

United Kingdom-Oban: Refurbishment work

OJ S 34/2020 18/02/2020

Contract notice**Works****Legal Basis:**

Directive 2014/24/EU

Section I: Contracting authority

I.1. Name and addresses

Official name: Argyll Community Housing Association Ltd

Postal address: Menzies House, Glenshellach Business Park

Town: Oban

NUTS code: UKM63 Lochaber, Skye & Lochalsh, Arran & Cumbrae and Argyll & Bute

Postal code: PA34 4RY

Country: United Kingdom

Contact person: Craig Bence

E-mail: Craig.Bence@acha.co.uk

Telephone: +44 1546605828

Internet address(es):Main address: <http://www.acha.co.uk>Address of the buyer profile: https://www.publiccontractsscotland.gov.uk/search/Search_AuthProfile.aspx?ID=AA10562**I.2. Information about joint procurement**

The contract is awarded by a central purchasing body

I.3. CommunicationThe procurement documents are available for unrestricted and full direct access, free of charge, at: www.acha.co.ukTenders or requests to participate must be submitted electronically via: www.publiccontractsscotland.gov.uk

Additional information can be obtained from another address:

Official name: Argyll Community Housing Association

Postal address: Dolphin Hall, Manse Avenue

Town: Dunoon

NUTS code: UKM63 Lochaber, Skye & Lochalsh, Arran & Cumbrae and Argyll & Bute

Postal code: PA23 8DQ

Country: United Kingdom

Contact person: Craig Bence

E-mail: Craig.Bence@acha.co.uk

Telephone: +44 1546605828

Internet address(es):Main address: www.acha.co.ukElectronic communication requires the use of tools and devices that are not generally available. Unrestricted and full direct access to these tools and devices is possible, free of charge, at: www.publiccontractsscotland.gov.uk**I.4.**

Type of the contracting authority

Body governed by public law

I.5. Main activity

Housing and community amenities

Section II: Object

II.1. Scope of the procurement**II.1.1. Title**

Investment and Regeneration — Dynamic Purchasing System

Reference number: I+R - DPS

II.1.2. Main CPV code

45453100 Refurbishment work

II.1.3. Type of contract

Works

II.1.4. Short description

Argyll Community Housing Association are looking to implement a dynamic purchasing system in order to deliver their investment and regeneration programmes for the next 5-10 years.

II.1.5. Estimated total value

Value excluding VAT: 190 000 000,00 GBP

II.1.6. Information about lots

This contract is divided into lots: yes

Tenders may be submitted for maximum number of lots: 9

The contracting authority reserves the right to award contracts combining the following lots or groups of lots:

ACHA reserve the right to combine any of the designated nine lots available as part of this DPS.

II.2. Description**II.2.1. Title**

New Build

Lot No: 1

II.2.2. Additional CPV code(s)

45211100 Construction work for houses, 45211000 Construction work for multi-dwelling buildings and individual houses, 45211350 Multi-functional buildings construction work, 45213150 Office block construction work, 45213100 Construction work for commercial buildings, 44211000 Prefabricated buildings, 44211100 Modular and portable buildings

II.2.3. Place of performance

NUTS code: UKM63 Lochaber, Skye & Lochalsh, Arran & Cumbrae and Argyll & Bute

Main site or place of performance: All areas of Argyll and Bute.

II.2.4. Description of the procurement

The procurement process will be conducted under the restricted procedure.

II.2.5.

Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

II.2.6. Estimated value

Value excluding VAT: 40 000 000,00 GBP

II.2.7. Duration of the contract, framework agreement or dynamic purchasing system

Duration in months: 60

This contract is subject to renewal: yes

Description of renewals:

ACHA reserve the right to extend the DPS for a further 5 years (60 months).

II.2.9. Information about the limits on the number of candidates to be invited

Envisaged minimum number: 5
Objective criteria for choosing the limited number of candidates :

The number of candidates will be dependent on the number of approved companies, awarded on to the DPS lots.

