

Design and Build for Multi-Use Wheeled Sports Park facility **: Preferred Contractor Contract Approach and expectations**

It is intended that following tender assessment, the successful bid will be appointed as the Preferred Contractor for the project, with delivery subject to securing planning permission and a full funding package.

The Contract for the build would be entered once planning permission and a full funding package are secured, after which reimbursement for the Contractor's input into the project could be sought. In advance of this, any costs to the Council/TaviSkate will be limited to any surveys and assessments necessary to support the planning application.

For clarity, this approach does carry the risk that if a full funding package cannot be secured that the appointed Contractor will not be reimbursed for any activity undertaken on the project development stages. No site works will commence until a fully funding package is secured.

The contract, post securing funding and consents is expected to take the form of a Works Contract (Design and Build) 'Priced Contract with Activity Schedule' under NEC4 (Option A).

The indicative budget is £250,000-£300,000 (net of VAT), and should not be exceeded without prior agreement of the Council. It is noted that the sum of £90,000 is expected to be confirmed towards this project shortly, comprising £50,000 Section 106 funding, and £40,000 from the Town Council as capital match funding.

The appointed Contractor will be required to assist the Town Council and TaviSkate with sourcing and securing the remaining funding towards the project. Any drawings or surveys necessary to support a planning application will be covered by funding secured or raised by TaviSkate, however activity undertaken by the appointed Contractor will be at their risk and cost, until such time as a full funding package is secured, and the practical works commence.

This approach has been taken in this instance due to the funding status (i.e. not currently a fully funded project) and the joint interest/incentive this approach will provide for both the Town Council, TaviSkate and the appointed Contractor in terms of delivering the project.

It is recognised that this approach skews the risk towards the appointed Contractor and limits risk for the Town Council, however it is considered that the right Contractor will be willing to work with the Town Council and TaviSkate on such an approach and that their commitment will be rewarded.

The Contractor

The appointed Contractor will create an exciting, welcoming and varied Multi-Use Wheeled Sports Park facility designed with and expanding on the existing consultation and contributions from local users.

The Contractor must be prepared to meet, engage and consult with current users on design details, but also with prospective users particularly those under-represented or facing barriers to use to find ways of designing a welcoming facility. This may include public or skaters design workshops or visiting local schools to explore ideas. TaviSkate will seek to facilitate such engagement.

The successful Contractor will demonstrate experience of delivery of similar project approaches (i.e. design, a proven track record of securing funding, through to build), stability and innovation, technical capacity and the ability to deliver requisite quality of works competitively, and will demonstrate an ability and willingness to:

- Be enthusiastic and outcome focused, using their experience and expertise to advise the Town Council and TaviSkate, whilst driving the project forwards to a successful conclusion.
- Instil confidence in leading the project through the planning application process, taking account of site specifics, constraints and opportunities.
- Show sensitivity and ability to consider other stakeholders' views whilst being able to convey the positive outcomes that a skatepark can deliver.
- Be proactive in assisting the Town Council and TaviSkate with securing funds from external funding sources, leading/supporting as most appropriate.
- Be willing to provide their assistance without reimbursement in the initial stages (fundraising, planning permission) until a full funding package is secured.

Relationship between the Contractor, Town Council and TaviSkate

Design and consultation stage

In the initial stages of local consultation and refinement of the proposed design, the Contractor will primarily work closely with TaviSkate. TaviSkate have strong existing relationships with local skaters and riders, young people, the wider community and the local schools. The Town Council will be available to provide any necessary steer as site owners, including contributing input and signing off the design which the Contractor, TaviSkate and the wheeled sports community propose.

Planning application stage

Any specialist surveys or reports necessary to support a planning application will be covered by funding secured or raised by TaviSkate. It is anticipated that the planning application will be in the name of the Town Council as site owners.

Fundraising

Fundraising activity will primarily be led by TaviSkate (with input and advice from the Contractor). It will be acceptable (if not expected) for TaviSkate to liaise with certain prospective funders, and to be the body undertaking fundraising and applying for funds – e.g. Trusts, Foundations and Crowdfunder.

In other instances, some funders (e.g. Sport England, Lottery) will require the site owner to be the applicant, the Town Council will fulfil this role as required. The Town Council will engage in dialogue as required to facilitate securing funding from such funders as is necessary, supported by TaviSkate and the Contractor.

Build Contract

The formal Contract for the build will be between the Contractor and Town Council. The Town Council as site owner will be responsible for all documentation and practicalities relating to the build. If there are design clarifications needed during the build, the Town Council will liaise with TaviSkate as required.