

**ITEM 9. TENDER - SYDNEY PARK BRICK KILNS - WATERPROOFING AND
ALCOVE SCREENS INSTALLATION PROJECT**

FILE NO: S123791

TENDER NO: 1553

SUMMARY

This report provides details of the tenders received for the Sydney Park Brick Kilns – waterproofing and alcove screens installation project.

The Sydney Park Brick Kiln and Chimney Precinct is situated just south of King Street, Newtown, on the corner of the Princes Highway and Sydney Park Road, St Peters. The precinct contains substantial remains of the brick making industry which once dominated the area.

The Hoffman Kiln roof, probably demolished for the widening of the Princes Highway, originally had a roof similar to the adjacent Patent Kiln. The removal of the roof has caused water ingress into the interior of the kiln and on the exterior walls, causing damage to the building fabric. Waterproof membrane works are recommended by the City of Sydney's consultants as a temporary measure essential to maintain the structural integrity of the Hoffman Kiln.

Installation of alcove screens to the Hoffman and Patent Kilns are required to prevent squatting and illegal dumping of rubbish into the kilns.

This report recommends that Council accept the offer of Tenderer 'B' for the Sydney Park Brick Kilns – waterproofing and alcove screens installation project.

RECOMMENDATION

It is resolved that:

- (A) Council accept the tender offer of Tenderer 'B' for the Sydney Park Brick Kilns – waterproofing and alcove screens installation project; and
- (B) authority be delegated to the Chief Executive Officer to negotiate, execute and administer the contracts relating to the tender.

ATTACHMENTS

Attachment A: Tender Evaluation Summary (Confidential)

(As Attachment A is confidential, it will be circulated separately from the agenda paper and to Councillors and relevant senior staff only.)

BACKGROUND

1. The Sydney Park Brick Kiln and Chimney Precinct is situated just south of King Street, Newtown, on the corner of the Princes Highway and Sydney Park Road, St Peters. The precinct contains substantial remains of the brick making industry which once dominated the area.
2. Brickmaking became a larger and more profitable industry from the 1870s due to the introduction of machine-made bricks. The clay soil of the Marrickville district was ideally suited to this industry and, by the 1880s, Marrickville had one of the largest brickmaking operations in Sydney, concentrated in the St Peter's area where there was an abundance of clay and shale deposits.
3. The brickworks remains that have been preserved as a feature of Sydney Park were originally built by brick manufacturer Josiah Gentle who traded under the name of Bedford Bricks. After it purchased Bedford Bricks in 1936, the Austral Brick Company further developed the works and continued to operate it until 1973. Austral sold the St Peters sites to the NSW Government in 1980. Together with the adjacent brickworks sites, it was developed into Sydney Park, which is now administered by the City of Sydney.
4. The Hoffman Kiln roof, probably demolished for the widening of the Princes Highway, originally had a roof similar to the adjacent Patent Kiln. The removal of the roof has caused water ingress into the interior of the kiln and on the exterior walls, causing damage to the building fabric. Waterproof membrane works are recommended by the City of Sydney's consultants as a temporary measure essential to maintain the structural integrity of the Hoffman Kiln. Warranty on membrane works is 10 years.
5. An alternative option considered is the installation of a new roof for the Hoffman Kiln. In consultation with archway specialists, it was agreed to proceed with the membrane as soon as possible, as this was considered a more timely solution to addressing water ingress.
6. Installation of alcove screens to the Hoffman and Patent Kilns are required to prevent squatting and illegal dumping of rubbish into the kilns.
7. These capital works conclude a series of stabilisation related works which include repointing of brickwork, propping of Patent Kiln, detailed structural inspections and removal of vegetation matter from the Hoffman Kiln.

INVITATION TO TENDER

8. The tender was advertised in The Daily Telegraph, The Sydney Morning Herald and on Council's E-Tender website on 22 September 2015 and closed on 13 October 2015.

TENDER SUBMISSIONS

9. Three submissions were received from the following organisations (listed alphabetically):
 - Cooper's Commercial Constructions Pty Ltd
 - Murphy's Group Services

- Sullivans Construction

10. No late submissions were received.

TENDER EVALUATION

11. All members of the Tender Evaluation Panel have signed Pecuniary Interest Declarations. No pecuniary interests were noted.

12. The relative ranking of tenders as determined from the total weighted score is provided in the confidential Tender Evaluation Summary – Attachment A.

13. All submissions were assessed in accordance with the approved evaluation criteria being:

- (a) financial stability and financial position of the tenderer;
- (b) the lump sum price and schedule of prices;
- (c) demonstrated capacity and technical ability to carry out works of a similar nature to those under the contract;
- (d) demonstrated managerial capability, qualifications, experience and number for key personnel and subcontractors;
- (e) capacity to achieve the required project program;
- (f) the proposed methodology including environmental management; and
- (g) WHS and insurances

PERFORMANCE MEASUREMENT

14. The City will monitor key performance indicators to measure the performance level of the successful contractor during the works. Performance results will be used to determine the suitability of contractors for future works.

FINANCIAL IMPLICATIONS

15. There are sufficient funds allocated for this project within the current year's capital works budget and future years' forward estimates

RELEVANT LEGISLATION

16. The tender has been conducted in accordance with the Local Government Act 1993, the Local Government (General) Regulation 2005 and the City's Contracts Policy.

17. Attachment A contains confidential commercial information of the tenderers and details of Council's tender evaluation and contingencies which, if disclosed, would:

- (a) confer a commercial advantage on a person with whom Council is conducting (or proposes to conduct) business; and
- (b) prejudice the commercial position of the person who supplied it.

18. Discussion of the matter in an open meeting would, on balance, be contrary to the public interest because it would compromise Council's ability to negotiate fairly and commercially to achieve the best outcome for its ratepayers.

CRITICAL DATES / TIME FRAMES

19. Following Council approval, the project would commence in early 2016. A lead time of six weeks is anticipated to supply equipment and mobilise resources, and a further six weeks will be required to complete the waterproofing works and alcove screens installation.

AMIT CHANAN

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