

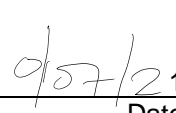
|                     |                                     |
|---------------------|-------------------------------------|
| <b>DECISION NO:</b> | <i>For Member Services use only</i> |
|---------------------|-------------------------------------|

|                 |        |
|-----------------|--------|
| Concurrence No: | 066480 |
|-----------------|--------|

|   |          |
|---|----------|
| <b>Action under delegated authority of Chief Executive</b>                                    | <b>X</b> |
| <b>Action under delegated authority of Director of Finance and Cabinet Member for Finance</b> |          |
| <b>Action taken by Chief Executive in consultation with Cabinet Member(s)</b>                 |          |

Subject: **Request an Exception to Contract Standing Orders to allow legionella control works to be carried out.**

Signature and designation of officer(s) taking action:

|                                  |  |
|----------------------------------|--|
| 06/07/2021                       | 06/07/2021   |
| _____<br>Chief Executive<br>Date | _____<br>Director of Finance<br>Date   |
|                                  | <div style="text-align: center;"> <br/>           9/07/21<br/>           Head of Finance<br/>           Date         </div> |

**Name of Cabinet Member(s) Consulted:**

I have been consulted and concur with the proposals set out below:

Councillor

\_\_\_\_\_  
Cabinet Member for

Signature:

\_\_\_\_\_  
Date:

Councillor

\_\_\_\_\_  
Cabinet Member for

Signature:

\_\_\_\_\_  
Date:

Name of any member who has declared a conflict of interest in relation to this decision: \_\_\_\_\_

**THIS DOCUMENT WILL BE PUBLISHED ON THE COUNCIL'S WEBSITE**

The report overleaf sets out the decision to be taken, the reasons for the decision, and the details of alternative options, if any, considered and rejected.

Officer decisions are available for public inspection, both at the Borough Offices and on the Council's website. Officer decisions are kept for a period of six years at the Borough Offices and for six months on the website after the decision is made. Background papers are available for four years.

**RECOMMENDED that:** An exception to Contract Standing Orders to allow Robyland Ltd to be appointed to carry out legionella control works at Cheshunt High Street be approved.

## **Purpose**

To approve an exception to Contract Standing Orders to allow Robyland Ltd to be appointed to carry out legionella control works.

## **The Project**

The four water tanks and the brick housing they are contained within are situated on the roof, above the bakers at Cheshunt High Street shops. These tanks serve both the bakers and the dance studio. They are in a bad state of repair and require replacement. The tank housing roof is sagging and pigeons currently live in it, which pose a risk to the health and safety of the tank users. Because of their condition and poor access, (scaffolding is required), the safest and most economical solution is that the existing tanks and boilers are removed and replaced with combi boilers, which do not require a water tank.

Robyland Ltd has provided a quote for the works detailed above and has spent much time in trying to establish which tanks serve which property and dealing with other related complications. Robyland Ltd has recently carried out works to the other water tanks at this parade. This gives them knowledge of the system and they would be best placed to carry out the works.

The cost to removing the existing boiler housing and asbestos tanks is £7,940. Plus £3,320 to repair the flat roof, which lies to the front of the tank housing.

## **Financial, Legal and Risk Management Implications**

If the tanks are removed there is no risk of a legionella outbreak, therefore by removing the tanks and replacing them with combi boilers the Council have removed this risk. The works will be funded from existing repairs and maintenance budgets at a cost of £11,260.

## **Alternative Options Considered and Rejected**

A tender process could be undertaken; however this would result in additional costs and disruption to tenants as each bidding company would need to carry out surveys and investigative works. This work is now considered urgent because of the risk.

An alternative option of replacing the old tanks with new ones and renewing the housing was considered, this was more expensive and therefore rejected.

## **Contribution to the Council's Objectives and Environmental Sustainability Priorities**

The Council's Sustainable Living Corporate priority, lists helping 'residents to lead a healthy lifestyle' as a corporate objective. By removing the tanks and therefore any potential exposure to Legionella, this helps the tenants. As their businesses serve

the local community, it protects the Public's Health by removing the risk of Legionella.

## **Conclusion**

Approval should be given for an exception to Contract Standing Orders, to allow Robyland to be appointed to carry out legionella control works as it makes the most economical sense.

Contact Officer: Stuart Elms

Ext: 5762

Date 23 June  
2021

---

Action reported to the Cabinet on:

---