



Project 17 Update – Full Facilities and Maintenance Contracts

January 2017

Project 17 – What and why

Standardised contracts but with flexibility built into terms and conditions

- Add / remove / change asset base
- Ability for local boards to ‘top up’ services using their Local Discretionary Investment
- Performance monitoring including benchmarking and reporting at a local board asset type level

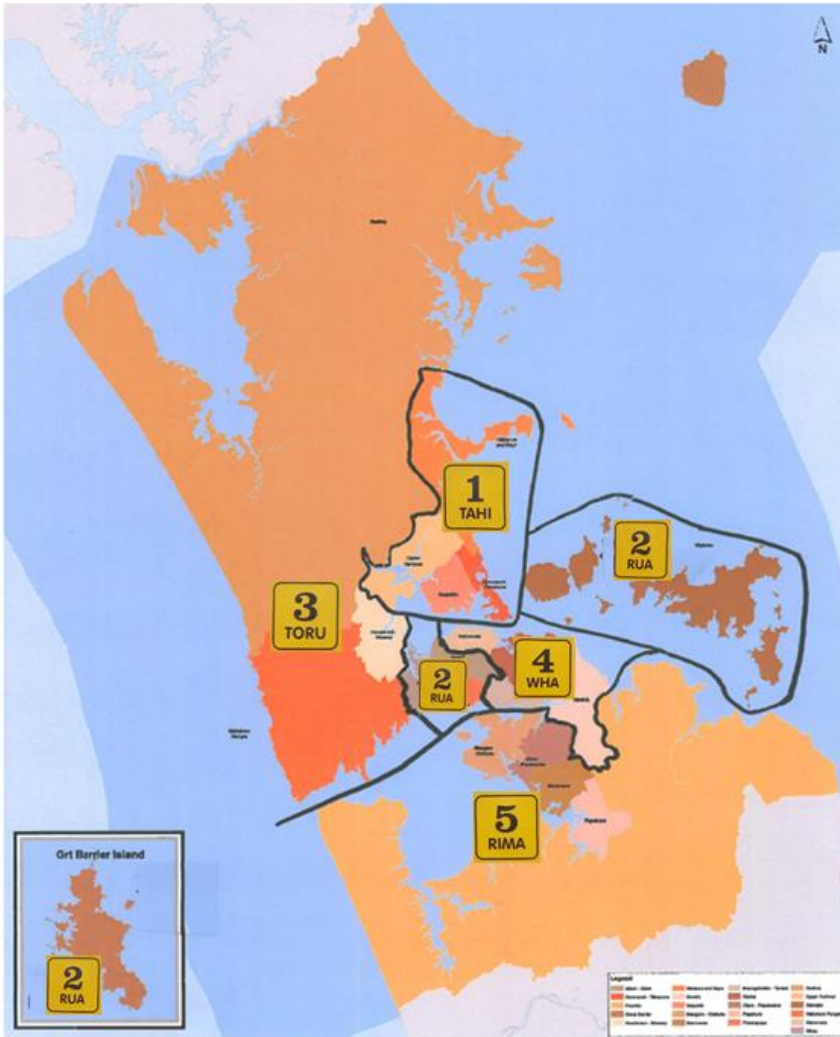
Smart procurement outcomes

- Cadetships, apprenticeships, job progression
- Working closer to home
- Community empowerment opportunities
- Environmental management

Be more output driven, provide consistent delivery of service

- Bundled contracts rather than duplicated
- Value for money

Where: five new geographic clusters / areas



- 1 Tahī Devonport-Takapuna, Hibiscus & Bays, Kaipatiki, & Upper Harbour
- 2 Rua Albert-Eden, Puketapapa & Whau (+ Hauraki Gulf Islands)
We are considering local delivery options for the Hauraki Gulf Islands.
- 3 Toru Henderson-Massey, Rodney, and Waitakere Ranges
- 4 Whā Howick, Maungakiekie-Tamaki, Orakei, and Waitemata
- 5 Rima Franklin, Māngere-Ōtāhuhu, Manurewa, Otara-Papatoetoe, and Papakura

