

This is a published notice on the Find a Tender service: <https://www.find-tender.service.gov.uk/Notice/007887-2025>

Contract

Provision of Competitive Land, Design and Build Framework for NIHE Belfast, North and South Regions

Arbour Housing

F03: Contract award notice

Notice identifier: 2025/S 000-007887

Procurement identifier (OCID): ocds-h6vhtk-04c156

Published 4 March 2025, 3:07pm

Section I: Contracting authority

I.1) Name and addresses

Arbour Housing

18-22 Carleton Street

Portadown

BT62 3EN

Contact

procurementarbourhousing.org

Email

procurement@arbourhousing.org

Telephone

+44 38339795

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.2) Information about joint procurement

The contract is awarded by a central purchasing body

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

Provision of Competitive Land, Design and Build Framework for NIHE Belfast, North and South Regions

II.1.2) Main CPV code

- 45000000 - Construction work

II.1.3) Type of contract

Works

II.1.4) Short description

The project is for the delivery of social housing units in NIHE Belfast, North and South Regions by means of a Design and Build Framework Agreement in which the Economic Operators provide the land, designs, and constructs the scheme for Arbour Housing in accordance with the DfC Housing Association Guide, Employer's 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.

II.1.6) Information about lots

This contract is divided into lots: No

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

Lowest offer: £2,288,000 / Highest offer: £4,650,000 taken into consideration

II.2) Description

II.2.2) Additional CPV code(s)

- 45210000 - Building construction work
- 71000000 - Architectural, construction, engineering and inspection services

- 71200000 - Architectural and related services

II.2.3) Place of performance

NUTS codes

- UKN - Northern Ireland

II.2.4) Description of the procurement

The project is for the delivery of social housing units in NIHE Belfast, North and South Regions by means of a Design and Build Framework Agreement in which the Economic Operators provide the land, designs, and constructs the scheme for Arbour Housing in accordance with the DfC Housing Association Guide, Employer's 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.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 40

Cost criterion - Name: Price / Weighting: 60

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

Open 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: No

IV.2) Administrative information

IV.2.1) Previous publication concerning this procedure

Notice number: [2024/S 000-038688](#)

Section V. Award of contract

Contract No

1

Title

Contract

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

4 March 2025

V.2.2) Information about tenders

Number of tenders received: 4

Number of tenders received from SMEs: 1

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

Number of tenders received from tenderers from non-EU Member States: 1

Number of tenders received by electronic means: 4

The contract has been awarded to a group of economic operators: No

V.2.3) Name and address of the contractor

ADVANCE ACCOUNTING NI LTD

14 Laurel View

DUNGANNON

BT71 6UA

Email

david@advance-accounting.co.uk

Telephone

+44 7776236260

Country

United Kingdom

NUTS code

- UK - United Kingdom

Internet address

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

The contractor is an SME

Yes

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

Initial estimated total value of the contract/lot: £35,000,000

Total value of the contract/lot: £14,078,000

Section VI. Complementary information

VI.4) Procedures for review

VI.4.1) Review body

Royal Courts of Justice

Belfast

Country

United Kingdom