Environment and Climate Change:	The identified works will contribute to local and National initiatives towards a carbon net zero economy.
Consultation/Community Engagement:	None identified.
Risks:	All risks have been mitigated by officers.
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