

14.2 Lions Park, Warrandyte - Construction Tender**COUNCIL RESOLUTION**

MOVED: CR ANDREW CONLON
SECONDED: CR SOPHY GALBALLY

Council resolves that the Lions Park, Warrandyte – Construction Tender report and resolution (excluding confidential Attachment 1) that was considered at the 26 May 2020 Council meeting is no longer confidential information and is made available to the public.

CARRIED

The Lions Park, Warrandyte – Construction Tender report and resolution (excluding confidential Attachment 1) can be found on the following pages.

16.1 Lions Park, Warrandyte - Construction Tender

File Number: IN20/292
Responsible Director: Director City Planning and Community
Attachments: 1 Draft Tender Outcome Award Report - Lions Park
(confidential)
2 Lions Park - Stage 1 Plan

EXECUTIVE SUMMARY

To seek endorsement to award tender EF19/40068 – Lions Park Stage 1, Warrandyte through funding over two financial years from the 2019/20 and 2020/21 draft capital works budget

COUNCIL RESOLUTION

MOVED: CR ANDREW CONLON

SECONDED: CR GEOFF GOUGH

That Council:

- A. award the tender EF19/40068 – Lions Park, Warrandyte - Stage 1 to JMAC Constructions Pty Ltd for \$1,099,858.10 inclusive of GST.**
- B. note that \$625,000 of this project will be allocated to the 20/21 capital works program to enable the completion of Lions Park - Stage 1.**
- C. authorise the Chief Executive Officer to formalise contract documentation.**
- D. advise all tenderers accordingly.**

CARRIED

2. BACKGROUND

2.1 Lions Park forms part of Warrandyte River Reserve and is located on Crown Land Yarra River frontage managed by Council. The Lions Park Masterplan was adopted by Council on 25 September 2018. The Masterplan has been informed by community feedback and proposes a series of upgrades.

Stage 1 works include:

- additional picnic facilities
- seating, barbecues, shelter
- an improved park layout
- outdoor fitness equipment
- new drinking fountain
- landscaping
- car park upgrade

- 2.2 Advice was sought from the Capital Works Steering Committee as to the process for seeking additional funds to enable Stage 1 to be tendered and delivered as one package. The advice back was that rather than seek additional funding in year one, and risk a carry forward into year two, it would be preferable to assume an allowance for the balance (in this case \$625,000) in the 2020/21 capital works budget and tender the project as one contract and stage the project over two financial years.
- 2.3 The Lions Park upgrade was tendered on this basis, for the full construction package, spread over two financial year. Benefits associated with this approach include time and cost savings such as one site set up and pack down, certainty in the scope of works, cost efficiencies, only one tender process and project management period and certainty in the delivery of the project for the community.
- 2.4 The tender for the construction works package was publicly advertised from 6th to 26th February 2020. Submissions received were reviewed against key selection criteria and value for money with interviews arranged with shortlisted tenderers. A preferred tenderer was identified and a corporate scorecard check completed.

3. DISCUSSION / ISSUE

- 3.1 The Lions Park Stage 1 upgrade works was tendered for the full construction, with the funding intended to be spread over 2 financial years.
- 3.2 A budget of \$410,000 was allocated in the 2019/20 capital works budget for due diligence, documentation and construction works necessary to commence the project in multiple stages following the endorsement of the masterplan.
- 3.3 Prior to the tender a Quantity Surveyor undertook an estimate for the proposed Stage 1 upgrade and it was identified that \$625,000 in additional funds would be required to complete construction of Stage 1. It was anticipated that ongoing funding through the capital works program would be required to complete multiple stages.
- 3.4 Tender EF19/40068 has undergone full tender evaluation and represents good value for money. Tender evaluation report (Attachment 1).
- 3.5 Neither the Capital Works Steering Committee nor the CEO has the delegated authority to approve budget allocations ahead of Council adopting the annual budget.
- 3.6 This report is seeking Council approval to award the tender and approve the allocation of \$625,000 in the draft 2020/21 capital works program to enable full construction of Stage 1 at Lions Park.
- 3.7 This is a high profile project for the Warrandyte community and certainty in the project delivery would be extremely beneficial.

4. COUNCIL PLAN / STRATEGY

- 4.1 Council Plan 2017-21: Liveable Places and Spaces
 - 2.1 inviting places and spaces
 - 2.2 enhanced parks, open space and streetscapes

- 4.2 *Manningham's Open Space Strategy (2014)* classifies the Warrandyte River Reserve as a linear park of regional significance with multiple functions including providing for informal recreation and is a major Yarra River habitat corridor.
- 4.3 The *Warrandyte River Reserve Management Plan (2005)* recommended that a development plan be prepared in consultation with the Lion's Club to improve pedestrian access, upgrade picnic facilities and formalise car parking of the site.

5. IMPACTS AND IMPLICATIONS

- 5.1 The allocation of \$625,000 has no impact on the draft capital works program as this sum is already included.

6. IMPLEMENTATION

- 6.1 Finance / Resource Implications

The funding for Lions Park is coming from various income sources.

Income	Total (Ex GST)
VicRoads	\$100,000
Council Budget Works	\$203,522 (remaining)
Landscape	\$350,000
Car Park	
Lions Club	\$45,000
Budget request in the 2020/21 draft Capital Works Program	\$625,000
Total Project Funding	\$1,323,522

Construction costs

Costs	Total (ex GST)
Preferred- Lump sum tender	\$999,871
Contingency – 20%	\$199,974
Other works outside contract	\$ 100,000
Consultants	\$ 20,000
Project Expenditure	\$ 1,319,845

It is recommended to award the tender to JMAC Constructions Pty Ltd for \$1,099,858.10 inclusive of GST to enable upgrade works to commence at Lions Park.

6.2 Communication and Engagement

6.2.1 The Masterplan was prepared in consultation with a Project Reference Group, comprising members of the Warrandyte Lions Club, Warrandyte Community Association, Warrandyte Historical Society, Warrandyte Business Association, interested residents, CFA, VicRoads and Manningham Council.

6.2.2 The communications materials for the construction updates are underway and include updates to the website and installing signs on site.

6.3 Timelines

Once the tender is awarded, construction of Stage 1 will commence and is expected to be completed by November 2020. Stage 2 is expected to be delivered by 2021/22.

7. DECLARATIONS OF CONFLICT OF INTEREST

No officers involved in the preparation of this report have any direct or indirect conflict of interest in this matter.

Lions Park upgrade



- 1. Concept for new playspace to be prepared for Stage two
- 2. New grassed area. Stage two area to be further designed including playspace, new picnic area and art project.
- 3. Artwork from the tennis club wall to be installed on Taffy Jones wall
- 4. Vehicle access provided for 207 Yarra Street building
- 5. Existing fire garden to remain
- 6. New carpark
- 7. Fire garden Stage two planting area. All native vegetation and the peppercorn tree will remain.
- 8. Existing shelter with a new two plate wheel chair accessible BBQ and picnic table to be installed
- 9. New pedestrian path

- 10. Water sensitive urban design treatment garden beds
- 11. New picnic area
- 12. Open grass area
- 13. New ramp and stairs connection
- 14. New picnic area with river views
- 15. New stairs connection
- 16. Informal amphitheatre seating
- 17. New shelter, BBQ, drinking fountain, picnic table. Artwork that was created during the Pottery Festival to be installed
- 18. Animal rope crossing bridge over road
- 19. Exercise equipment (funded by Lions Club).

