

EAST AYRSHIRE COUNCIL

HOUSING COMMITTEE – 24 JANUARY 2007

**REINSTATEMENT OF FIRE DAMAGED PROPERTY AT 57 BARSHARE ROAD,
CUMNOCK**

Report by the Acting Executive Director of Development and Property Services

1. PURPOSE OF REPORT

- 1.1 To advise members of the final cost and contractual overspend upon the above project.

2. BACKGROUND

- 2.1 The contract for reinstatement of the fire damaged property at 57 Barshare Road, Cumnock was accepted by the Council on 12 December 2005, for works to be carried out by D McLaughlin & Sons in the sum of £41,062.10. Works commenced on site on 13th February 2006 and was completed on 2nd June 2006.
- 2.2 During the course of the works it was necessary to carry out additional remedial works due to rot within the original flat roof structure and the later pitched roof structure. This necessitated renewal of the roof and the addition of steel roof support members; together with increases in its scope of plasterboard and finishes to walls and ceilings, electrical works and plumber works.
- 2.3 A preliminary estimate of final costs was brought to this Committee on 17 May 2006, and members approved estimated additional costs of £12,000.00.

3. CONTRACTUAL OVERSPEND

- 3.1 It has now been possible to agree the appropriate contractual extension of time, taking account of the additional works carried out, and it turn conclude the Final Measurement of the works.

4. FINANCIAL IMPLICATIONS

- 4.1 The agreed final cost of the work results in an additional cost of £9,887.00 as set out hereunder:

4.2	Agreed Final Measurement	£	62,949.10
	Current Approved	£	53,062.10
	ADDITIONAL COST		<u>£ 9,887.00</u>

4.3 Since the additional works are not as a direct result of the fire damage, it is not possible to recover those costs from the Council's Insurers, consequently provision is made for the additional costs to be funded from Council resources.

5. LEGAL / POLICY IMPLICATIONS

5.1 The Council is contractually bound to pay the Contractor for works instructed.

6. RECOMMENDATIONS

6.1 It is recommended that members approve the additional costs.

Jim Kane
Acting Executive Director of Development
and Property Services

AP

18 December 2006

LIST OF BACKGROUND PAPERS

Report to Housing Committee 17 May 2006.

For further information please contact Alan Paterson, Principal Quantity Surveyor on 01563 555249. Implementation officer: alan.paterson@east-ayrshire.gov.uk