



## CORFE MULLEN TOWN COUNCIL – REPORT

**Meeting Date: 27 April 2021**

**Agenda Item: TC 20/206**

**Paper: L**

<b>Subject:</b>	Repairs to Corfe Mullen Recreation Ground Public Toilets
<b>Purpose of Report:</b>	To Consider Quotes and Approve Contractors for repairs to the Recreation Ground Public Toilets
<b>Prepared by:</b>	Catherine Horsley, Deputy Clerk
<b>Background:</b>	The two public toilets at the Recreation Ground were vandalised over the weekend 13-14 March 2021. The door to one of the toilets was forced open by chiselling out the lock and the other attempted. The plumbing to the sink along with the tap, toilet roll holder, soap dispenser/sanitiser were ripped off the wall, with pipes left exposed and water running for some time. A locksmith was called to repair the locks to ensure both doors were lockable. The toilets have remained closed to members of the public since 14 March 2021.
<b>Key Points:</b>	<p>Several contractors have been approached to carry out the repair works, with the scope defined as follows:</p> <ul style="list-style-type: none"> <li>• To get the toilets up and running as soon as possible.</li> <li>• Supply and fit new sink taps and repair associated plumbing.</li> <li>• Supply and fit robust toilet roll holder and soap/sanitiser dispenser.</li> <li>• Tiling above sink.</li> <li>• Re-decoration including ceiling, walls, and floor (painted)</li> <li>• Repair or replace doors.</li> </ul> <p>It has been very difficult to get contractors to quote for any of the work as they are either too busy, unable to quote for the work or do not want the work. Contractors have been broken down into who can either carryout repairs to the toilets, repair/replace doors only and contractor who can carry out all the work.</p> <p>The following quotes have been provided for <b>toilet/plumbing repairs only</b>:</p> <p><b>Contractor 1 -</b> Supply &amp; Fit Soap Dispenser/Toilet Tissue Dispenser/Tap – <b>Total - £484.00 (exc VAT)</b> <i>(Painting/Decorating/Tiling materials/labour quote - £980.00)</i></p> <p><b>Contractor 2 –</b> Supply &amp; Fit Soap Dispenser/Toilet Tissue Dispenser/Tap and Labour – <b>Total - £655.00</b> <i>(Painting/Decorating/Tiling materials quote - £100.00)</i></p> <p><b>Contractor 3 -</b> Plumbing Materials/Labour only - <b>Total - £192.00</b> <i>(Note: Contractor not prepared to quote for supply &amp; fit of Soap Dispenser/Toilet Tissue Dispenser or re-decoration)</i></p>

	<p>The following quote has been provided for <b>door repairs only</b>:</p> <p><b>Contractor 4 –</b> Supply/Fit UPVC Door <b>Total - £1280.00 (inc VAT)</b> <i>(Note: Of the contractors approached to repair/replace existing wooden doors, most do not repair/fit wooden doors and recommend UPVC doors).</i></p> <p>The following quote has been provided to carry out <b>all the work</b>:</p> <p><b>Contractor 5 –</b> Supply &amp; Fit Soap Dispenser/Toilet Tissue Dispenser/Tap, re-tiling, and repair door with vandal proof blanking plate - <b>Total - £340.00</b> <i>(Painting/Decorating quote - £125.00)</i></p> <p>One further quote is waited for door repairs, which will hopefully be received prior to the meeting.</p> <p><b>Additional costs to be incurred:</b></p> <ul style="list-style-type: none"> <li>• An electrician/locksmith will be required to get electronic door functioning for the automatic locking.</li> <li>• If contractor 3 was appointed, supply &amp; fit Soap Dispenser/Toilet Tissue Dispenser would be an additional cost.</li> <li>• To make good boxing in of pipes/sink in place, which will need to be opened to repair sink plumbing/tap.</li> </ul> <p><b>Costs already incurred to date:</b></p> <ul style="list-style-type: none"> <li>• Locksmith and keys £211.00 (inc VAT)</li> </ul>
<b>Implications:</b>	<ul style="list-style-type: none"> <li>• Lack of public toilet facilities at the Recreation Ground.</li> <li>• Cost to repair does not guarantee prevention of further vandalism.</li> </ul>
<b>Recommendation:</b>	To consider the anonymised quotes and agree and approve contractors to carryout repairs.