

United Kingdom-Exeter: Building construction work**OJ S 57/2018 22/03/2018****Contract notice****Works****Legal Basis:**

Directive 2014/24/EU

Section I: Contracting authority

I.1. Name and addresses

Official name: Devon County Council

Postal address: County Hall, Topsham Road

Town: Exeter

NUTS code: UKK4 Devon

Postal code: EX2 4QD

Country: United Kingdom

Contact person: Miss Daniela Pleiss

E-mail: daniela.pleiss@devon.gov.uk

Telephone: +44 1392383000

Internet address(es):Main address: <http://www.devon.gov.uk>Address of the buyer profile: <http://www.devon.gov.uk>**I.1. Name and addresses**

Official name: Exeter City Council

Town: Exeter

NUTS code: UKK4 Devon

Country: United Kingdom

Contact person: Gary Stenning

E-mail: gary.stenning@exeter.gcsx.gov.uk**Internet address(es):**Main address: <http://exeter.gov.uk/>**I.1. Name and addresses**

Official name: North Devon Homes Ltd

Town: Barnstaple

NUTS code: UKK4 Devon

Country: United Kingdom

Contact person: Paul Scovell

E-mail: Paul.Scovell@ndh-ltd.co.uk**Internet address(es):**Main address: <https://www.ndh-ltd.co.uk/>**I.1. Name and addresses**

Official name: Sanctuary Group

Town: Exeter

NUTS code: UKK4 Devon

Country: United Kingdom

Contact person: Mike Shields

E-mail: Mike.Shields@sanctuary-housing.co.uk

Internet address(es):

Main address: <https://www.sanctuary-group.co.uk/>

I.2. Information about joint procurement

The contract involves joint procurement

I.3. Communication

The procurement documents are available for unrestricted and full direct access, free of charge, at: www.supplyingthesouthwest.org.uk

Additional information can be obtained from the abovementioned address

Tenders or requests to participate must be submitted electronically via: www.supplyingthesouthwest.org.uk

I.4. Type of the contracting authority

Regional or local authority

I.5. Main activity

General public services

Section II: Object

II.1. Scope of the procurement

II.1.1. Title

CP1485-17 Devon County Council — ZEBCat Devon Domestic Housing

Reference number: DN289119

II.1.2. Main CPV code

45210000 Building construction work

II.1.3. Type of contract

Works

II.1.4. Short description

This procurement is part of the Zero Energy Building Catalyst (ZEBCat) project which is supported by the European Regional Development Fund. The project is a partnership led by Devon County Council and with Energiesprong UK, Exeter City Council, North Devon Homes Ltd, Regen South West and Sanctuary Group. The aim of the project is to demonstrate the Energiesprong approach to retrofits of domestic and public buildings and will be supporting the supply-chain to take advantage of this market opportunity. The ZEBCat Devon Domestic Housing project is for Exeter City Council, North Devon Homes Ltd and Sanctuary Group and is one of 2 separate ZEBCat projects.

II.1.5. Estimated total value

Value excluding VAT: 1 233 893,00 GBP

II.1.6. Information about lots

This contract is divided into lots: no

II.2. Description

II.2.3. Place of performance

NUTS code: UKK4 Devon

II.2.4. Description of the procurement

Three social landlords are planning to invest in the demonstration of the Energiesprong approach to net zero energy retrofit their housing properties. The intention is to retrofit 15 of Exeter City Council (6 homes in Exeter) North Devon Homes (2 homes in North Devon) and Sanctuary Housing (7 homes in Torbay), requiring a single contractor to design, build and guarantee energy and maintenance performance.

This is part of the Zero Energy Buildings Catalyst project, led by Devon County Council, with the three social landlords, Regen and Energiesprong UK as partners and part funded by the European Regional Development Fund.

Energiesprong is the successful Dutch approach to self-financing net zero energy retrofit of homes. Key components of the approach include:

- average annual energy generation is equivalent to consumption per property, or as close as achievable,
- construction time on site is limited, requiring offsite solutions,
- the contractor is required to provide long term guarantee of energy, comfort and maintenance performance,
- residents pay a fixed regular service charge in return for guaranteed comfort – temperature, hot water, power and air quality,
- capital cost is financed by the landlord against guaranteed maintenance savings and service charge income,
- As the market grows to scale, increasing volume and industrialisation of offsite construction enable self-financing retrofit.

Thousands of home retrofits are now being delivered in the Netherlands, without public subsidy. It is the aim of the project partners to prove the concept with this demonstration and, if successful, to bring more properties to market subject to availability of funding.

The total fixed budget for the contract is 1 223 893 GBP including VAT where applicable. Please note the tender document provides additional information in relation to the requirements.

II.2.5. Award criteria

Criteria below

Quality criterion - Name: Quality / Weighting: 75

Price - Weighting: 25

II.2.6. Estimated value

Value excluding VAT: 1 223 893,00 GBP

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

Duration in months: 14

This contract is subject to renewal: no

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:
yes

Identification of the project:

II.2.14. Additional information

Section IV: Procedure

IV.1. Description

IV.1.1. Type of procedure

Competitive procedure with negotiation

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

IV.1.5. Information about negotiation

The contracting authority reserves the right to award the contract on the basis of the initial tenders without conducting negotiations

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: [2017/S 157-325470](#)

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

Date: 12/06/2018 Local time: 12:00

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

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.3. Additional information

VI.4. Procedures for review

VI.4.1. Review body

Official name: Devon County Council

Town: Exeter

Country: United Kingdom

VI.5. Date of dispatch of this notice

21/03/2018