

HIGHLAND & ISLANDS FIRE BOARD

25th August 2006

Agenda Item	
Report No	

CAPITAL PROGRAMME MONITORING REPORT

Report by the Director of Property & Architectural Services

SUMMARY

The appended Capital Monitoring Report summarises the current progress and expenditure on all capital projects currently being carried out for the Highland & Islands Fire Board. A brief summary of the status of all current key projects is provided below.

1 GENERAL

- 1.1 The appended report itemises current capital projects for the Highland & Islands Fire Board.
- 1.2 The report provides project status information including financial and progress details as at 20th July 2006.
- 1.3 Members are asked to note that the appended report does not include the following headings which are contained within the Capital Programme. The totals should therefore be adjusted after inclusion of the following:

Site Acquisitions	£100,000
Joint Venture Project, Valtos	£200,000

2 CAPITAL PROGRAMME UPDATE

2.0 The current status of each individual project is summarised as follows:-

New Fire Station, Fort William

The contract for construction of the new station was awarded to UBC Construction Ltd on 4 July 2006. Planning Consent and Building Warrant have recently been granted and the proposed start on site date is 7 August 2006.

New Training Fire House, Fort William

Design of the Fire House has been completed although the design still has to be approved by the Fire Service. Budget costs are currently being calculated.

New Fire Station, Beauly

Further soil investigations are required in respect of contaminated land; this is currently in the process of being undertaken. Planning consent has been completed. An enabling contract has been instructed for water connection to the site to prevent future delays.

2.1 There are 2 projects under the heading of Major Repairs:-

Upgrade of Facilities at Invergordon Training School

The contract for construction has been awarded to William Gray Construction on 5 July 2006. Building Warrant and Planning consent have been granted. The proposed commencement date will be 23 August 2006 and contract period will 23 weeks.

Training Area at Inverness Fire Station

An Engineer was appointed on 12 June 2006 and discussions took place with Fire Brigade personnel thereafter to discuss proposals and a proposed scheme was then agreed. Drawings have now been completed and contract is now out to tender with a return date of the 9 August 2006. It is proposed at this time to commence the works in September.

2.2 Completion of Projects started in Previous Years:-

New Auxiliary Fire Station, Dunvegan

The construction of the Fire Station is complete but a problem with the water connection is outstanding. The situation at present is a new inspection manhole is being formed ready for connection to the water main; it is anticipated that this will completed by w/e 21 July 2006 with a water connection by w/e 28 July 2006.

Prefabricated Units

The current position with each of the sites is summarised in the following table:-

Location	Lease	Planning application	Status
Kinlochewe	Assigned	Consent granted	Unit installed.
Torridon	Assigned	Consent granted	Unit installed
North Ronaldsay	Assigned	Consent granted	Unit Installed
Foyers (Gorthleck)	Assigned	Consent granted	Site works commencing 7 August 2006.
John O' Groats	Assigned	Consent granted	Contractor started on site Monday 24 th July with a completion date of Friday 18 th August 2006
Staffin	Assigned	Consent granted	Unit Installed
Glenelg	Assigned	Consent granted	Unit Installed

3 Stornoway Fire Station – Flooding Issue:-

The area to the rear of the station has been cleared of vegetation to allow further investigations of this area. PAS and Western Isles Council have discussed the issue in depth and an instruction has been given to Western Isles Council to arrange an investigation of the drain run within the cartilage of the station. The purpose of the investigation is to ascertain and discharge point of the drain which may then assist with determining a solution to the flooding problem and what further work if any that may be required.

The investigation by Western Isles Council is scheduled to be carried out in August.

RECOMMENDATION

Members are asked to note the progress being made on the current capital projects.

Signature:

