

This is a published notice on the Find a Tender service: <https://www.find-tender.service.gov.uk/Notice/006838-2025>

Tender

Framework for Capital Building Works

City & County of Swansea

F02: Contract notice

Notice identifier: 2025/S 000-006838

Procurement identifier (OCID): ocds-h6vhtk-04e6dc

Published 21 February 2025, 2:41pm

The closing date and time has been changed to:

7 April 2025, 12:00pm

See the [change notice](#).

Section I: Contracting authority

I.1) Name and addresses

City & County of Swansea

Civic Centre

Swansea

SA1 3SN

Email

procurement@swansea.gov.uk

Country

United Kingdom

NUTS code

UKL18 - Swansea

Internet address(es)

Main address

<http://www.swansea.gov.uk/dobusiness>

Buyer's address

https://www.sell2wales.gov.wales/search/Search_AuthProfile.aspx?ID=AA0254

I.2) Information about joint procurement

The contract is awarded by a central purchasing body

I.3) Communication

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

<https://etenderwales.bravosolution.co.uk/>

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

<https://etenderwales.bravosolution.co.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

Framework for Capital Building Works

Reference number

CCS/24/427

II.1.2) Main CPV code

- 45000000 - Construction work

II.1.3) Type of contract

Works

II.1.4) Short description

The Council is looking to set up a Capital Works framework split into the following lots

Lot 1 - Groundworks

Lot 2 – Bricklaying (Labour and Plant Only)

Lot 3 – External Wall Installation

Lot 4 – Internal Plastering

Lot 5 – Carpentry

Lot 6 – Roofing

Lot 7 – Windows & Doors

Lot 8 – Decoration

Lot 9 – Minor Building Works

Lot 10 – Mechanical

Lot 11 – Attic Clearance & Refuse

The Council's intention is to enter into a Framework Agreement with 6 Contractor's per LOT unless fewer tenders are received.

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 7 – Windows & Doors

Lot No

7

II.2.2) Additional CPV code(s)

- 45421100 - Installation of doors and windows and related components
- 45421130 - Installation of doors and windows
- 45421132 - Installation of windows

II.2.3) Place of performance

NUTS codes

- UKL18 - Swansea

Main site or place of performance

Various locations in Swansea

II.2.4) Description of the procurement

Lot 7 – Windows & Doors

II.2.5) Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

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

Start date

2 June 2025

End date

1 June 2027

This contract is subject to renewal

Yes

Description of renewals

with an option to extend for 12 months

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

II.2) Description

II.2.1) Title

Lot 9 – Minor Building Works

Lot No

9

II.2.2) Additional CPV code(s)

- 45342000 - Erection of fencing
- 45341000 - Erection of railings
- 45210000 - Building construction work

II.2.3) Place of performance

NUTS codes

- UKL18 - Swansea

Main site or place of performance

Various locations in Swansea

II.2.4) Description of the procurement

Lot 9 – Minor Building Works

II.2.5) Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

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

Start date

2 June 2025

End date

1 June 2027

This contract is subject to renewal

Yes

Description of renewals

option to extend for 12 months

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

II.2) Description

II.2.1) Title

Lot 8 – Decoration

Lot No

8

II.2.2) Additional CPV code(s)

- 45442100 - Painting work
- 45440000 - Painting and glazing work
- 45442110 - Painting work of buildings

II.2.3) Place of performance

NUTS codes

- UKL18 - Swansea

Main site or place of performance

various locations in Swansea

II.2.4) Description of the procurement

Lot 8 – Decoration

II.2.5) Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

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

Start date

2 June 2025

End date

1 June 2027

This contract is subject to renewal

Yes

Description of renewals

option to extend for 12 months

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

II.2) Description

II.2.1) Title

Lot 5 – Carpentry (Labour and Plant Only)

Lot No

5

II.2.2) Additional CPV code(s)

- 45422000 - Carpentry installation work
- 45420000 - Joinery and carpentry installation work
- 44230000 - Builders' carpentry

II.2.3) Place of performance

NUTS codes

- UKL18 - Swansea

Main site or place of performance

Various locations in Swansea

II.2.4) Description of the procurement

Lot 5 – Carpentry (Labour and Plant Only)

II.2.5) Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

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

Start date

2 June 2025

End date

1 June 2027

This contract is subject to renewal

Yes

Description of renewals

option to extend for 12 months

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

II.2) Description

II.2.1) Title

Lot 1 - Groundworks

Lot No

1

II.2.2) Additional CPV code(s)