II.2.10. Information about variants

Variants will be accepted: no

II.2.11. Information about options

Options: no

II.2.13. Information about European Union funds

The procurement is related to a project and/or programme financed by European Union funds: no

II.2.14. Additional information

Residential, Office and commercial developments.

II.2. Description**II.2.1. Title**

Whole House

Lot No: 2

II.2.2. Additional CPV code(s)

45453100 Refurbishment work, 09323000 District heating, 45232141 Heating works, 45331000 Heating, ventilation and air-conditioning installation work, 45331100 Central-heating installation work, 50720000 Repair and maintenance services of central heating, 50721000 Commissioning of heating installations, 71314310 Heating engineering services for buildings, 71321200 Heating-system design services, 45311000 Electrical wiring and fitting work, 45310000 Electrical installation work, 45315000 Electrical installation work of heating and other electrical building-equipment, 45317000 Other electrical installation work, 45350000 Mechanical installations, 45351000 Mechanical engineering installation works, 50710000 Repair and maintenance services of electrical and mechanical building installations, 51100000 Installation services of electrical and mechanical equipment, 71333000 Mechanical engineering services, 71334000 Mechanical and electrical engineering services, 31121320 Wind turbines, 31121330 Wind turbine generators, 45421151 Installation of fitted kitchens, 45211310 Bathrooms construction work, 45430000 Floor and wall covering work, 45420000 Joinery and carpentry installation work, 45300000 Building installation work, 45400000

Building completion work, 45421100 Installation of doors and windows and related components , 45443000 Facade work, 45261920 Roof maintenance work, 45261200 Roof-covering and roof-painting work, 45261410 Roof insulation work, 45320000 Insulation work, 45321000 Thermal insulation work, 44212381 Cladding, 45262650 Cladding works, 45260000 Roof works and other special trade construction works, 45261000 Erection and related works of roof frames and coverings, 45261100 Roof-framing work, 45261210 Roof-covering work, 45261211 Roof-tiling work, 45261212 Roof-slating work, 45261213 Metal roof-covering work, 45261214 Bituminous roof-covering work, 45261220 Roof-painting and other coating work, 45261900 Roof repair and maintenance work

II.2.3. Place of performance

NUTS code: UKM63 Lochaber, Skye & Lochalsh, Arran & Cumbrae and Argyll & Bute
Main site or place of performance: All areas of Argyll and Bute.

II.2.4. Description of the procurement

The procurement process will be conducted under the restricted procedure.

II.2.5. Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

II.2.6. Estimated value

Value excluding VAT: 15 000 000,00 GBP

II.2.7. Duration of the contract, framework agreement or dynamic purchasing system

Duration in months: 60

This contract is subject to renewal: yes

Description of renewals:

ACHA reserve the right to extend the DPS for a further 5 years (60 months).

II.2.9. Information about the limits on the number of candidates to be invited

Envisaged minimum number: 5
Objective criteria for choosing the limited number of candidates :

The number of candidates will be dependent on the number of approved companies, awarded on to the DPS lots.

II.2.10. Information about variants

Variants will be accepted: no

II.2.11. Information about options

Options: no

II.2.13. Information about European Union funds

The procurement is related to a project and/or programme financed by European Union funds: no

II.2.14. Additional information

Whole House Refurbishment (Multi-Trade Companies lots 4-8)

II.2. Description

II.2.1. Title

Demolition and Ground Works

Lot No: 3

II.2.2. Additional CPV code(s)

45111000 Demolition, site preparation and clearance work, 45110000 Building demolition and wrecking work and earthmoving work, 45111100 Demolition work, 45111240 Ground-drainage work, 45111250 Ground investigation work, 45232450 Drainage construction works, 45232451 Drainage and surface works, 45232452 Drainage works, 45232453 Drains construction work, 45233250 Surfacing work except for roads, 45233251 Resurfacing works, 45233253 Surface work for footpaths

II.2.3. Place of performance

NUTS code: UKM63 Lochaber, Skye & Lochalsh, Arran & Cumbrae and Argyll & Bute
Main site or place of performance: All areas of Argyll and Bute.

