

AGENDA ITEM No.1.....

**NORTH LANARKSHIRE COUNCIL
REPORT**

To: Education Resources Sub-Committee	Subject: Education Major Building Programmes 2000/01 - Performance Review
From: Director of Education General Manager, Construction Services	
Date: September 2000	
Ref: MM/IR/LA	

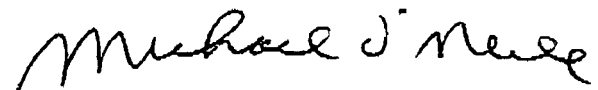
Summary

This report details the physical and financial progress to date of the major building works programme.

Recommendations

The education sub-committee is recommended;

- (i) to note the physical progress of the major building programmes for 2000/2001 as detailed in the report,
- (ii) to note the financial performance of the capital funded programmes to date,
- (iii) to note the significant variations in the cost of some tenders,
- (iv) to request further performance review reports to future meetings of the sub-committee.



Members wishing further information about the paper should contact:

Michael O'Neill, Director of Education, on 01236 812337, or
Murdo Maciver, Head of Educational Provision, on 01236 812269.

NORTH LANARKSHIRE COUNCIL : DEPARTMENT OF EDUCATION

Education Major Building Programmes 2000/2001 - Performance Review

Report by the Director of Education and the General Manager, Construction Services

1 INTRODUCTION

- 1.1 This report details the physical performance of projects included in the education department programmes of major works for 2000/2001. These are funded from capital and from other sources. The financial performance to date and significant cost variations for the capital funded programme are included.

2 CAPITAL PROGRAMME

2.1 Physical Progress

- 2.1.1 A summary of progress with the named programme of capital funded maintenance works is attached at appendix 1.
- 2.1.2 A summary of the financial performance of the capital funded maintenance programme to date is attached at appendix 2.
- 2.1.3 The following is a summary of the current financial position of the capital programme together with an estimate of the final outturn expenditure. The latter assumes no action is taken to contain expenditure within existing net resources.

Projects	Approved Expenditure 2000/01	Expenditure Committed to date 2000/01	Payments certified to date 2000/01	Estimated outturn expenditure 2000/01	Estimated variance at outturn 2000/01
Expenditure on committed projects carrying over from previous year	£ 564,000	£ 700,000	£ 505,000	£ 564,000	£ -
Major maintenance	£2,200,000	£ 625,000	£ 418,000	£2,200,000	£ -
Health and safety	£ 600,000	£ 67,000	£ 67,000	£ 600,000	£ -
Support for ICT networking and Internet access to schools (Phase 2 contract)	£ 897,000	£ 40,000	£ 40,000	£ 897,000	£ -
Total	£4,261,000	£1,432,000	£1,030,000	£4,261,000	£ -
Total expenditure from finance department's ledger entries			£ 729,000		

2.1.4 The capital resources at present available are as follows:

- Total resources available for planning purposes £4.261 m
- Net resources at present available (after deducting a slippage allowance of £405,000 and an overspend carried over from 1999/2000 of £189,000) £3.667 m
- Consideration will be given to an allocation of slippage allowances to education later on in the financial year to enable the programme to be completed in full. In the meantime, the financial performance of the programme will continue to be monitored to ensure that the eventual expenditure will be contained within the resources finally made available.

3 EXCELLENCE FUND PROGRAMMES

3.1 ICT Phase 1 project

This programme is carried over from 1999/2000 and comprises data cabling, power wiring and a Managed Internet Service to all 26 secondary schools. The programme of works is expected to be completed by the end of September, 4 weeks later than reported previously. The eventual expenditure is expected to be contained within the Scottish Executive Excellence Fund allocation.

3.2 Reduction in Class Sizes

This programme comprises accommodation extensions in selected primary schools to allow the reduction in class sizes.

3.2.1 Projects initiated in 1999/2000 This programme is now complete.

3.2.2 Projects due to be initiated in 2000/2001 Due to financial constraints only the extension to Knowetop Primary School will be included in 2000/2001 new projects. Tenders have been returned and will be reported to committee once savings have been made to align the tender costs with available resources. It is expected that work will not now commence on site until November 2000, one month later than previously estimated.

