

Item No.	Classification: Open	Date: 23 August 2021	Meeting Name: Strategic Director of Housing and Modernisation
Report title:		GW2 Contract Award - Temporary Accommodation Refurbishment Contract 3	
Ward(s) or groups affected:		Old Kent Road and St Giles	
From:		Director of New Homes Development	

RECOMMENDATION(S)

1. That the Strategic Director of Housing and Modernisation approves the award of works contract for the refurbishment/conversion of existing street properties (as detailed in paragraph 3) to self-contained flats; under a single contract to Niblock (Builders) Limited for a fixed period of 44 weeks from November 2021 for a contract sum of £1,869,695.
2. That the Strategic Director of Housing and Modernisation notes that the total scheme costs include associated on-costs and contingency (as noted in the closed report) in the sum £2,209,458.
3. That the Strategic Director of Housing and Modernisation notes that Niblock have provided a good range of social value including an apprenticeship on this scheme.
4. That the Strategic Director of Housing and Modernisation notes that there are opportunities for creating green energy through the installation of either electric boilers or air source heat pumps within this scheme. (This is currently being finalised).
5. That the Strategic Director of Housing and Modernisation note that there is no loss of green space as part of this scheme. This is a refurbishment of existing units which will include improvements to the existing communal gardens.
6. That the Strategic Director of Housing and Modernisation notes that the GLA have indicated grant will be allocated to this scheme however the total value has yet to be formalised. The costs of delivery of new council rented homes will also be financed from resources supporting the housing investment programme, including borrowing if required.

BACKGROUND INFORMATION

7. The properties included in the contract are as follows, and planning status is as follows:

Contract 3	Planning Submission	Planning Consent	Number of units	Scheme Mix
25-27 Trafalgar Avenue SE15 6NP	May-21	Aug-21	4	4x 2bedroom 3person flats
46 Trafalgar Ave SE15 6NR	May-21	Aug-21	1	4bedroom 8person flats
93 Grove Lane SE5 8SN	May-21	Aug-21	5	1x 3bedroom 5person Maisonette 2x 2 bedroom 3person flat 2x 1 bedroom 1 person flat

8. The total number of units being delivered under this contract is ten. As the scheme is for refurbishment/conversion of existing properties VAT may be applicable.
9. The planned procurement strategy was the subject of a Gateway 1 report which was approved by the strategic director of housing and modernisation on 19 July 2019. The Gateway 1 incorporated a number of various schemes including the temporary accommodation projects forming part of the wider new homes delivery programme.
10. The July 2019 Gateway 1 report proposed procuring works contracts through undertaking a tender exercise using the councils approved work contractor list.
11. The procurement strategy relates to the council's 11,000 new homes programme.
12. The tenders were sought based on use of the JCT Intermediate Building Contract with contractor's design 2016 Edition, with Southwark's specific amendments, employer's requirements and the Stage 4 scheme design.
13. The works contract for temporary accommodation contract 3 will be for a fixed period of 44 weeks from date of the transfer of site possession from the council to Niblock (Builders) Limited.

Procurement project plan (Key Decision)

- 14.

Activity	Completed by/Complete by:
Forward Plan for Gateway 2 decision	09/03/2021
Briefed relevant cabinet member (over £100k)	09/07/2021
Approval of Gateway 1: Procurement Strategy Report	19/07/2019
Invitation to tender	21/04/2021
Closing date for return of tenders	02/06/2021
Completion of evaluation of tenders	25/06/2021
DCRB Review Gateway 2:	09/08/2021
Notification of forthcoming decision – Five clear working days	23/08/2021
Approval of Gateway 2: Contract Award Report	30/08/2021
Scrutiny Call-in period and notification of implementation of Gateway 2 decision	06/09/2021
Debrief Notice and Standstill Period (if applicable)	13/09/2021
Contract award	20/09/2021
Add to Contract Register	20/09/2021
Contract start	04/11/2021
Publication of award notice on Contracts Finder	20/09/2021
Contract completion date	08/09/2022

KEY ISSUES FOR CONSIDERATION

Description of procurement outcomes

15. The procurement has enabled one contractor to be selected who will help ensure that the scheme can be delivered, and for best value. This contractor has been selected from the council's works approved list.

Key/Non Key decisions

16. This report deals with a key decision.

Policy implications

17. The development of these ten refurbished/converted homes aligns with the council's principles and visions for a new housing strategy which is aimed at increasing the availability, affordability and quality of homes in the

borough. The new homes will play a key role in assisting the council to achieve its target of building 11,000 new homes by 2043.