Designation: Director of Property & Architectural Services

Date: 27 July 2006

Author/Ref: Sharon Barrie, Principal Project Manager

**PROPERTY & ARCHITECTURAL SERVICES
CAPITAL MONITORING REPORT**

2006

Highlands & Islands Fire Board

	Start Date	Pract. Comp.	Project Stage	Estimated/ Reported Cost £	Approved Estimate (This Year) £	Estimated Outturn Expenditure (This Year) £	Expenditure To Date (This Year) £
FB00007 New Auxiliary Fire Station - Sumburgh	21/01/2002	14/06/2002	Receivership	241,780.7	0.0	0.0	0.0
Comments: Project completed. Contractor in Receivership.							
FB00023 Longhope, Orkney - Proposed New Auxiliary Fire Station	22/09/2003	12/08/2004	*Works Complete	397,332.2	0.0	470.0	470.0
Comments: Currently in Defects Period - awaiting final inspection.							
FB00028 Stornoway Fire Station - Proposed Roof Replacement	23/02/2004	26/07/2004	*Works Complete	71,720.6	0.0	0.0	0.0
Comments: Currently in Defects Period - awaiting final inspection.							
FB00030 Mid Yell, Shetland - Proposed New Auxiliary Fire Station	27/10/2003	08/10/2004	*Works Complete	428,588.6	0.0	0.0	0.0
Comments: Currently in Defects Period.							
FB00037 Kirkwall Fire Station - Replacement Windows		22/09/2005	*Works Complete	20,682.0	584.5	584.5	0.0
Comments: Currently in Defects Period.							
FB00038 New Auxiliary Fire Station, Lochmaddy, North Uist	07/03/2005	13/01/2006	*Works Complete	346,463.6	24,013.3	24,013.3	0.0
Comments: Currently in Defects Period							
FB00039 Extension to existing Fire Station, Shawbost, Lewis	14/03/2005	05/08/2005	*Works Complete	424,624.0	11,629.6	11,629.6	25.6
Comments: Currently in Defects Period							
FB10054D Grantown on Spey Retained F/Station - Roofing repairs		27/06/2003	*Works Complete	43,311.9	0.0	0.0	0.0
Comments: Work on site complete, however there remains a number of outstanding issues to be resolved as a consequence of the works.							
FB30002 New Auxiliary Fire Station - Drumnadrochit	03/12/2001	28/06/2002	Receivership	240,980.1	0.0	0.0	0.0
Comments: Project complete. Contractor in Receivership							
FB30439 Inverness Fire Station, Inverness - Minor Modernisation Work			*Works Complete	72,297.1	2,043.2	2,043.2	0.0
Comments: Currently in Defects Period							
FB30439A Inverness Fire Station, Inverness - Fire Kit Store			*Outline Proposals	0.0	0.0	0.0	-1,957.5
Comments: Combined with FB30439							
FB30564 Auxiliary Fire Station - Beauly	15/05/2006	13/11/2006	*Final Proposals	450,000.0	340,000.0	340,000.0	-9,273.6
Comments: Further investigation required in respect of potential contaminated land before tenders can be issued for construction of the Station.							
FB30604 Inverness Fire Station - New Training Area	14/08/2006	18/09/2006	*Tender Stage	25,000.0	25,000.0	23,831.5	2,282.6
Comments: Currently out to tender.							
FB40307/2 New Fire Station, Fort William - Main Build	05/06/2006	04/05/2007	*Contract Award	1,914,928.7	1,318,253.0	1,318,253.0	10,852.2
Comments: Contract has been awarded							
FB40377 Community Response Unit - Spean Bridge	24/04/2006	16/06/2006	*Contract Award	29,100.8	0.0	0.0	130.5
Comments: Contract awarded							
FB60389 Lochcarron - Proposed New Auxiliary Fire Station	22/11/2004	21/12/2005	*Works Complete	304,657.4	12,868.7	12,868.7	10,963.0
Comments: Currently in Defects Period							
FB60419 Ullapool Fire Station - Roof Repairs	08/11/2004	26/11/2004	*Works Complete	20,359.6	0.0	0.0	0.0
Comments: Currently in Defects Period							

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FB60515	03/07/2006	17/11/2006	*Contract Award	200,000.0	136,275.0	136,275.0	18,230.7
Fire Brigade Training School - Upgrade							
Comments: Works commencing on site 23 Aug 06							
FB70139	07/03/2005		*Works Complete	405,761.9	59,852.0	59,852.0	1,693.4
Dunvegan - Proposed New Auxiliary Fire Station							
Comments: Works on site almost complete.							
FB80180	09/05/2005	16/12/2005	*Works Complete	472,567.3	33,583.6	33,583.6	3,994.2
Durness - Proposed New Auxiliary Fire Station							
Comments: Currently in Defects Period							
FB90122			*Works Complete	211,014.7	54,518.7	54,518.7	20,682.7
Prefabricated Fire Units - Various Sites							
Comments: Units manufactured and awaiting site delivery							
FB90122A	04/08/2006	08/09/2006	*Contract Award	54,176.0	44,943.8	44,943.8	5,015.1
Prefabricated Fire Units - Foyers							
Comments: Works commencing on site 7 Aug 06							
FB90122B	20/06/2005		*Works Complete	80,572.8	3,995.0	3,995.0	4,800.8
Prefabricated Fire Units - Torridon							
Comments: Prefabricated unit has now been erected and contract is complete. This contract was combined with FB90122C.							
FB90122C	20/06/2005		*Works Complete	0.0	0.0	0.0	0.0
Prefabricated Fire Units - Kinlochewe							
Comments: Prefabricated unit has been erected and contract now complete. This contract was combined with FB90122B so refer to FB90122B for financial information.							
FB90122D	29/05/2006	23/06/2006	*On Site	136,689.0	133,331.3	133,331.3	53,719.9
Prefabricated Fire Units - Staffin							
Comments: Works on site almost complete. This contract was combined with FB90122E.							
FB90122E	26/06/2006	21/07/2006	*On Site	0.0	0.0	0.0	8,744.8
Prefabricated Fire Units - Glenelg							
Comments: Works on site almost complete. This contract was combined with FB90122D so refer to FB90122D for financial information.							
FB90122F			*Contract Award	22,765.5	22,400.5	22,400.5	2,263.5
Prefabricated Fire Units - John O'Groats							
Comments: Contract has been awarded.							
FB90122G			*Final Proposals	0.0	0.0	0.0	0.0
Prefabricated Fire Units - Bressay, Shetland							
Comments: Fire Service have requested this project be put on hold.							
FB90122H	18/04/2006		*On Site	78,895.9	68,951.1	68,951.1	53,030.9
Prefabricated Fire Units - North Ronaldsay, Orkney							
Comments: Works on site almost complete.							
FBF90152			Feasibility A&B Cap'	0.0	1,414.9	1,414.9	1,740.7
Value Engineering Exercise - Auxilliary Fire Station							
Comments: Initial report has been issued to Fire Service.							
Totals for this Service:				6,694,270.5	2,293,658.2	2,292,959.7	187,409.3

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