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**United Kingdom-Leeds: Construction work
2019/S 140-343606**

Contract notice

Works

Legal Basis:

Directive 2014/24/EU

Section I: Contracting authority

I.1) Name and addresses

Leeds City Council
Civic Hall, Calverley Street
Leeds
LS1 1UR
United Kingdom
E-mail: yorhub@eastriding.gov.uk
NUTS code: UK

Internet address(es):

Main address: www.leeds.gov.uk
Address of the buyer profile: <https://www.yortender.co.uk>

I.2) Information about joint procurement

I.3) Communication

The procurement documents are available for unrestricted and full direct access, free of charge, at: <https://www.yortender.co.uk>

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

Regional or local authority

I.5) Main activity

General public services

Section II: Object

II.1) Scope of the procurement

II.1.1) Title:

YORbuild Major Works Contractors Framework Agreement
Reference number: CM128

II.1.2) Main CPV code

45000000

II.1.3) Type of contract

Works

II.1.4) Short description:

A Framework Agreement to serve all public sector bodies (and their statutory successors) and third sector organisations in the Yorkshire and Humber region, Sheffield Local Enterprise Partnership region, Lincolnshire, North East England, Nottinghamshire, Derbyshire and areas of Leicestershire (UKC, UKE, UKF1, UKF21, UKF22, UKF3) as detailed in the procurement documents.

The works involved are principally general building works, including contractors design when required. In addition some new build housing and civil engineering works may also be included. The full list of accessing bodies is detailed within VI.3.

Principles of collaborative working and partnering will be key to the relationships under the framework.

II.1.5) **Estimated total value**

Value excluding VAT: 1 500 000 000.00 GBP

II.1.6) **Information about lots**

This contract is divided into lots: yes

Tenders may be submitted for all lots

II.2) **Description**

II.2.1) **Title:**

Lot 1: Building Works 10 000 000 GBP-30 000 000 GBP

Lot No: 1

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

45100000

45200000

45300000

45400000

45500000

71000000

II.2.3) **Place of performance**

NUTS code: UKC

NUTS code: UKE

NUTS code: UKF1

NUTS code: UKF21

NUTS code: UKF22

NUTS code: UKF3

Main site or place of performance:

Yorkshire and Humber region, Sheffield City Region LEP area and, for educational establishments only, the remaining areas within Notts and Derbyshire, Lincs, NE England and areas of Leicestershire.

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

Framework for construction works over 10 000 000 GBP up to 30 000 000 GBP.

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: 600 000 000.00 GBP

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

Duration in months: 48

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: yes

Description of options:

The framework has an option to extend for a further period of 2 years to allow the appointed contractors adequate time to recoup their significant initial investment in establishing processes and procedures that will deliver the improvements that the clients are seeking through this framework. These include economic regeneration, carbon and waste reduction, training and employment initiatives, training of their staff to new ways of working, BIM and new models of construction procurement.

In addition there will be significant investment required from clients in undertaking the selection and evaluation process, and in particular the training of their staff and consultants to new ways of working. The partnering and collaborative working objectives that will form part of this framework may only be capable of being realised over longer periods of time than 4 years, not least because a number of public sector bodies may only start using this framework when their existing arrangements expire. Further details are set out in the framework documents.

Provisional timetable for recourse to these options: in months: 48 (from the award of the framework).

II.2.12) **Information about electronic catalogues**

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:

Some projects may receive financial contributions from European Union Funds.

II.2.14) **Additional information**

Subject to the technical and financial capability and capacity of applications it is envisaged that 8 contractors will be appointed to Lot 1 of the YORbuild Major Works Contractors Framework Agreement.

II.2) **Description**

II.2.1) **Title:**

Lot 2: Building Works 30 000 000 GBP+

Lot No: 2

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

45100000

45200000

45300000

45400000

45500000

71000000

II.2.3) **Place of performance**

NUTS code: UKC

NUTS code: UKE

NUTS code: UKF1

NUTS code: UKF21

NUTS code: UKF22

NUTS code: UKF3

Main site or place of performance:

Yorkshire and Humber region, Sheffield City Region LEP area and, for educational establishments only, the remaining areas within Notts and Derbyshire, Lincs, NE England and areas of Leicestershire.

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

Framework for construction works over 30 000 000 GBP.

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: 900 000 000.00 GBP

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

Duration in months: 48

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: yes

Description of options:

The framework has an option to extend for a further period of 2 years to allow the appointed contractors adequate time to recoup their significant initial investment in establishing processes and procedures that will deliver the improvements that the clients are seeking through this framework. These include economic regeneration, carbon and waste reduction, training and employment initiatives, training of their staff to new ways of working, BIM and new models of construction procurement.

In addition there will be significant investment required from clients in undertaking the selection and evaluation process, and in particular the training of their staff and consultants to new ways of working. The partnering and collaborative working objectives that will form part of this framework may only be capable of being realised over longer periods of time than 4 years, not least because a number of public sector bodies may only start using this framework when their existing arrangements expire. Further details are set out in the framework documents.

Provisional timetable for recourse to these options: in months: 48 (from the award of the framework).

II.2.12) **Information about electronic catalogues**

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:

Some projects may receive financial contributions from European Union Funds.

II.2.14) **Additional information**

Subject to the technical and financial capability and capacity of applications it is envisaged that 6 contractors will be appointed to Lot 2 of the YORbuild Major Works Contractors Framework Agreement.

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:

As set out in the procurement documentation.