- 45100000 - Site preparation work
- 45111200 - Site preparation and clearance work

- 45112000 - Excavating and earthmoving work
- 45112400 - Excavating work
- 45113000 - Siteworks

II.2.3) Place of performance

NUTS codes

- UKL18 - Swansea

Main site or place of performance

various locations in Swansea

II.2.4) Description of the procurement

Lot 1 - Groundworks

II.2.5) Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

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

Start date

2 June 2025

End date

1 June 2027

This contract is subject to renewal

Yes

Description of renewals

option to extend for 12 months

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

II.2) Description

II.2.1) Title

Lot 2 – Bricklaying (Labour and Plant Only)

Lot No

2

II.2.2) Additional CPV code(s)

- 45262500 - Masonry and bricklaying work
- 45262520 - Bricklaying work

II.2.3) Place of performance

NUTS codes

- UKL18 - Swansea

Main site or place of performance

Various locations in Swansea

II.2.4) Description of the procurement

Lot 2 – Bricklaying (Labour and Plant Only)

II.2.5) Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

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

Start date

2 June 2025

End date

1 June 2027

This contract is subject to renewal

Yes

Description of renewals

option to extend for 12 months

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

II.2) Description

II.2.1) Title

Lot 3 – External Wall Insulation

Lot No

3

II.2.2) Additional CPV code(s)

- 45320000 - Insulation work
- 45321000 - Thermal insulation work

II.2.3) Place of performance

NUTS codes

- UKL18 - Swansea

Main site or place of performance

Various locations in Swansea

II.2.4) Description of the procurement

Lot 3 – External Wall Insulation

II.2.5) Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

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

Start date

2 June 2025

End date

1 June 2027

This contract is subject to renewal

Yes

Description of renewals

option to extend for 12 months

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

II.2) Description

II.2.1) Title

Lot 6 – Roofing

Lot No

6

II.2.2) Additional CPV code(s)

- 45261211 - Roof-tiling work
- 45261210 - Roof-covering work
- 45261100 - Roof-framing work
- 45261410 - Roof insulation work
- 45261900 - Roof repair and maintenance work
- 45261910 - Roof repair
- 45261920 - Roof maintenance work

II.2.3) Place of performance

NUTS codes

- UKL18 - Swansea

Main site or place of performance

Various locations in Swansea

II.2.4) Description of the procurement

Lot 6 – Roofing

II.2.5) Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

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

Start date

2 June 2025

End date

1 June 2027

This contract is subject to renewal

Yes

Description of renewals

option to extend for 12 months

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

II.2) Description

II.2.1) Title

Lot 4 – Plastering (Labour and Plant Only)

Lot No

4

II.2.2) Additional CPV code(s)

- 45410000 - Plastering work

II.2.3) Place of performance

NUTS codes

- UKL18 - Swansea

Main site or place of performance

various locations in Swansea

II.2.4) Description of the procurement

Lot 4 – Plastering (Labour and Plant Only)

II.2.5) Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

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

Start date

2 June 2025

End date

1 February 2027

This contract is subject to renewal

Yes

Description of renewals

option to extend for 12 months

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

II.2) Description

II.2.1) Title

Lot 10 – Mechanical

Lot No

10

II.2.2) Additional CPV code(s)

- 45350000 - Mechanical installations

- 45351000 - Mechanical engineering installation works
- 45311000 - Electrical wiring and fitting work
- 45331210 - Ventilation installation work

II.2.3) Place of performance

NUTS codes

- UKL18 - Swansea

Main site or place of performance

various locations in Swansea

II.2.4) Description of the procurement

Lot 10 – Mechanical

II.2.5) Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

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

Start date

2 June 2025

End date

1 June 2027

This contract is subject to renewal

Yes

Description of renewals

option to extend for 12 months

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

II.2) Description

II.2.1) Title

Lot 11 – Attic Clearance & Refuse

Lot No

11

II.2.2) Additional CPV code(s)

- 90911200 - Building-cleaning services

II.2.3) Place of performance

NUTS codes

- UKL18 - Swansea

Main site or place of performance

various locations in Swansea

II.2.4) Description of the procurement

Lot 11 – Attic Clearance & Refuse

II.2.5) Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

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

Start date

2 June 2025

End date

1 June 2027

This contract is subject to renewal

Yes

Description of renewals

option to extend for 12 months

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 III. Legal, economic, financial and technical information

III.1) Conditions for participation

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

see tender documentation

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: 66

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

Originally published as:

Date

24 March 2025

Local time

12:00pm

Changed to:

Date

7 April 2025

Local time

12:00pm

See the [change notice](#).