Tender process

18. The new homes delivery team procured this works contract from the council's works approved list to ensure that opportunities were given to local small to medium size contractors. The council approached a number of companies through a soft market testing exercise to ensure that they would be willing, and capable of submitting a tender. In total five contractors were invited to the mini tender exercise, four of the tenderers bid as part of the procurement exercise. One company did not respond to the expression of interest. Southwark Council and The employer's agent undertook a joint consultation on the selected contractors to be included in within the mini-tender for the proposed works.
19. The tendering exercise was undertaken using the council's e-procurement system.
20. The original closing date for the tenders was 2 June 2021. Four tenders were received by the due date and time.
21. A clarification request was issued to one contractor during the tender analysis period and responded to using the council's e-procurement system. This query was in relation to the contract sum allowances. The clarification was received on 14 June 2021.
22. The quality submissions of each tender were evaluated by council officers and a representative from the employers' agent (appointed as employers' agent/quantity surveyor for this project). A consensus scoring method was used during this evaluation.
23. The price and contract sum analysis were examined by the employers agent (appointed as employers agent/quantity surveyor for the project). Financial checks on each tenderer were completed by the council's finance department.

Tender evaluation

24. The Gateway 1 report was based on a most economic advantageous tender (MEAT) model with a 60/25/15, price/quality/social value; and that any deviation from this scoring ratio should be decided by the director of new homes based on current market conditions and recent experience. The scoring ratio has been adjusted to 50/40/10 for this tender exercise. This is due to the properties being grade II listed properties, with a higher emphasis on quality.
25. Tenderers were required to provide information to support their quality submission that demonstrated their ability to fulfil the requirements of the contract, the questions asked were focused around the following:

- a. Experience
 - b. Delivery, Quality & Compliance
 - c. Design Management
 - d. Subcontractors
 - e. Constraints and Mobilisation
 - f. Fire Safety
 - g. Local Community Engagement
 - h. Social Value
26. The questions within the quality assessment were weighted equally and detailed in the tender evaluation assessment criteria included within the tender documents.
27. Tenderers were required to provide a contract sum, and a contract sum analysis that was evaluated by the employers' agent.
28. The evaluation of the tender sum was calculated on the basis of the lowest scoring plus Medium Scoring = Total Scoring The formula used for the price score is below:
29. Total Scoring:
Lowest Scoring **plus** Median Scoring **equals** Total Scoring
30. The successful tenderer submitted a contract sum that was acceptable. A summary of the evaluation is as follows:

(Full details of the tender evaluation is noted in the closed report)

All					
Contractor	Quality	Social Value	Price	Total	Rank
Niblock (Builders) Limited	31%	6.39%	48.97%	86.36%	1

Summary of Priced Tender Submission

Tendering Contractor	Tender Sum
Niblock (Builders) Limited	£1,869,695.07

31. Please refer to appendix 1 and appendix 2 of the closed report

Plans for the transition from the old to the new contract

32. Not applicable.

Plans for monitoring and management of the contract

33. The council's contract register publishes the details of all contracts over £5,000 in value to meet the obligations of the Local Government Transparency Code. The report author must ensure that all appropriate details of this procurement are added to the contract register via the eProcurement System.
34. The project client, including the management and administration of contractor appointment, will be run and resourced through the new homes delivery team in the asset management division of the housing & modernisation department. Performance of the consultant team will be subject to constant scrutiny and monthly formal review including reviews on cost, quality and programme. The officer client team will use a number of mechanisms for monitoring and controlling the financial and programme performance of the contract, including:
- Strategic cost plan, which will be regularly reviewed and updated.
 - Monthly site meetings and monthly progress reports.
 - Monthly financial statements by the contractor and verification by the Employers Agent.
 - Monthly appraisals of progress against programme.
 - Tracking and chasing actions on critical issues.
 - Periodic project team 'look ahead' workshops covering key phases of work and risks.
 - Risk and issues log.
 - Performance reporting in accordance with contract standing orders.
35. Payment will be made on a monthly basis of a valuation that has been verified and agreed by the employer's agent.
36. Internal governance arrangements for the programme were reported to cabinet in December 2014. These confirmed that ultimate responsibility for the overall programme resides with the delivery programme board, chaired by the strategic director of housing & modernisation. The governance arrangements remain unchanged since this date.

Identified risks for the new contract

37.