II.2.4. Description of the procurement

The procurement process will be conducted under the restricted procedure.

II.2.5. Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

II.2.6. Estimated value

Value excluding VAT: 10 000 000,00 GBP

II.2.7. Duration of the contract, framework agreement or dynamic purchasing system

Duration in months: 60

This contract is subject to renewal: yes

Description of renewals:

ACHA reserve the right to extend the DPS for a further 5 years (60 months).

II.2.9. Information about the limits on the number of candidates to be invited

Envisaged minimum number: 5
Objective criteria for choosing the limited number of candidates :

The number of candidates will be dependent on the number of approved companies, awarded on to the DPS lots.

II.2.10. Information about variants

Variants will be accepted: no

II.2.11. Information about options

Options: no

II.2.13. Information about European Union funds

The procurement is related to a project and/or programme financed by European Union funds:
no

II.2.14. Additional information

Demolition, site clearance, ground works, infrastructure, roads, car-parks, footpaths, etc.

II.2. Description

II.2.1. Title

Heating, Electrical and Mechanical
Lot No: 4

II.2.2. Additional CPV code(s)

45350000 Mechanical installations, 45453100 Refurbishment work, 45310000 Electrical

installation work, 09323000 District heating, 45232141 Heating works, 45331000 Heating, ventilation and air-conditioning installation work, 45331100 Central-heating installation work, 50720000 Repair and maintenance services of central heating, 71314310 Heating engineering services for buildings, 71321200 Heating-system design services, 45311000 Electrical wiring and fitting work, 45315000 Electrical installation work of heating and other electrical building-equipment, 45317000 Other electrical installation work, 45351000 Mechanical engineering installation works, 50710000 Repair and maintenance services of electrical and mechanical building installations, 51100000 Installation services of electrical and mechanical equipment, 71333000 Mechanical engineering services, 71334000 Mechanical and electrical engineering services

II.2.3. Place of performance

NUTS code: UKM63 Lochaber, Skye & Lochalsh, Arran & Cumbrae and Argyll & Bute
Main site or place of performance: All areas of Argyll and Bute.

II.2.4. Description of the procurement

The procurement process will be conducted under the restricted procedure.

II.2.5. Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

II.2.6. Estimated value

Value excluding VAT: 25 000 000,00 GBP

II.2.7. Duration of the contract, framework agreement or dynamic purchasing system

Duration in months: 60

This contract is subject to renewal: yes

Description of renewals:

ACHA reserve the right to extend the DPS for a further 5 years (60 months).

II.2.9. Information about the limits on the number of candidates to be invited

Envisaged minimum number: 5
Objective criteria for choosing the limited number of candidates :

The number of candidates will be dependent on the number of approved companies, awarded on to the DPS lots.

II.2.10. Information about variants

Variants will be accepted: no

II.2.11. Information about options

Options: no

II.2.13. Information about European Union funds

The procurement is related to a project and/or programme financed by European Union funds: no

II.2.14. Additional information

Heating installations, electrical installations, mechanical installations and associated works.

II.2. Description

II.2.1. Title

Renewable and New Emerging Technology

Lot No: 5

II.2.2. Additional CPV code(s)

31121320 Wind turbines, 31121330 Wind turbine generators, 45331000 Heating, ventilation and air-conditioning installation work, 45350000 Mechanical installations

II.2.3. Place of performance

NUTS code: UKM63 Lochaber, Skye & Lochalsh, Arran & Cumbrae and Argyll & Bute
Main site or place of performance: All areas of Argyll and Bute.

II.2.4. Description of the procurement

The procurement process will be conducted under the restricted procedure.

II.2.5. Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

II.2.6. Estimated value

Value excluding VAT: 15 000 000,00 GBP

II.2.7. Duration of the contract, framework agreement or dynamic purchasing system

Duration in months: 60

This contract is subject to renewal: yes

Description of renewals:

ACHA reserve the right to extend the DPS for a further 5 years (60 months).

