

## RECORD OF INDIVIDUAL CABINET MEMBER DECISION



**Title of Item:** Award of Contract for Repairs and Voids Service – Council Housing Properties

**Decision Maker:** Cabinet Member for Housing and Planning

**Key Decision (YES/NO):** Yes

**Name & Job Title of Officer Requesting Decision:**

Glyn Halksworth, Director of Regeneration, Housing and Regulatory Services

**Decision:**

That Cabinet approves the award of the contract to Axis (Europe) PLC as recommended in section 10 of appendix one, subject to the satisfactory completion of:

- s20 consultation with leaseholders, and
- the statutory stand still period of the Public Contracts Regulations 2015.

That, Cabinet agrees to South Essex Homes (SEH) issuing a Letter of Intent, with financial threshold of £150,000, to enable mobilisation and delivery of some services in advance of exchange of contract documents.

**Reasons for Decision:**

The services provided via this contract are critical to the Council in its obligations as a landlord delivered via the partnership agreement with South Essex Homes. The decision taken by the incumbent contractor not to exercise the option to extend the contract resulted in the necessity to undertake a procurement process sooner than planned.

The award of the contract, and the subsequent transfer to a new provider, will mean the Council can discharge its duties relating to repairs to the housing stock, and will ensure the minimum amount of service disruption is experienced by tenants and leaseholders.

A crucial part of the change of service provider is to commence the mobilisation of the new contract. The optimum period for these operations is twelve (12) weeks. This would mean both the s20 consultation (28 days) and Alcatel (14 days) periods would be completed in a timely manner. The elements of mobilisation to be managed are as follows.

- TUPE transfer – this includes Admitted Body Status processes would need to be delivered and deliberations by the parties as employers.

- IT interfaces – there is a considerable amount of system work to be undertaken.
- Exchange of critical documents – signed/sealed contract, health and safety plan, method statements, risk registers etc.
- Access to our Asbestos Register and supplementary systems to Northgate as required.

**Alternative Options Rejected:**

The option to bring the services back in-house has been considered however, due to the potential complexities and costs of establishment of an in-house service, and the time available to facilitate this without significant challenges to service provision, this was discounted.

**Declarations/Conflict of Interest:**

No declarations of conflicts of interest applicable.

**Decision Taken by Cabinet Member for Housing and Planning**

**Councillor: David Garston**

**Signed:**



**Date: 09/04/24**