	RISK	RISK LEVEL	MITIGATION ACTION
1	Contractor has inadequate resources and management	Low	The new homes delivery team will monitor the contract and regularly review performance.

	arrangements to mobilise and deliver the contract		
2.	Contractor risk of insolvency	Low	The new homes delivery team has undertaken a credit check of the contractor Contractors and is satisfied that the credit scoring is satisfactory. NHBC or similar insolvency cover will be obtained by the contractor. A parent company guarantee and a 10% performance bond will be provided for this contract, in line with employer's requirements.
3.	Project cost overruns	Low	The form of contract being used for this project is a JCT Intermediate Building Contract with contractor's design 2016 Edition. The contract sum is all inclusive subject to any provisional sums and future variations. All the surveys which the council anticipates will be necessary have been carried out which should help mitigate against there being any unforeseen site conditions or abnormalities. Any future variations will be fully scrutinised, justified and costed by the employer's agent prior to instruction. Value engineering will take place where necessary to ensure that the budget is achieved.
4.	Project delivery delays resulting from discharge of planning conditions and liaison with third party organisations.	Medium	The new homes delivery team will assist where possible with liaison with third parties to help mitigate delays, particularly any which may result from the discharge of planning conditions or necessary approvals from within the council. Reliance on utility companies remains a risk; however the tender process tested the contractors experience in delivering construction projects, relying on successful liaison with third party organisations.

5.	Project delivery delays (general)	Medium	Liquidated ascertained damages sums have been included as part of the contract and will be claimable should the project overrun without any justification. Any extension of times will be fully scrutinised, justified and costed by the employer's agent prior to agreement. Project progress will be monitored and slow progress will be addressed in the monthly project meetings.
6.	Contractor seeking further negotiations on contractual terms prior to entering into contract.	Low	The tender documents and clarifications during the tender process have been robust and clearly define the terms of the contract.
7.	Covid-19	Medium	At the time of writing there could still be supply chain delays, labour shortages and new methods of working that may impact upon timescales for delivery. This will be monitored together with national and local guidance on policy and supply chain activity. Tenderers have been notified and accepted additional contract amendments regarding Covid-19.
8.	Post Brexit impact	Medium	<p>Potential risk with availability of labour and materials. Potential impact to the works programme and cost. The UK left the EU on the 31 January 2021 so the tenders were received post Brexit. As such, the tendered rates are deemed to include any price increases relating to Brexit.</p> <p>To mitigate this risk the programme will be fixed as soon we enter into contract with the contractor so the council's risks are reduced/mitigated as soon as the contract is signed. If there are cost increases in materials, and there is a delay in entering into contract, and costs continue to increase; or availability is affected, there will be a risk that</p>

			<p>the contractor may try to negotiate an uplift, or not sign the contract.</p> <p>If materials/products are not available because of new EU restrictions, the council will need to take a pragmatic view and consider any alternative products that the contractor may offer.</p>
9.	Planning	Low	<p>Low risk of not obtaining planning. Working with planning consultants to gain planning for contract 3 units. Planning to be obtained before entering into contract. Planning is expected to be obtained on 30 August 2021. Planning obtained date to be updated post DCRB.</p>
10.	Labour and Resources	Medium	<p>The existing contractor has been awarded temporary accommodation contract 1 & 2. To mitigate the risk of the same contractor across the three schemes:</p> <ul style="list-style-type: none"> • The management of labour and resources across the three contracts will be carefully managed by the Employers Agent and Project Manager and will form part of the resource planning in pre meetings and throughout the duration of the contract. • A resource logistics plan has been submitted as part of the tender. Indicating an uppermost operatives per day of 63 at the core of the refurbishment across the three properties within contract 3. • It is to be noted the size of the temporary accommodation contract is considerably smaller in comparison to other schemes in the programme

			which reduces any risk impact.
11.	Procurement risk	Low	<p>The contractor has won 3 TA contracts, and there could be a risk that together the aggregate totals would have required a PCR tender. The mitigation to this risk is the rationale of separating the contracts. The contracts were broken down into separate contracts due to the following reasons:</p> <ul style="list-style-type: none"> • There 18 hostel sites in programme and logistically across the borough would have presented challenges to combine into one contract • Contract 2 &3: Include Grade II listed properties which were grouped separately • Smaller contracts enabled local and smaller contractors to engage with the procurement exercise • If the 18 hostel schemes were not split there would be a requirement to phase the units due to locations.