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.1.5) **Information about reserved contracts**
- III.2) **Conditions related to the contract**
- III.2.2) **Contract performance conditions:**
As set out in the procurement documentation.
- III.2.3) **Information about staff responsible for the performance of the contract**

Section IV: Procedure

- 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
Envisaged maximum number of participants to the framework agreement: 14
In the case of framework agreements, provide justification for any duration exceeding 4 years:
Refer to II.2.11
- IV.1.4) **Information about reduction of the number of solutions or tenders during negotiation or dialogue**
- IV.1.6) **Information about electronic auction**
- 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**
- IV.2.2) **Time limit for receipt of tenders or requests to participate**
Date: 09/09/2019
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: 7 (from the date stated for receipt of tender)
- IV.2.7) **Conditions for opening of tenders**
Date: 09/09/2019
Local time: 12:00
Place:
County Hall, Beverley,
Information about authorised persons and opening procedure:
Authorised officers.

Section VI: Complementary information

- VI.1) **Information about recurrence**
This is a recurrent procurement: no
- VI.2) **Information about electronic workflows**

VI.3) **Additional information:**

Public sector organisations that may access this framework subject to approval of the Contracting Authority include (but are not limited to):

— Local Authorities in Yorkshire and Humber, North East England, Lincolnshire, Nottinghamshire, Derbyshire and areas of Leicestershire (i.e. a local authority as defined in Regulation 1 and 84(1) of the Local Government Act 2000, Local Authorities and their Arms Length Management Organisations, including all County, City, District and Borough Councils, Unitary Authorities, Parish and Town Councils. A list is available at: www.gov.uk/find-local-council

— Central Government Department, non-departmental government bodies and Agencies www.gov.uk/government/organisations

— combined Authorities (as defined in Local Democracy, Economic Development and Construction Act 2009),
— educational establishments (e.g. schools, school governing bodies; voluntary aided schools; foundation schools; any faith educational establishments including the Roman Catholic Dioceses and Anglican Dioceses, associated with the named Local Authorities including diocesan authorities; academies; free schools, city technology colleges; foundation partnerships; education authorities, publicly funded schools, universities, colleges, University Technical Colleges, University Purchasing Consortium, further education establishments; higher education establishments and other educational establishments).

www.ucas.com/file/129971/download?token=mGS-b3F1

www.neupc.ac.uk/our-members

www.schoolswebdirectory.co.uk/

www.gov.uk/school-performance-tables

www.ukri.org/

— National Park Authorities www.nationalparks.gov.uk/

— Internal Drainage Boards www.ada.org.uk/idb_members_map.html

— Registered Social Landlords (Housing Associations) www.gov.uk/government/publications/current-registered-providers-of-social-housing

— Police Forces www.police.uk/?view=force_sites

— Fire and Rescue Services www.fireservice.co.uk/information/ukfrs

— Ambulance Services www.ace.org.uk

— NHS Bodies England:

www.nhs.uk/servicedirectories/pages/nhstrustlisting.aspx

www.nhs.uk/ServiceDirectories/Pages/CCGListing.aspx

www.nhs.uk/ServiceDirectories/Pages/AreaTeamListing.aspx

www.nhs.uk/ServiceDirectories/Pages/SpecialHealthAuthorityListing.aspx

— hospices in the UK: <https://www.hospiceuk.org/about-hospice-care/find-a-hospice>

— third sector and charities in the United Kingdom:

www.charity-commission.gov.uk/

www.oscr.org.uk/

— citizens advice: www.citizensadvice.org.uk/

— projects commissioned by LEPS,

— also permitted to access the framework are locally delivered public service providers e.g. General Practitioners' Surgeries. www.nhs.uk/service-search/go/locationsearch/4

— the option is reserved for the framework to be used by projects funded by Section 106 and/or community infrastructure levy,

— passenger transport executives: www.urbantransportgroup.org/about-us/our-members

— Humber Bridge Board: www.humberbridge.co.uk/
— canal and river trusts: www.canalrivertrust.org.uk/about-us/our-regions/north-east-waterways
— social enterprises within culture and leisure: www.sporta.org/member-directory
— trusts, charities, social enterprises, mutuals, and community interest companies: (i.e. organisations that have been established by the public bodies within the scope of this advertisement and/or where the contracting public bodies are trustees or partners of the Trusts, Social Enterprises, Mutuals and Community Interest Companies or any similar organisation).

Other additional public bodies operating in this region but not specifically referred to may also use this framework including successors to those organisations already identified and their subsidiaries. It is intended that the framework will deliver a significant proportion of the general building and related works of these public sector bodies. However, these public sector bodies do not guarantee to award a minimum value or indeed any value of services under the proposed arrangement.

VI.4) **Procedures for review**

VI.4.1) **Review body**

Leeds City Council
Civic Hall, Calverley Street
Leeds
LS1 1UR
United Kingdom

VI.4.2) **Body responsible for mediation procedures**

VI.4.3) **Review procedure**

Precise information on deadline(s) for review procedures:

Leeds City Council will incorporate a standstill period at the point information on the award of the framework is communicated to tenderers. That notification will provide full information on the award decision. The standstill period, which will be for a minimum of 10-calendar days, provides time for unsuccessful tenderers to challenge the award decision before the contract is entered into. The Public Contracts Regulations 2015 provide for an economic operator who suffers or risks suffering loss or damage by a breach of the rules to take action in the High Court (England, Wales and Northern Ireland).

VI.4.4) **Service from which information about the review procedure may be obtained**

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

18/07/2019