

**United Kingdom-Omagh: Construction work**  
**OJ S 133/2019 12/07/2019**  
**Contract notice**  
**Works**

**Legal Basis:**

Directive 2014/24/EU

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**Section I: Contracting authority**

**I.1. Name and addresses**

Official name: Rural Housing Association

Postal address: Tollgate House, 2 Killyclogher Road, Omagh, Co. Tyrone

Town: Omagh

NUTS code: UKN16 Fermanagh and Omagh

Postal code: BT79 0AX

Country: United Kingdom

Contact person: Paul Fox

E-mail: [pfox@ruralhousing.co.uk](mailto:pfox@ruralhousing.co.uk)

Telephone: +44 2882246118

**Internet address(es):**

Main address: [www.ruralhousing.co.uk](http://www.ruralhousing.co.uk)

**I.3. Communication**

The procurement documents are available for unrestricted and full direct access, free of charge, at: [www.nifha.org](http://www.nifha.org)

Additional information can be obtained from the abovementioned address

Tenders or requests to participate must be submitted to the abovementioned address

**I.4. Type of the contracting authority**

Body governed by public law

**I.5. Main activity**

Housing and community amenities

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**Section II: Object**

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

**II.1.1. Title**

Competitive Design and Build located in Ahoghill, Co. Antrim

Reference number: RHA\_209

**II.1.2. Main CPV code**

45000000 Construction work

**II.1.3. Type of contract**

Works

**II.1.4. Short description**

Rural Housing Association (the 'Contracting Authority') invites tenders from those wishing to be appointed to a Framework Agreement for development agreements, to provide land and design and construction of social housing on that land in the area of Ahoghill. Placement onto the Framework Agreement will be by way of a competitive tendering procedure (open procedure), to assess all Developers who submitted tenders that satisfy the minimum standards and tender evaluation criteria of this procurement process. It is anticipated that a maximum of 3 Developers will be appointed to the framework, subject to adequate number of satisfactory tenders being received. The Contracting Authority may at its absolute discretion appoint less than 3 developers to the Framework Agreement.

**II.1.5. Estimated total value**

Value excluding VAT: 4 000 000,00 EUR

**II.1.6. Information about lots**

This contract is divided into lots: no

**II.2. Description**

**II.2.2. Additional CPV code(s)**

45400000 Building completion work

**II.2.3. Place of performance**

NUTS code: UKN15 Mid and East Antrim

**II.2.4. Description of the procurement**

Rural Housing Association (the 'Contracting Authority') invites tenders from those wishing to be appointed to a Framework Agreement for development agreements, to provide land and design and construction of social housing on that land in the area of Ahoghill. Placement onto the Framework Agreement will be by way of a competitive tendering procedure (open procedure), to assess all Developers who submitted tenders that satisfy the minimum standards and tender evaluation criteria of this procurement process. It is anticipated that a maximum of 3 developers will be appointed to the framework, subject to adequate number of satisfactory tenders being received. The Contracting Authority may at its absolute discretion appoint less than 3 developers to the Framework Agreement.

**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: 4 000 000,00 EUR

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

Start: 01/08/2019 End: 01/08/2022

This contract is subject to renewal: yes

Description of renewals:

Dependent upon the size of scheme that is awarded.

**II.2.10. Information about variants**

Variants will be accepted: yes

**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**

## **Section III: Legal, economic, financial and technical information**

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### **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:

Each development (which will each be delivered under an individual development agreement) is for the provision of up to 25 social housing units ('units') (minimum 5 units) in Ahoghill by means of design and build, where the developer provides the land, designs, constructs and completes the scheme for Rural Housing Association in accordance with the DfC Housing Association Guide, Employers requirements and statutory body requirements.

The units can be delivered over a number of sites or on one site. In the interests of providing an efficient housing management service, any one site must not provide less than 5 units.

It is a programme requirement to commence the construction of the units no later than March 2020 with an envisaged construction period of no more than 24 months. It is a requirement for the developer to deliver a minimum of 5 units per calendar year.

The developer must endeavour to ensure the mix of house/apartment types on each site corresponds with the table below as more fully set out in the tender evaluation documentation, quality points will be awarded to a developer the more closely its proposal aligns with the mix ratios.

#### **III.1.2. Economic and financial standing**

Selection criteria as stated in the procurement documents

#### **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**

As stated in procurement documents.

#### **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**

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### **IV.1. Description**

#### **IV.1.1. Type of procedure**

Open procedure

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

The procurement involves the establishment of a framework agreement  
Framework agreement with several operators

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

The procurement is covered by the Government Procurement Agreement: no

**IV.2. Administrative information****IV.2.2. Time limit for receipt of tenders or requests to participate**

Date: 30/08/2019 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

**IV.2.6. Minimum time frame during which the tenderer must maintain the tender**

Duration in months: 48 (from the date stated for receipt of tender)

**IV.2.7. Conditions for opening of tenders**

Date: 02/09/2019 Local time: 09:00

Place:

Rural Housing Offices located at Tollgate House, 2 Killyclogher Road, Omagh, BT79 0AX.

Information about authorised persons and opening procedure: Included in procurement documents.

**Section VI: Complementary information**

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**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: Rural Housing Association

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Town: Omagh

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**VI.5. Date of dispatch of this notice**

10/07/2019