Other considerations (For Housing Department works contracts only)

- 38. A parent company guarantee will be provided for this contract.
- 39. Southwark Council has standard specifications in a number of areas of work and these will be used as appropriate. This will include using Southwark housing design standards.

Community impact statement

- 40. The 2020 Route to 11,000 Housing Strategy for Southwark, highlights an acute shortage of council housing and a continuing need for affordable housing. 20,000 residents are currently on the council’s waiting list; and there are 52,597 homes in management. The borough is experiencing very high house prices that are outside the reach of many of its residents. It has the highest house prices in the housing sub-region. The average property price in the borough is £654,779 which is an increase of 3.9% in the last

year. This compares with the average London property price of £603,855 which is a change of 1.4% in the last year. The rental market in the borough is also experiencing high rent levels with average lower quartile rent for a two bed in excess of £2,000 per month. The average income per household is £31,000, making ownership and rental options out of reach.

41. At the time of the 2011 census there were 18,547 overcrowded households in Southwark, a higher number, and a higher percentage (15.3%), than any of the other four boroughs in the sub-region. Over the period 1981-2012 the population of Southwark increased by 34%, the fastest growth in the sub-region by some margin. This helps to demonstrate a continuing need for more homes and particularly for affordable homes in the borough.
42. Cabinet agreed a new vision for Southwark through its 2013 to 2043 housing strategy which included a principle to use every tool at our disposal to increase the supply of all kinds of homes across Southwark.
43. The proposals to increase the supply of affordable, good quality homes will benefit households in need from all Southwark communities, and will increase the housing options available for older people and people with disabilities.
44. Those households in the vicinity of the new developments may experience inconvenience and disruption in the short term, whilst works are taking place but such communities will benefit in the longer term from the provision of new homes. Particularly as 50% of these homes will be let to existing tenants from the local area subject to an agreed local lettings policy. The council's local lettings policy is currently under review. If the review is completed in time for the delivery of this project, then 100% local lettings may apply.
45. As the projects are refurbishment/conversion of existing street properties, not located on an estate; consultation in line with the charter of principles agreed by cabinet in November 2014 will not apply. We will however, ensure that any residents affected by the works will be notified prior to works commencing.

Social Value considerations

46. The Public Services (Social Value) Act 2012 requires that the council considers, before commencing a procurement process, how wider social, economic and environmental benefits that may improve the wellbeing of the local area can be secured. The social value considerations included in the tender (as outlined in the Gateway 1 report) are set out in the following paragraphs in relation to the tender responses, evaluation and commitments to be delivered under the proposed contract.
47. The council's approach to procurement of design, development and construction process will ensure a requirement to maintain and improve the sustainability of each tendered project.

48. A low energy, efficient and cost effective building engineering services design that keeps running costs to a minimum will be an essential component of the project brief. Key considerations will include:
- Consideration of whole life-cycle costs.
 - Sustainable sourcing.
 - Incorporation of environmentally benign heating and lighting provision.
 - Provision of facilities and equipment to encourage the re-use and recycling of materials including, where practical, water recycling.
 - Ensuring projects achieve Code of Sustainable Homes criteria or any successor requirement.
49. The appointed contractor will be participating in a local employment and training initiative in line with Southwark Economic Wellbeing Strategy 2012-20. The initiative will generally conform to any local government policy including requirements set-out by the Homes and Community Agency and/or Greater London Authority that generally will encompass the contractor, wherever possible, being encouraged to employ local subcontractors and labour and shall involve the training and employment of local people. Such employment and training will be relevant to the needs of the local community.
50. The contractor is committed to the following as part of their tender submission:
- 1 Apprenticeship placement on this contract
 - 4 weeks work experience throughout the contract (trade or office based)
 - 2 x 2 hours (under 24yo and over 24yo) offered in CV writing, interview workshops, employment skills
 - Diversity Training
 - Fund 1 x Strengthening Minds Program in a school / community of Southwarks choice
 - Site visit for schoolchildren or residents
 - Single point of contact to strategically deliver Niblocks' strategy
 - Niblock in-house training
 - Third party support through Strengthening Minds
 - Niblock introduce mental health wellbeing
 - Third party support through Mates in Mind
 - Support Dementia Groups

Economic considerations

51. The design brief for the new homes will be developed in consultation with internal stakeholders and make it clear that the council is seeking developments that are not only attractive and functional in their design but also durable and easy to maintain with low running costs.