3.2.3 It is anticipated that the eventual outturn of expenditure on these projects will be contained within the overall allowances for the Scottish Executive Excellence Fund programme.

4 PRE-SCHOOL PROJECTS

4.1 Projects initiated in 1999/2000 and carried over into 2000/2001 are detailed at appendix 3.

4.2 Projects new for 2000/2001 are also detailed in appendix 3 and include the extension to Shottskirk Nursery.

5 IMPROVEMENT WORKS TO CUMBERNAULD PRIMARY SCHOOLS

5.1 A summary of progress in the approved programme of major improvement works to Cumbernauld schools affected by closures and amalgamations is attached at appendix 4.

5.2 It is anticipated that the expenditure on works at the receiving schools will be contained within the overall allocation approved by the council.

6 FIRE DAMAGE REINSTATEMENT OF STANE PRIMARY SCHOOL

6.1 Sketch plans for the reinstatement works have now been completed and the plans are being costed to ensure they can be contained within the fire insurance receipts. Work is expected to start on site in 2001 for completion within 12 months. A detailed rebuilding programme will be submitted to the next meeting of this committee.

7 MINOR CAPITAL MAINTENANCE

7.1 The programme of minor maintenance works funded by the department of housing and property services is detailed in appendix 5.

8 CONTRACT VARIATIONS

8.1 As noted by the committee in August 2000, under the contract standing orders approval is required to continue with those contracts where they are significant variations in the current cost of the project compared to the approved tender cost. The cost of the variations will require to be contained within the overall 2000-2001 funding for the capital or other programmes. A detailed report on contracts with significant cost variations is now attached at appendix 6.

8.2 Detailed reports on the finally agreed value of each of these projects will be made by construction services to a future meeting of the committee.

9 RECOMMENDATIONS

9.1 The education resources sub-committee is recommended;

- (a) to note the physical progress of the major building programmes for 2000/2001 as detailed in the report,
- (b) to note the financial performance of the capital funded programmes to date,
- (c) to note the significant variations in the cost of some tenders,
- (d) to request further performance review reports to future meetings of the sub-committee.

MM/IR/LA
September 2000

RESOURCES SUB-COMMITTEE : PROGRESS MONITORING

CAPITAL MAJOR MAINTENANCE 2000/01

Report 1 - Physical Progress

Property	Project	Tender Amount	Programmed Start	Programmed Completion	% Progress	Revised Start	Revised Completion	Comments
Alexandra PS	Re -Roofing	£85,491	Jun-00	Aug-00	80%	01-Jun-00	01-Dec-00	Extensive rot now discovered in Admin area
Chryston PS	Re -Roofing		Nov-00	Feb-01				
Coltness PS	Re -Roofing		Nov-00	Feb-01				
St. Barbara's PS	Re -Roofing		Nov-00	Feb-01				
Taylor HS	Re -Roofing		Nov-00	Feb-01				
Kirkshaws PS	Re-Wiring		Oct-00	Feb-01				Tenders returned
Knowetop PS	Re-Wiring							Project delayed until completion of extension
New Stevenston PS	Re-Wiring		Oct-00	Feb-01				Tenders returned
St. Aloysious PS	Re-Wiring		Oct-00	Feb-01				Tenders returned
Keir Hardie PS	Re-Wiring		Oct-00	Feb-01				Tenders returned
Muir Street PS	Window Replacement		Oct-00	Jan-01				Tenders returned
St. Brigid's PS	Window Replacement		Oct-00	Jan-01				Tenders returned
St. Teresa's PS	Window Replacement		Oct-00	Jan-01				Tenders returned
Cardinal Newman HS	Window Replacement Ph3	£182,278	Jun-00	Aug-00	100%	30-Jun-00	18-Aug-00	Contract complete
Brannock HS	Window Replacement Ph1		Oct-00	Feb-01				Tenders returned
St. Margaret's HS	Window Replacement Ph1		Nov-00	Mar-01				
Rosehall HS	Heating Replacement		Dec-00	Mar-01				
St. Ambrose HS	Heating Replacement		Dec-00	Mar-01				
Our Lady's HS	Heating Replacement		Nov-00	Feb-00				
Lammermoor Ps	Boiler Replacement		Oct-00	Dec-00				Tenders returned
Banton PS	Heating Replacement		Oct-00	Jan-01				Tenders returned
Chryston HS/PS	Boiler Replacement		Nov-00	Feb-01				
Columba HS	Boiler Replacement		Oct-00	Jan-01				Tenders returned
Glenboig PS	Boiler Replacement		Oct-00	Jan-01				Tenders returned
St. Mary's PS, Cleland	Boiler Replacement	£82,298	Jul-00	Sep-00	80%	25-Jul-00	12-Sep-00	
Tannochside PS	Boiler Replacement	£96,784	Jul-00	Sep-00	80%	01-Aug-00	18-Sep-00	
Newarthill PS	Re- Cladding		Oct-00	Jan-01				Tenders returned
Jetherton PS	Access Road		Oct-00	Dec-00				
Calder PS	Rot Treatment							Housing & Property Services
Rosehall/ St. Ambrose HS	Feasibility Studies							Feasibility only
Muirhouse/ St. Brendan's PS	Feasibility Studies							Feasibility only
Jardrie Academy	Asbestos Removal	£47,648	Jul-00	Aug-00	100%	01-Jul-00	13-Sep-00	Contract complete
St. Aloysious PS	Asbestos Removal	£69,500	Jul-00	Aug-00	100%	03-Jul-00	18-Aug-00	Contract complete
various Secondary Schools	Switchboard Repairs							

