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Contract

Framework for Repairs & Maintenance to Domestic Vacant Properties

Cardiff Council

F03: Contract award notice

Notice identifier: 2022/S 000-004179

Procurement identifier (OCID): ocds-h6vhtk-02b0a1

Published 14 February 2022, 4:34pm

Section I: Contracting authority

I.1) Name and addresses

Cardiff Council

County Hall, Atlantic Wharf

Cardiff

CF10 4UW

Email

corporate.procurement@cardiff.gov.uk

Country

United Kingdom

NUTS code

UKL22 - Cardiff and Vale of Glamorgan

Internet address(es)

Main address

www.cardiff.gov.uk

Buyer's address

https://www.sell2wales.gov.wales/search/Search_AuthProfile.aspx?ID=AA0422

I.2) Information about joint procurement

The contract is awarded by a central purchasing body

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

Framework for Repairs & Maintenance to Domestic Vacant Properties

Reference number

ERFX1007463

II.1.2) Main CPV code

- 45000000 - Construction work

II.1.3) Type of contract

Works

II.1.4) Short description

The awarded framework was for the domestic property portfolio of the Council comprising a mixture of social housing (approximately 17,723 properties in number) and other

properties.

Maintenance of these properties is undertaken by the Council via a mixture of in house provision and external contractors.

Dwellings will vary in age and condition and bidders are advised to make due allowance for this.

This tender process is in relation to repairs and maintenance to domestic vacant properties.

II.1.6) Information about lots

This contract is divided into lots: No

II.1.7) Total value of the procurement (excluding VAT)

Value excluding VAT: £11,600,000

II.2) Description

II.2.2) Additional CPV code(s)

- 50000000 - Repair and maintenance services
- 45211000 - Construction work for multi-dwelling buildings and individual houses
- 45211100 - Construction work for houses
- 45211340 - Multi-dwelling buildings construction work
- 45400000 - Building completion work

II.2.3) Place of performance

NUTS codes

- UKL22 - Cardiff and Vale of Glamorgan

II.2.4) Description of the procurement

The awarded framework was for the domestic property portfolio of the Council comprising a mixture of social housing (approximately 17,723 properties in number) and other properties.

Maintenance of these properties is undertaken by the Council via a mixture of in house provision and external contractors.

Dwellings will vary in age and condition and bidders are advised to make due allowance for this.

This tender process is in relation to repairs and maintenance to domestic vacant properties.

The Council has a small in-house workforce delivering repairs and maintenance to domestic vacant properties, and this framework would be in addition to the in-house workforce.

The Council is seeking to appoint 2 Contractors to deliver the work across all districts of the City; with Contractor 1 delivering a larger portion of the work than Contractor 2. The estimated annual value of the work is GBP2.9M, and based on this value, Contractor 1 would be awarded work valued at approximately GBP2M per annum and Contractor 2 would be awarded work valued at GBP900K per annum. The Voids Team will manage the allocation of works to this effect. It should be noted that the estimated values are indicative only, and may change dependant on demand and budget.

The Contract period will be 2 years with the option to extend for up to a further 2 years.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 60

Price - Weighting: 40

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

Restricted procedure

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

The procurement involves the establishment of a framework agreement

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: [2021/S 000-010544](#)

Section V. Award of contract

Contract No

ERFX1007516

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

19 December 2021

V.2.2) Information about tenders

Number of tenders received: 9

Number of tenders received from SMEs: 8

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 0

Number of tenders received by electronic means: 9

The contract has been awarded to a group of economic operators: Yes

V.2.3) Name and address of the contractor

LCB Construction

Unit 10 Stuart Close

Cardiff

CF118EE

Telephone

+44 7508190983

Country

United Kingdom

NUTS code

- UKL22 - Cardiff and Vale of Glamorgan

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

Ian Williams Limited

Ian Williams Limited, Quarry Road Chipping Sodbury

Bristol

BS376JL

Telephone

+44 1454328003

Fax

+44 1454310997

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

No

V.2.4) Information on value of contract/lot (excluding VAT)

Total value of the contract/lot: £11,600,000

Section VI. Complementary information

VI.3) Additional information

The Council reserves the right to appoint a replacement contractor in the event of the Contractor initially being appointed withdrawing from the Framework Agreement, or in the event that the Council terminates the agreement with the Contractor initially appointed. To be clear if a supplier is lost, the next highest scoring bidder will be approached with a view to them being appointed as a replacement Contractor.

To access the tender documentation, please register an interest on the opportunity on the Proactis Portal - <https://supplierlive.proactisp2p.com/>

(WA Ref:118680)

VI.4) Procedures for review

VI.4.1) Review body

High Court

Royal Courts of Justice, The Strand

London

WC2A 2LL

Telephone

+44 2079477501

Country

United Kingdom