52. The council is an officially accredited London Living Wage (LLW) Employer and is committed to ensuring that, where appropriate, contractors engaged by the council to provide works or services within Southwark pay their staff at a minimum rate equivalent to the LLW rate. The 11,000 new homes programme is a strategically important undertaking for the council and its benefits are expected to be realised in a number of ways, including the recruitment of qualified staff, retention of staff and an improved service delivery to the council. The contractors have confirmed as part of their tender return that they pay their directly employed staff and subcontractors the London Living Wage and have processes in place to monitor this.
53. Following the contract award, quality improvements and costs implications linked to the payment of LLW will be monitored as part of the contract review process.

Social considerations

54. The new housing will provide high quality affordable housing for local people in need of accommodation. 50% of these homes will be made available to existing tenants in the local area based on an agreed local lettings policy. The remainder will be made available to other households in need of accommodation from the council's housing register. As noted in paragraph 45, the local lettings plan is currently under review, which could result in 100% local lettings being available by the time the project completes.
55. The new rented homes will be let at Council rent levels.
56. The contractor is obliged to work with the council approved local employment and skills agencies to recruit borough residents into construction industry apprenticeships. The requirement outlined in the tender documents was to meet the Fairer Future criteria of 1 apprenticeship per £1m of spend; which results in one placements on this project.

Environmental/Sustainability considerations

57. By investing in high quality, well designed buildings and estates the council aim to achieve positive impacts which will benefit the environment and increase the stock of environmentally friendly buildings within the borough.
58. As part of the design development process, there will be a requirement for environmental assessments to be completed, with a view to identifying what impact would be caused by any proposed development.

Market considerations

59. The market for construction related works is good. Of the five firms selected from the Council's Works Approved list invited to tender, four confirmed

their willingness to tender and all four subsequently provided a bid. This level of response is considered to be good.

Staffing implications

60. There are no specific staffing implications to this report.

Financial implications

61. The value of the contract arising from the procurement described in this forms part of a wider programme. The associated on costs include contingency routinely added to all design and build contracts to cover unknown risks.

62. The costs of delivery of new council rented homes will be financed from resources supporting the housing investment programme, including borrowing if required. Grant funding has been sought. Grant has been awarded across all hostel schemes. Contract 3 allocation of grant is now confirmed.

63. The value of the contract arising from the procurement described in this report is £1,869,695 The project codes are currently as follows: 25-27 Trafalgar Ave H-8888-9814, 46 Trafalgar Ave, H-8888- 9816 and 93 Grove Lane H-888-9799 will have associated on-costs of £339,763 giving a total scheme cost of £2,209,458 as a consolidated contract. The project codes will be combining to one project code.

64. The cost delivery of the new council rental homes will be funded from council resources including grants and borrowing.

65. The table below shows the a breakdown of costs, appraised in Optimix financial appraisal:

66. Estimated breakdown of project costs (per property)

Project code	Project description	Total Scheme cost
H-8888-9814	25-27 Trafalgar Avenue	£761,565
H-8888-9816	46 Trafalgar Avenue	£525,475
H-8888-9799	93 Grove Lane	£922,418
Total costs	Contract 3 Combined	£2,209,458

Investment implications

67. The cost of this contract will be charged to the respective project cost programmed in the capital allocation for new homes delivery budgeted within the council's housing investment programme.

Second stage appraisal (for construction contracts over £250,000 only)

68. A FAME Credit check has been undertaken, which details that the company is secure and has a low risk of failure.

Legal implications

69. Please see the supplementary advice from the director of law and governance

Consultation

70. The properties are standalone street properties in dispersed locations that were used for temporary accommodation. As the properties do not form part of a local estate, resident consultation has not been carried out. Statutory planning consultation will apply. Ward Cllrs will be consulted on the plans. Neighbouring residents will be notified of the works and kept up to date on activity by the contractor.

Other implications or issues

71. None identified.

SUPPLEMENTARY ADVICE FROM OTHER OFFICERS

Strategic Director of Finance and Governance (H&M21/055)

72. The report seeks approval from the Strategic Director of Housing and Modernisation to award the works contract for the refurbishment/conversion of existing street properties to 10 self-contained flats known as Temporary Accommodation 3 to Niblock (Builders) Limited for a total cost of £2,209,458 including on costs and contingency.
73. The financial implications section sets out how these costs are to be funded.
74. Full details of the financial implications are included in the closed report.

Head of Procurement

75. The Strategic Director of Housing and Modernisation approves the award of works contract for the refurbishment/conversion of existing street properties to self-contained flats known at Temporary Accommodation 3

(T3) to Niblock (Builders) Limited for 44 weeks from November 2021 for cost of £2,209,458 including contingency.