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Cash flow Maintenance

RESOURCES SUB-COMMITTEE : PROGRESS MONITORING

CAPITAL MAJOR MAINTENANCE 2000/01

Report 2 - Financial Performance: Cash Flow This Year

Property	Project	Approved Expenditure in 2000/01	Committed Expenditure in 2000/01	Variance in 2000/01	Paid to Date 2000/01	Comments
Alexandra PS	Re -Roofing	£70,000	£95,857	£25,857	£66,975	
Cardinal Newman HS	Window Replacement Ph3	£200,000	£197,278	-£2,722	£168,340	
St. Mary's PS, Cleland	Boiler Replacement	£60,000	£92,277	£32,277	£65,217	
Tannochside PS	Boiler Replacement	£50,000	£108,519	£58,519		
Airdrie Academy	Asbestos Removal	£60,000	£53,425	-£6,575	£58,900	
St. Aloysius PS	Asbestos Removal	£60,000	£77,927	£17,927	£58,480	
Totals to Date		£500,000	£625,283	£125,283	£417,912	

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RESOURCES SUB-COMMITTEE : PROGRESS MONITORING

CHILDCARE STRATEGY

Report 1 - Physical Progress

Property	Project	Tender Amount	Programmed Start	Programmed Completion	% Progress	Revised Start	Revised Completion	Comments
St. Joseph's PS	New Build Nursery	£319,000	Oct-00	Mar-01				Alternative sites being investigated
St. Bernard's PS	New Build Nursery	£352,505	Oct-00	Mar-01				Planning application submitted
Greenhead Nursery	Alterations	£99,724	May-00	Jul-00	100%	02-May-00	24-Jul-00	Contract complete
Shotts	New Build Nursery		Nov-00	May-01				

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RESOURCES SUB-COMMITTEE : PROGRESS MONITORING

CUMBERNAULD RING FENCED

Report 1 - Physical Progress

Property	Project	Tender Amount	Programmed Start	Programmed Completion	% Progress	Revised Start	Revised Completion	Comments
Cumbernauld PS	New Build Classrooms	£186,267	Jun-00	Aug-00	100%	23-Jun-00	11-Aug-00	Contract complete
Abronhill PS	Re -Roofing	£75,260	Jun-00	Aug-00	100%	23-Jun-00	18-Aug-00	Contract complete
Melrose PS	Re -Roofing	£100,090	Jun-00	Sep-00	75%	26-Jun-00	18-Oct-00	
Whiteles PS	Re -Roofing	£85,458	Jul-00	Oct-00	80%	01-Jul-00	09-Oct-00	

