

7. ENGLISH PARK REDEVELOPMENT

Officer responsible Senior Professional, Buildings/Utilities	Author Kevin Mara – City Solutions, DDI 941-6401
--	--

The purpose of this report is to provide the Property and Major Projects Committee with an update on progress with the English Park Redevelopment project.

REPORT PERIOD ENDING 30 MAY 2002

GENERAL

The contract commenced on 3 September 2001. We are now nine months into the contract.

The construction contract is now complete. The pavilion and all the hard landscaping works have been completed in accordance with the contract documents. Work on the development of the pitch will continue over the next couple of months. The grass has been sown and a good strike has been achieved.

PROGRAMME

The project was completed on time in accordance with the scheduled completion date of 24 May 2002. It has been agreed that as a result of wet weather just after the Christmas period that a five working day extension be granted to the contractor. The contractor is entitled to this under the conditions of NZS 3910. The maintenance period has now commenced.

The previous programme showed the building works being completed by 18 May 2002. As a result of ongoing site inspections, a number of issues that would normally have been dealt with during the maintenance period have been addressed. This has resulted in the completion moving out by two weeks. It was considered by project staff that it was better to deal with these issues prior to the Council taking possession of the facility, thereby minimising disruption to tenants such as Canterbury Soccer.

The construction programme as supplied by the contractor:

Construction started:	3 September 2001
Completion of building works:	31 May 2002
Completion of siteworks:	31 May 2002
Completion of planting/Final Handover	31 May 2002

COST CONTROL

The approved budget is:	\$2,815,400
The forecast total cost is:	\$2,786,039
The total remaining contingency is:	\$29,361

The monthly financial report is attached.

SUMMARY

The construction phase of the contract has now been successfully completed. In general the contractor has performed well, and has co-operated well with the Council throughout the contract period.

The project is currently still under budget. It is anticipated that following the final negotiations with the contractor the contract will still be under budget. It is worth noting that the whole contract contingency was used and that it has been necessary to use some of the project contingency to complete the works. The original contract contingency was very small as a result of a very tight budget for the proposed works. The finished product represents significant value for the expenditure.

It is pleasing to report that the project has been completed to the satisfaction of the Council in terms of the quality of the finished product. The facility is a substantial asset for the Council and will also be a great asset for Canterbury Soccer, the community and the adjacent school. It is envisaged that English Park will be used by the adjacent St Albans school for school assembly's and various other events they will hold. The community will have the ability to use the facility for functions etc.

NATURAL + PEOPLE + ECONOMIC STEP ASSESSMENT

#	CONDITION:	Meets condition ✓✓0*	HOW IT HELPS MEET CONDITION:
The Natural Step			
N1	Reduce non-renewable resource use	0	
N2	Eliminate emission of harmful substances	0	
N3	Protect and restore biodiversity and ecosystems	✓✓	Opening up of previously piped waterway into a naturalised waterway
N4	People needs met fairly and efficiently	NA	NA - See People Step + Economic Step
The People Step			
P1	Basic needs met	✓	Provides substantial sporting facility
P2	Full potential developed	0	
P3	Social capital enhanced	✓✓	Provides a multi-use facility, sporting and social
P4	Culture and identity protected	0	
P5	Governance and participatory democracy strengthened	✓✓	Develops participation of community and school in activity
The Economic Step			
E1	Effective and efficient use of all resources	✓✓	Design is based around minimal use of building resources. Majority of excavated material used on site rather than dumped
E2	Job rich local economy	0	
E3	Financial sustainability	0	

Chairman's Recommendation: That the information be received.