76. The Strategic Director of Housing and Modernisation notes that the procurement process is detailed paragraphs 18 to 31, management and monitoring is detailed in paragraphs 33 to 36, risks are detailed in paragraph 37, social value is detailed in paragraph 50 and confirmation of the payment of LLW is detailed in paragraphs 51 to 52.

Director of Law and Governance

77. This report seeks the approval of the Strategic Director of Housing and Modernisation to the award of contract for the temporary accommodation/street properties – refurbishment and conversion (Contract 3) to Niblock (Builders) Limited as further detailed in paragraphs 1-6.
78. At this contract value (below the Public Contract Regulation 2015 threshold) there is requirement to take all reasonable steps to obtain five tenders, and those tenders should be from the council's works approved list. As noted in paragraph 18, five organisations were invited to tender from the approved list, with four tenders being received. The council, using the evaluation methodology set out in the invitation to tender has identified the most economically advantageous tender as that provided by Niblock, who is therefore recommended for award.
79. The strategic director's attention is drawn to the Public Sector Equality duty (PSED General Duty) under the Equality Act 2010, which requires public bodies to have regard, when making decisions, to the need to eliminate discrimination, advance equality of opportunity and foster good relations between persons who share a relevant protected characteristic and those who do not share it. The strategic director is specifically referred to the community impact statement at paragraphs 40-45, setting out the consideration that has been given to equalities issues, which should be considered when approving the recommendations in this report.
80. Contract Standing order 2.3 requires that no steps are taken to award a contract unless the expenditure involved has been included in approved estimates, or is otherwise approved by the council. Paragraphs 61-67 confirm the financial implications of this award.

Director of Exchequer (for housing contracts only)

81. Not applicable.

PART A – TO BE COMPLETED FOR ALL DELEGATED DECISIONS

Under the powers delegated to me in accordance with the council’s Contract Standing Orders, I authorise action in accordance with the recommendation(s) contained in the above report (and as otherwise recorded in Part B below).



6 September 2021

Signature Date.....
Michael Scorer, Strategic Director of Housing and Modernisation

PART B – TO BE COMPLETED BY THE DECISION TAKER FOR:

- 1) All key decisions taken by officers
- 2) Any non-key decisions that are sufficiently important and/or sensitive that a reasonable member of the public would reasonably expect it to be publicly available (see ‘FOR DELEGATED DECISIONS’ section of the guidance).

1. DECISION(S)
As set out in the recommendations of the report.
2. REASONS FOR DECISION
As set out in the report.
3. ALTERNATIVE OPTIONS CONSIDERED AND REJECTED BY THE OFFICER WHEN MAKING THE DECISION
Not applicable.
4. ANY CONFLICT OF INTEREST DECLARED BY ANY CABINET MEMBER WHO IS CONSULTED BY THE OFFICER WHICH RELATES TO THIS DECISION
None.

5. NOTE OF ANY DISPENSATION GRANTED BY THE MONITORING OFFICER, IN RESPECT OF ANY DECLARED CONFLICT OF INTEREST

If a decision taker or cabinet member is unsure as to whether there is a conflict of interest they should contact the legal governance team for advice.

None.

6. DECLARATION ON CONFLICTS OF INTERESTS

I declare that I was informed of no conflicts of interests.*

or

~~I declare that I was informed of the conflicts of interests set out in Part B4.*~~

(* - Please delete as appropriate)

BACKGROUND DOCUMENTS

Background documents	Held At	Contact
Gateway 1 – Procurement	New Homes Team, 160 Tooley Street	Tim Bostridge
"G:\Asset Management\New Homes Delivery Team\Programme\Phase 5\Temporary Accommodation (Hostels)\KEY INFORMATION\Gateways\GW1\Report - To add new schemes to the NHP.pdf"		

APPENDICES

No	Title
None	None
None	

AUDIT TRAIL

Lead Officer	Stuart Davis, Director of New Homes	
Report Author	Nannette Sakyi, Project Manager	
Version	Final	
Dated	23 August 2021	
Key Decision?	Yes	
CONSULTATION WITH OTHER OFFICERS / DIRECTORATES / CABINET MEMBER		
Officer Title	Comments Sought	Comments included
Strategic Director of Finance and Governance	Yes	No
Head of Procurement	Yes	Yes
Director of Law and Governance	Yes	Yes
Cabinet	n/a	n/a
Date final report sent to Constitutional Team		6 September 2021