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Tender

Competitive Land, Design and Build Contract within NIHE Area Belfast City Centre, County Antrim, Northern Ireland

Woven Housing Association Ltd

F02: Contract notice

Notice identifier: 2025/S 000-003202

Procurement identifier (OCID): ocids-h6vhtk-04d794

Published 31 January 2025, 9:18am

Section I: Contracting authority

I.1) Name and addresses

Woven Housing Association Ltd

Laganwood House

Belfast

BT9 5NW

Contact

Claire Thompson

Email

Claire.Thompson@woven.org.uk

Country

United Kingdom

Region code

UK - United Kingdom

Internet address(es)

Main address

<https://etendersni.gov.uk/epps>

Buyer's address

<https://etendersni.gov.uk/epps>

I.3) Communication

The procurement documents are available for unrestricted and full direct access, free of charge, at

<https://etendersni.gov.uk/epps>

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

<https://etendersni.gov.uk/epps>

Tenders or requests to participate must be submitted to the above-mentioned address

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

Competitive Land, Design and Build Contract within NIHE Area Belfast City Centre, County Antrim, Northern Ireland

II.1.2) Main CPV code

- 45000000 - Construction work

II.1.3) Type of contract

Works

II.1.4) Short description

The Contracting Authority is seeking to appoint developers to provide land for the development of social housing. The Contracting Authority seeks land in Belfast City Centre, Northern Ireland. In the interests of providing an efficient housing management service, the Contracting Authority will not consider Sites which provide less than 90 units or more than 110 units. The units must be delivered at a single Site. Economic Operators must provide the land, design, construct and ensure completion of the scheme for the Contracting Authority in accordance with the Department for Communities Housing Association Guide, the Contracting Authority's requirements, and statutory body requirements.

II.1.5) Estimated total value

Value excluding VAT: £21,000,000

II.1.6) Information about lots

This contract is divided into lots: No

II.2) Description**II.2.2) Additional CPV code(s)**

- 45300000 - Building installation work
- 45215210 - Construction work for subsidised residential accommodation
- 45210000 - Building construction work
- 45400000 - Building completion work
- 71200000 - Architectural and related services
- 45100000 - Site preparation work

II.2.3) Place of performance

NUTS codes

- UKN - Northern Ireland

II.2.4) Description of the procurement

The Contracting Authority is seeking to appoint developers to provide land for the development of social housing. The Contracting Authority seeks land in Belfast City Centre, Northern Ireland. In the interests of providing an efficient housing management service, the Contracting Authority will not consider Sites which provide less than 90 units or more than 110 units. The units must be delivered at a single Site. Economic Operators must provide the land, design, construct and ensure completion of the scheme for the Contracting Authority in accordance with the Department for Communities Housing Association Guide, the Contracting Authority's requirements, and statutory body requirements.

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: £21,000,000

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

Duration in months

36

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: No

Section IV. Procedure

IV.1) Description

IV.1.1) Type of procedure

Competitive procedure with negotiation

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

Date

5 March 2025

Local time

12:00pm

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

Tender must be valid until: 5 March 2026

Section VI. Complementary information

VI.1) Information about recurrence

This is a recurrent procurement: No

VI.4) Procedures for review

VI.4.1) Review body

RICS

Belfast

Country

United Kingdom