II.2.9. Information about the limits on the number of candidates to be invited

Envisaged minimum number: 5
Objective criteria for choosing the limited number of candidates :

The number of candidates will be dependent on the number of approved companies, awarded on to the DPS lots.

II.2.10. Information about variants

Variants will be accepted: no

II.2.11. Information about options

Options: no

II.2.13. Information about European Union funds

The procurement is related to a project and/or programme financed by European Union funds: no

II.2.14. Additional information

Solar, PV, solar thermal, ASHP, biomass and district heating systems. New emerging technology, battery storage, vehicle charging points and wind turbines

II.2. Description

II.2.1. Title

Kitchens and Bathrooms

Lot No: 6

II.2.2. Additional CPV code(s)

45421000 Joinery work, 45211310 Bathrooms construction work, 45421151 Installation of fitted kitchens, 45430000 Floor and wall covering work, 45420000 Joinery and carpentry

installation work, 45300000 Building installation work, 45330000 Plumbing and sanitary works, 45400000 Building completion work

II.2.3. Place of performance

NUTS code: UKM63 Lochaber, Skye & Lochalsh, Arran & Cumbrae and Argyll & Bute
Main site or place of performance: All areas of Argyll and Bute.

II.2.4. Description of the procurement

The procurement process will be conducted under the restricted procedure.

II.2.5. Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

II.2.6. Estimated value

Value excluding VAT: 15 000 000,00 GBP

II.2.7. Duration of the contract, framework agreement or dynamic purchasing system

Duration in months: 60

This contract is subject to renewal: yes

Description of renewals:

ACHA reserve the right to extend the DPS for a further 5 years (60 months).

II.2.9. Information about the limits on the number of candidates to be invited

Envisaged minimum number: 5
Objective criteria for choosing the limited number of candidates :

The number of candidates will be dependent on the number of approved companies, awarded on to the DPS lots.

II.2.10. Information about variants

Variants will be accepted: no

II.2.11. Information about options

Options: no

II.2.13. Information about European Union funds

The procurement is related to a project and/or programme financed by European Union funds: no

II.2.14. Additional information

Kitchen and bathroom installations, wet rooms, aids and adaptations and associated works.

II.2. Description

II.2.1. Title

Windows and Doors
Lot No: 7

II.2.2. Additional CPV code(s)

45421000 Joinery work, 45421100 Installation of doors and windows and related components, 45421130 Installation of doors and windows, 45400000 Building completion work

II.2.3. Place of performance

NUTS code: UKM63 Lochaber, Skye & Lochalsh, Arran & Cumbrae and Argyll & Bute
Main site or place of performance: All areas of Argyll and Bute.

II.2.4. Description of the procurement

The procurement process will be conducted under the restricted procedure.

II.2.5. Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

II.2.6. Estimated value

Value excluding VAT: 15 000 000,00 GBP

II.2.7. Duration of the contract, framework agreement or dynamic purchasing system

Duration in months: 60

This contract is subject to renewal: yes

Description of renewals:

ACHA reserve the right to extend the DPS for a further 5 years (60 months).

II.2.9. Information about the limits on the number of candidates to be invited

Envisaged minimum number: 5 Objective criteria for choosing the limited number of candidates :

The number of candidates will be dependent on the number of approved companies, awarded on to the DPS lots.

II.2.10. Information about variants

Variants will be accepted: no

II.2.11. Information about options

Options: no

II.2.13. Information about European Union funds

The procurement is related to a project and/or programme financed by European Union funds: no

II.2.14. Additional information

Window and door installations (all types), access control systems and associated works.