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RESOURCES SUB-COMMITTEE : PROGRESS MONITORING

HOUSING & PROPERTY SERVICES

Report 1 - Physical Progress

Property	Project	Tender Amount	Programmed Start	Programmed Completion	% Progress	Revised Start	Revised Completion	Comments
Golfhill PS	Re -Roofing		Oct-00	Jan-01				
St. Andrew's PS	Re -Roofing		Oct-00	Jan-01				
St. Teresa's PS	Re -Roofing	£55,355	Oct-00	Jan-01	100%	01-Jul-00	13-Aug-00	Contract complete
Cathedral PS	Re -Roofing	£47,204	Jul-00	Aug-00	100%	01-Jul-00	13-Aug-00	Contract complete
Cambusnethan PS	Window Replacement							Housing & Property Services
Clarkston PS	Window Replacement		Nov-00	Jan-01				
Gartcosh PS	Window Replacement		Nov-00	Jan-01				
New Monklands PS	Window Replacement		Dec-00	Mar-01				
St. Mary's Cleland	Window Replacement		Dec-00	Mar-01				
St. Aiden's HS	Window Replacement							Housing & Property Services
Belvidere PS	Rooflight Replacement		Dec-00	Mar-01				
Cardinal Newman HS	Walkways Remedial Work		Dec-00	Mar-01				

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REPORT TYPE 3 - Financial Performance: Significant Total Cost Variations

Property	Project	Total Amount of Accepted Tender	Total Estimated Final Cost	Amount of Variation in Total Cost	Comments
Glencairn Primary School, Motherwell	Glencairn Primary School Rewire	£77,620.53	£82,620.53	£5,000.00	<ol style="list-style-type: none"> 1. Installation of frost stats and overdoor heaters. 2. Provision of computer data system. 3. Overtime working in areas unavailable during normal working hours.
St Teresa's Primary School, Newarthill	Hut Replacement Programme - St Teresa's Primary School	£383,873.44	£423,873.44	£40,000.00	<ol style="list-style-type: none"> 1. Footpath repairs - work carried out at weekends. 2. Stripping out of asbestos. 3. Removal of soft spots and tarmac reinstatement. 4. Additional drainage work. 5. Alterations to boilerhouse. 6. Making good brickwork around window openings.
St Edwards Primary School, Airdrie	Hut Replacement Programme - St Edwards Primary School	£428,444.61	£457,444.61	£29,000.00	<ol style="list-style-type: none"> 1. Additional excavations due to unsuitable material below formation level. 2. Additional footpath required to connect new and existing playground. 3. Additional drainage required due to ground conditions 4. Additional light fittings require to increase level of lighting. 5. Alterations to store room. 6. Removal of asbestos.

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Property	Project	Total Amount of Accepted Tender	Total Estimated Final Cost	Amount of Variation in Total Cost	Comments
Overtown Primary School, Wishaw	Overtown Primary School, Heating Replacement	£66,579.69	£68,579.69	£2,000.00	<p>7. Alterations to roof at junction of new and existing. Replacement of faulty stopcock and sections of water supply pipe which was in poor condition.</p> <p>1. Costs incurred due to extended hire of temporary boiler plant caused by delay in installation by utility provider.</p>
St Augustines Primary School, Coatbridge	St Augustines Primary School, Courtyard Conversion	£78,281.31	£88,281.31	£10,000.00	<p>1. Installation of roof fans complete with ancillary electrical work.</p> <p>2. Additional combi and fan storage heaters, vertical blinds.</p> <p>3. Mixing valves fitted to sinks.</p> <p>4. Painterwork to entrance vestibule.</p> <p>5. Radiator guard supplied and fitted.</p>
Kilsyth Academy, Kilsyth	Kilsyth Academy Concrete Repairs Phase 1	£25,263.90	£40,263.90	£15,000.00	<p>1. Several windows within courtyard area bricked up and roughcasted with insulated plasterboard and paint finish internally.</p> <p>2. Several windows in teaching block required heads/lintols to be supported by steel plates to make secure.</p> <p>3. Concrete repairs generally greater than originally anticipated with many sills requiring to be totally replaced rather than repaired.</p>