REGIONS TO BE INVOLVED IN RFP

Tahi

Devonport-Takapuna
Hibiscus and Bays
Kaipatiki
Upper Harbour

Toru

Henderson-Massey
Rodney
Waitakere Ranges

Wha

Howick
Maungakiekie-Tamaki
Orakei
Waitemata

Rima

Franklin
Mangere-Otahuhu
Manurewa
Otago-Papatoetoe
Papakura

FULL FACILITIES CONTRACT PER REGION

FULL FACILITIES CONTRACT

Cleaning

Facilities management

Toilets

Litter collection

Pest control

Access management for gates, toilets

Street / park gardens

Mowing

Green

Playgrounds, skate facilities, courts

Lighting (internal and external)

Hard surfaces

Sports field maintenance

Beach / coastal / park structures

Furniture and fixtures

SPECIALIST CONTRACTS INCLUDED IN FULL FACILITIES – also a separate RFP

Arboriculture

Sports field renovation

SPECIALIST CONTRACTS – CLOSED RFP

Pool plants, closures, fountains

Ecological restoration

Hauraki Gulf Islands

NOT INCLUDED IN MARKET PROCESS

- BWO management
- Fire Evacuation schemes and training
- Fire alarm monitoring
- Fire Systems Maintenance
- Lift Maintenance
- Security Systems Maintenance
- Small Water Professional Services

Rua contract area

Chamberlain Park Golf Course

Beach Grooming (all mechanical)

Auckland Domain (including the Wintergardens)

Cemeteries (not in Rua)

North Shore Memorial Park

Waikumete Cemetery

Manukau Memorial Gardens



FLEXIBILITY

Due to co-governance management, Auckland Council itself cannot make the final decision and would need to defer to its co-governance partners. Submitters would need to scope and price these services upon which the co-governance will have the final decision.

Parakai
Recreation
Reserve

Tūpuna
Maunga

CAPEX – LOW VALUE, LOW RISK. UP TO THE VALUE OF \$300K



Progress Update

- Stakeholder engagement
 - Workshops and meetings have been held with all local boards
- Service Specifications
 - No significant proposed changes to service levels
- Request for Proposal issued on 28th Oct 2016
- Project 17 team answered more than 300 queries from suppliers during the period of the RFP clarification, from 29th Oct 2016 to 22nd Dec 2016
- RFP closing date 09th January 2017
- Participant's proposals currently under technical evaluation

What Suppliers had to factor in for the RFP

Smart
procurement

Local board
needs

Tight timelines

Co-governance

Full facilities
contract

Specialist
contracts

Suppliers for the FF contracts were
limited to two regions.

Who: Summary of RFP Supplier responses

Full Facilities:

- Twelve Suppliers, plus CPS (for the Rua area)



Arboriculture:

- Two Suppliers and CPS



Sportsfield renovation:

- Two Suppliers and CPS



Ecological Restoration:

- Four Suppliers



Pool plant and water feature:

- Single Supplier

Hauraki Gulf Islands:

- CPS (Cleaning and arboriculture)
- Multiple

TIMELINE

Milestone	Anticipated date
REOI release date	8 August 2016
EOI closing date	5 September 2016
Evaluation period commences	6 September 2016
Evaluation period ends	21 September 2016
Shortlisted suppliers confirmed	23 September 2016
EOI - refinement supplier workshops	6 Oct 2016 - 17 Oct 2016
RFP release date	28 October 2016
Last date for participants to raise questions	22 December 2016
Last date to issue Notice to Participants/ respond queries	23 December 2016
RFP closing date	9 January 2017
Evaluation period commences	10 January 2017
Evaluation period ends	31 January 2017
Shortlisted suppliers confirmed	3 February 2017
Negotiations with preferred participant(s)	8 Feb 2017 - 3 Mar 2017
Supplier Recommendation Report complete	6 March 2017
Committee approval	21 March 2017
Award contracts and manage contract transition	22 March 2017
Supplier Transition / Mobilisation kick-off meeting	27 March 2017
Sign new contracts	30 March 2017
Governing Body March meeting: update on contract awards	30 March 2017
LB workshop presentation material and logistics finalised	24 April 2017
LB workshops held involving successful suppliers	26 Apr to 9 May
Anticipated contract start date	1 July 2017

NEXT STEPS

- Technical and commercial evaluation of the RFP responses
- Potential supplier's site visits
- Negotiations with preferred participant(s)
- Supplier recommendation report for committee approval
- Award contracts and manage contract transition
- Supplier Transition / Mobilisation
- Sign new contracts
- Local Boards workshops with successful suppliers
- New contract start date July 01st