II.2. Description

II.2.1. Title

Energy Efficiency, Roofing and Roughcast
Lot No: 8

II.2.2. Additional CPV code(s)

44220000 Builders' joinery, 45421000 Joinery work, 44112400 Roof, 45453100 Refurbishment work, 45261410 Roof insulation work, 45320000 Insulation work, 45410000 Plastering work, 45260000 Roof works and other special trade construction works, 45443000 Facade work, 45261920 Roof maintenance work, 45261200 Roof-covering and roof-painting work, 45321000 Thermal insulation work, 44212381 Cladding, 45262650 Cladding works, 45261000 Erection and related works of roof frames and coverings, 45261100 Roof-framing work, 45261210 Roof-covering work, 45261211 Roof-tiling work, 45261212 Roof-slating work, 45261213 Metal roof-covering work, 45261214 Bituminous roof-covering work, 45261220 Roof-painting and other coating work, 45261900 Roof repair and maintenance work

II.2.3. Place of performance

NUTS code: UKM63 Lochaber, Skye & Lochalsh, Arran & Cumbrae and Argyll & Bute

Main site or place of performance: All areas of Argyll and Bute.

II.2.4. Description of the procurement

The procurement process will be conducted under the restricted procedure.

II.2.5. Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

II.2.6. Estimated value

Value excluding VAT: 40 000 000,00 GBP

II.2.7. Duration of the contract, framework agreement or dynamic purchasing system

Duration in months: 60

This contract is subject to renewal: yes

Description of renewals:

The number of candidates will be dependent on the number of approved companies, awarded on to the DPS lots.

II.2.9. Information about the limits on the number of candidates to be invited

Envisaged minimum number: 5 Objective criteria for choosing the limited number of candidates :

ACHA reserve the right to extend the DPS for a further 5 years (60 months).

II.2.10. Information about variants

Variants will be accepted: no

II.2.11. Information about options

Options: no

II.2.13. Information about European Union funds

The procurement is related to a project and/or programme financed by European Union funds: no

II.2.14. Additional information

External wall insulation, cavity wall insulation, roofing, roughcasting, insulation works, cladding, insulated render systems, etc. and associated works.

II.2. Description

II.2.1. Title

Planned, Cyclical and Reactive Repairs and Maintenance

Lot No: 9

II.2.2. Additional CPV code(s)

45453100 Refurbishment work, 45211100 Construction work for houses, 45442100 Painting work, 45442110 Painting work of buildings, 45442120 Painting and protective-coating work of structures, 45452000 Exterior cleaning work for buildings, 45452100 Blast cleaning work for building exteriors, 90900000 Cleaning and sanitation services, 90910000 Cleaning services, 45232430 Water-treatment work, 50720000 Repair and maintenance services of central heating, 50710000 Repair and maintenance services of electrical and mechanical building installations, 33191000 Sterilisation, disinfection and hygiene devices, 85142300 Hygiene services, 42416100 Lifts, 44115600 Stairlifts, 45313100 Lift installation work, 50750000 Lift-maintenance services, 77211300 Tree-clearing services, 77211400 Tree-cutting services,

77211500 Tree-maintenance services, 77340000 Tree pruning and hedge trimming, 45112700 Landscaping work, 50000000 Repair and maintenance services

II.2.3. Place of performance

NUTS code: UKM63 Lochaber, Skye & Lochalsh, Arran & Cumbrae and Argyll & Bute
Main site or place of performance: All areas of Argyll and Bute.

II.2.4. Description of the procurement

The procurement process will be conducted under the restricted procedure.

II.2.5. Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

II.2.6. Estimated value

Value excluding VAT: 15 000 000,00 GBP

II.2.7. Duration of the contract, framework agreement or dynamic purchasing system

Duration in months: 60

This contract is subject to renewal: yes

Description of renewals:

ACHA reserve the right to extend the DPS for a further 5 years (60 months).

II.2.9. Information about the limits on the number of candidates to be invited

Envisaged minimum number: 5
Objective criteria for choosing the limited number of candidates :

The number of candidates will be dependent on the number of approved companies, awarded on to the DPS lots.

