

CLACKMANNANSHIRE COUNCIL

Report to Clackmannanshire Council

Date of Meeting: 5th October 2023

Subject: Wellbeing Hub & Lochies School Project Update

Report by: Senior Manager, Sport & Leisure

1.0 Purpose

- 1.1. The purpose of this report is to provide Council with an update on the progress of the Wellbeing Hub & Lochies School project.

2.0 Recommendations

It is recommended that the Council notes the following:

- 2.1. Conclusion of the supply chain selection process with selection of the Design Team, Tier 1 Contractor and Professional Team.
- 2.2. JM Architects have been selected to lead the design team following a thorough and highly competitive selection process.
- 2.3. Robertson Construction have been selected as the Main Contractor for the project following a thorough and robust selection process.
- 2.4. BakerHicks have been selected as the Mechanical & Electrical Engineers for the project.
- 2.5. Blyth+Blyth have been selected as the Civil & Structural Engineers for the project.

3.0 Considerations

- 3.1. Through the Territory Partnering Agreement of which the Council is a party, Hub East Central Scotland Ltd (Hubco) has led on the selection of the Design Team, Tier 1 Contractor and Professional Team.
- 3.2. A New Project Request (NPR) (approved by the Wellbeing Hub and Lochies School Project Board) has been issued to Hubco in line with Contract Standing Orders and Financial Regulations to allow for the selection of these professionals.

- 3.3. The selection of the Design Team, Tier 1 Contractor and Professional Team enables the Wellbeing Hub and Lochies School project to move from RIBA Stage 1 to RIBA Stage 2 (Concept Design development).
- 3.4. During the Concept Design phase the design team will undertake a detailed review of the accommodation requirements and identify opportunities to refine this and drive best value. This will also involve further optioneering to determine the best configuration of the facilities on the site, continued development of the spacial adjacencies, definition of the engineering principles and commencement of the formal planning pre-application process.
- 3.5. The additional information and level of detail which will be developed through the RIBA Stage 2 design will all inform the Outline Business Case (OBC).
- 3.6. The RIBA Stage 2 design will be submitted by the design team for review and approval in December 2023 at the first approval gateway. This gateway will ensure that the project is still within the budget, adheres to the Authority Construction Requirements (ACRs) and will be validated against the project vision and objectives before the project proceeds to the next stage of design.
- 3.7. The Design Team, Tier 1 Contractor and Professional Team will work through RIBA Stages 2 and 3 under the terms of the Territory Partnering Agreement until the formal appointments are confirmed at the time of agreement of the Design & Build contract between Hubco and Clackmannanshire Council at RIBA Stage 4.

4.0 Sustainability Implications

- 4.1 Alignment with the Clackmannanshire Council Interim Climate Change Strategy

5.0 Resource Implications

- 5.1 Financial Details

The projected costs for the Wellbeing Hub and Lochies School developments are outlined in the General Services Capital Programme 2023/24 to 2042/43.

6.0 Exempt Reports

- 6.1 Is this report exempt? Yes (please detail the reasons for exemption below) No

7.0 Declarations

The recommendations contained within this report support or implement our Corporate Priorities and Council Policies.

- (1) **Our Priorities** (Please double click on the check box)

- Clackmannanshire will be attractive to businesses & people and ensure fair opportunities for all
- Our families; children and young people will have the best possible start in life
- Women and girls will be confident and aspirational, and achieve their full potential
- Our communities will be resilient and empowered so that they can thrive and flourish

(2) **Council Policies** (Please detail)

8.0 Equalities Impact

- 8.1 Have you undertaken the required equalities impact assessment to ensure that no groups are adversely affected by the recommendations?
 Yes No

9.0 Legality

- 9.1 It has been confirmed that in adopting the recommendations contained in this report, the Council is acting within its legal powers. Yes No

10.0 Appendices

- 10.1 None


11.0 Background Papers

- 11.1 Have you used other documents to compile your report? (All documents must be kept available by the author for public inspection for four years from the date of meeting at which the report is considered)
 Yes (please list the documents below) No

Author(s)

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Approved by

| NAME | DESIGNATION | SIGNATURE |
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| Lorraine Sanda | Strategic Director, People |  |

