

NATIONAL INSTITUTE FOR RESEARCH IN NUCLEAR SCIENCEGENERAL PURPOSES COMMITTEERevised estimate of costs of the PLA Building
extensionsNote by the Chairman of
the Rutherford Laboratory Building Committee

1. Paper NI/GP/60/9 set out the proposed extensions to the P.L.A. buildings and this scheme was approved by the General Purposes Committee on 11th February 1960. Paper NI/GP/60/25 approved on 12th May 1960 stated the total cost to be £230,000. The scheme was approved by the Treasury on the 15th August 1960 at this sum.
2. Construction work on this scheme is now in progress and to date approximately 20% of the work has been paid for. Tenders for the majority of the work have now been received and fully detailed designs have been completed. A full appreciation of the ultimate cost, subject to CVC increases, is now available and this shows an overall increase in cost of £38,500.
3. This increase is made up as follows:-

(a) Road and Drains	13,000	
(b) Modifications to the pump house and radio chemical laboratory	2,000	
(c) Fire Detection Equipment	1,500	
(d) M & E Services	<u>3,500</u>	
	20,000	
(e) Price increases between Feb 1960 (date of first estimate) and contract dates.		
Architects	7,000	
M & E	<u>8,000</u>	
(f) Fees		15,000
		<u>5,000</u>
		40,000
(g) Reduction on Furniture		<u>1,500</u>
		<u>£ 38,500</u>
4. Roads and Drains £13,000

Paper NI/GP/60/9 showed a token figure of £10,000 for roads, lighting, car parks, etc. Before paper NI/GP/60/25 was prepared, Southern Works Organisation were asked to delete from this scheme all roads, car parks, etc which were not directly related to this project as these would be provided under the Site Services heading. Unfortunately all roads, car parks, drains and ducts were deleted not just the true site development work. The estimate of £230,000 given in paper NI/GP/60/25 did not therefore include any provision for this work. It is now known that the costs properly chargeable to this scheme are:-

Normal trade waste and effluent drainage	
including the formation of ducts	£8,000
Spur roads etc.,	£5,000
	<u>£ 13,000</u>

5. Modification to the pump house and radio chemical laboratory £2,000

This increase results from changes in requirements. It arose from the development of plant design and from detailing.

6. Fire Detection Equipment £1,500

No provision was made for this equipment in the original estimate. It is primarily for the radio chemical block and is considered necessary in a building of this type which needs a very high air change rate.

7. M & E Services £3,500

The revised estimate shows numerous increases and decreases compared with the original. The biggest single increase is on the ventilation plant, the underestimate being attributable to the shortage of detailed information at the very early design stage. The revised estimate for this equipment is based on the lowest tender reduced by £6,000 in respect of simplification in design.

8. Price Increases £15,000

Following the date of the original estimate in February 1960, numerous national price increases have taken place. This sum covers increases between February 1960 and the dates on which contracts were let. It does not include increases under Cost Variation Conditions included in certain contracts as these amounts cannot be ascertained at this stage. The increase due to higher wage rates in the building trade to take effect in October 1961, for example, can only be estimated when it is known what work remains to be done at that date. It is thought however that £7,000 may be involved.

9. Fees £5,000

Fees are charged by the Southern Works Organisation on the basis of cost and it is now expected that the total fees on this scheme will amount to £35,000.

10. Furniture £1,500 (decrease)

The requirements have been re-examined and a saving of £1,500 has been achieved.

11. All parts of the scheme have been critically examined and every possible saving has been made. The only changes in requirements are £3,500 as described in 5 and 6 above.

12. Approval is now sought to an increase in cost of this scheme from £230,000 to £268,500.

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to Members of the Governing Board for information

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