II.2.10. Information about variants

Variants will be accepted: no

II.2.11. Information about options

Options: no

II.2.13. Information about European Union funds

The procurement is related to a project and/or programme financed by European Union funds: no

II.2.14. Additional information

Repairs and maintenance associated with lots 4-8, insurance works, estate management works, internal and external painting, access equipment and scaffolding, aids and adaptations, water hygiene services, testing and management, Legionella control, lift repairs, service and maintenance and associated works.

Section III: Legal, economic, financial and technical information

III.1. Conditions for participation

III.1.1. Suitability to pursue the professional activity, including requirements relating to enrolment on professional or trade registers

List and brief description of conditions:

Please refer to the Investment and Regeneration DPS Supporting document in particular the the qualifications and accreditations section for each specific lot, detailed on pages 5-7.

III.1.2. Economic and financial standing

Minimum level(s) of standards possibly required:

Public liability insurance (minimum 5 000 000,00 GBP);

Employers liability insurance (minimum 5 000 000,00 GBP);

Professional indemnity insurance (minimum 5 000 000,00 GBP);

Contractors all risk insurance (minimum 1 000 000,00 GBP).

III.1.3. Technical and professional ability

Selection criteria as stated in the procurement documents

III.2. Conditions related to the contract

III.2.2. Contract performance conditions

Conditions will be on contract by contract basis.

III.2.3. Information about staff responsible for the performance of the contract

Obligation to indicate the names and professional qualifications of the staff assigned to performing the contract

Section IV: Procedure

IV.1. Description

IV.1.1. Type of procedure

Restricted procedure

IV.1.3. Information about a framework agreement or a dynamic purchasing system

The procurement involves the setting up of a dynamic purchasing systemThe dynamic purchasing system might be used by additional purchasers

IV.1.8. Information about the Government Procurement Agreement (GPA)

The procurement is covered by the Government Procurement Agreement: yes

IV.2. Administrative information

IV.2.1. Previous publication concerning this procedure

Notice number in the OJ S: [2020/S 021-045421](#)

IV.2.2. Time limit for receipt of tenders or requests to participate

Date: 16/03/2020 Local time: 14:00

IV.2.3. Estimated date of dispatch of invitations to tender or to participate to selected candidates

Date: 01/05/2020

IV.2.4. Languages in which tenders or requests to participate may be submitted

English

Section VI: Complementary information

VI.1. Information about recurrence

This is a recurrent procurement: no

VI.2. Information about electronic workflows

Electronic ordering will be used
Electronic invoicing will be accepted
Electronic payment will be used

VI.3. Additional information

If you require any further information please DPS Supporting Document or email

DynamicPurchasingSystem@acha.co.uk

Note: to register your interest in this notice and obtain any additional information please visit the Public Contracts Scotland website at https://www.publiccontractsscotland.gov.uk/Search/Search_Switch.aspx?ID=614263

The buyer has indicated that it will accept electronic responses to this notice via the postbox facility. A user guide is available at https://www.publiccontractsscotland.gov.uk/sitehelp/help_guides.aspx

Suppliers are advised to allow adequate time for uploading documents and to dispatch the electronic response well in advance of the closing time to avoid any last minute problems.

A subcontract clause has been included in this contract. For more information see: <http://www.publiccontractsscotland.gov.uk/info/InfoCentre.aspx?ID=2363>

Community benefits are included in this requirement. For more information see: <http://www.publiccontractsscotland.gov.uk/info/InfoCentre.aspx?ID=2361>

A summary of the expected community benefits has been provided as follows:

Community benefit clauses will be on a contract by contract basis.

(SC Ref:614263)

VI.4. Procedures for review

VI.4.1. Review body

Official name: Oban Sheriff Court

Postal address: Albany Street

Town: Oban

Postal code: PA34 4AL

Country: United Kingdom

Telephone: +44 1631562414

VI.4.2. Body responsible for mediation procedures

Official name: Royal Institute of Chartered Surveyors

Postal address: 125 Princes Street

Town: Edinburgh

Postal code: EH2 4AD

Country: United Kingdom

E-mail: scotland@rics.org

VI.5. Date of dispatch of this notice

13/02/2020