IV.2.4) Languages in which tenders or requests to participate may be submitted

English, Welsh

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

Duration in months: 4 (from the date stated for receipt of tender)

IV.2.7) Conditions for opening of tenders

Date

24 March 2025

Local time

12:30pm

Place

E-tenderwales Portal

Section VI. Complementary information

VI.1) Information about recurrence

This is a recurrent procurement: Yes

Estimated timing for further notices to be published: 3 years

VI.2) Information about electronic workflows

Electronic ordering will be used

Electronic invoicing will be accepted

Electronic payment will be used

VI.3) Additional information

1. Register your company on the eTenderWales portal (this is only required once):

- Navigate to the portal: <http://etenderwales.bravosolution.co.uk>
- Click the “Suppliers register here” link.
- Enter your correct business and user details.
- Note the username you chose and click “Save” when complete.
- You will shortly receive an e-mail with your unique password (please keep this secure).
- Agree to the terms and conditions and click “continue”.

2. Express an interest in the project:

- Login to the portal with your username/password.
- Click the “ITTs Open to All Suppliers” link (these are the ITTs open to any registered supplier).
- Click on the relevant ITT to access the content.
- Click the “Express Interest” button in the “Actions” box on the left-hand side of the page.
- This will move the ITT into your “My ITTs” page (this is a secure area reserved for your projects only).
- Click on the ITT code. You can now access any attachments by clicking the “Settings and Buyer Attachments” in the “Actions” box.

3. Responding to the invitation to tender:

- You can now choose to “Reply” or “Reject” (please give a reason if rejecting).
- You can now use the “Messages” function to communicate with the buyer and seek any clarification.
- Note the deadline for completion, then follow the onscreen instructions to complete the

ITT.

— There may be a mixture of online and offline actions for you to perform (there is detailed online help available).

If you require any further assistance use the online help. Alternatively, the BravoSolution helpdesk can be contacted (Monday to Friday, 8:00 to 18:00) on:

— E-mail: help@bravosolution.co.uk

— Phone: +44 8003684850

NOTE: The authority is using eTenderwales to carry out this procurement process. To obtain further information record your interest on Sell2Wales at https://www.sell2wales.gov.wales/search/search_switch.aspx?ID=148370

Under the terms of this contract the successful supplier(s) will be required to deliver Community Benefits in support of the authority's economic and social objectives. Accordingly, contract performance conditions may relate in particular to social and environmental considerations. The Community Benefits included in this contract are:

Please See Schedule 3- Contained in Schedule 8- framework Agreement

(WA Ref:148370)

The buyer considers that this contract is suitable for consortia.

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

VI.4.3) Review procedure

Precise information on deadline(s) for review procedures

The Council will incorporate a minimum 10 calendar day standstill period at the point information on the award of the contract is communicated to tenderers. This period will extend to 15 calendar days for communication by non-electronic means. Applicants who are unsuccessful shall be informed by the Council as soon as possible after the decision has been made. Should additional information be required it should be requested of the addressee in section I.1). If an appeal regarding the award of the contract has not been successfully resolved, The Public Contracts Regulations 2015 provide for aggrieved parties who have been harmed or are at risk of harm by breach of the rules to take action in the High Court (England, Wales, and Northern Ireland). Any such action must be brought promptly (generally within 30 days). Where a contract has not been entered into, the Court may order the setting aside of the award decision or order the Council to amend any document and may award damages. If the contract has been entered into the Court may, depending on the circumstances, award damages, make a declaration of ineffectiveness, order the Council to pay a civil financial penalty, and/or order that the duration of the contract be shortened. If a declaration of ineffectiveness is sought, any such action must be brought within 30 days where the Council has communicated the award of the contract and a summary of reasons to tenderers, or otherwise within 6 months. The purpose of the standstill period referred to above is to allow the parties to apply to the Courts to set aside the award decision before the contract is entered into.

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

Legal Democratic Services and Business Intelligence

Civic Centre

Swansea

SA1 3SN

Country

United Kingdom