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Tender

Proposed Extension to Llys Awelon Extra Care Facility, School Road, Ruthin

Grŵp Cynefin

F02: Contract notice

Notice identifier: 2021/S 000-007941

Procurement identifier (OCID): ocids-h6vhtk-02a676

Published 15 April 2021, 3:25pm

Section I: Contracting authority

I.1) Name and addresses

Grŵp Cynefin

Ty Silyn, Y Sgwar, Penygroes

Caernarfon

LL54 6LY

Contact

Bryn Davies

Email

bryn.davies@grwpcynefin.org

Telephone

+44 3001112122

Fax

+44 1286881141

Country

United Kingdom

NUTS code

UKL - Wales

Internet address(es)

Main address

<http://www.grwpcynefin.org>

Buyer's address

https://www.sell2wales.gov.wales/search/Search_AuthProfile.aspx?ID=AA29780

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://www.sell2wales.gov.wales/search/Search_AuthProfile.aspx?ID=AA29780

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

https://www.sell2wales.gov.wales/search/Search_AuthProfile.aspx?ID=AA29780

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

Proposed Extension to Llys Awelon Extra Care Facility, School Road, Ruthin

II.1.2) Main CPV code

- 45000000 - Construction work

II.1.3) Type of contract

Works

II.1.4) Short description

Gr?p Cynefin is proposing to construct a new three-storey Extra Care facility comprising 35

apartments together with communal areas as an extension to its existing Extra Care Facility

in Ruthin, Denbighshire known as 'Llys Awelon'. The proposed works will also include alteration and refurbishment works to be carried out to the existing Llys Awelon building.

Gr?p Cynefin is in the process of commissioning Asbestos Surveys of the existing buildings

and the Surveys are anticipated to identify significant quantities of Asbestos Containing Material which will be required to be removed by licensed Contractors as part of the proposed works.

The proposed works will require significant services diversion works to be carried out prior to

the commencement of the demolition works, which will require careful management so as to

cause the minimum of disruption to the residents and staff of Llys Awelon.

Grŵp Cynefin is seeking to appoint a suitably skilled and experienced contractor to carry out

the demolition of two existing buildings located adjacent to Llys Awelon and then undertake

the construction of the new three-storey extension to Llys Awelon. Previous experience and

expertise in the construction of 'Extra Care' residential facilities with particular experience of

constructing extensions to existing occupied residential facilities that house frail and elderly

residents will be essential.

The estimated total project value (excluding VAT) is: 7,600,000.00 GBP.

Key dates are:

- Issue Contract Notice: 14 April 2021.
- Date for submission of completed SQ: 26 May 2021
- Date for issuing Commercial pricing documents to shortlisted applicants: 3 June 2021
- Dialogue Meetings: 21 July 2021 to 27 July 2021
- Date for issuing ITSFT to shortlisted applicants: 11 August 2021
- Date for submission of completed ITSFT: 24 August 2021
- Notification of successful Bidder: 31 August 2021
- Start on site: 11 October 2021

II.1.5) Estimated total value

Value excluding VAT: £7,600,000

II.1.6) Information about lots

This contract is divided into lots: No

II.2) Description

II.2.2) Additional CPV code(s)

- 45000000 - Construction work
- 45100000 - Site preparation work
- 45111000 - Demolition, site preparation and clearance work
- 45111240 - Ground-drainage work
- 45112000 - Excavating and earthmoving work
- 45211341 - Flats construction work
- 45215000 - Construction work for buildings relating to health and social services, for crematoriums and public conveniences
- 45215212 - Retirement home construction work
- 45223100 - Assembly of metal structures
- 45223210 - Structural steelworks
- 45223822 - Prefabricated components
- 45232452 - Drainage works
- 45233222 - Paving and asphaltting works
- 45261213 - Metal roof-covering work
- 45261215 - Solar panel roof-covering work
- 45261410 - Roof insulation work
- 45262210 - Foundation work
- 45262300 - Concrete work
- 45262310 - Reinforced-concrete work
- 45262321 - Floor-screed works
- 45262350 - Unreinforced-concrete work
- 45262410 - Structural steel erection work for buildings

- 45262500 - Masonry and bricklaying work
- 45262660 - Asbestos-removal work
- 45310000 - Electrical installation work
- 45313100 - Lift installation work
- 45321000 - Thermal insulation work
- 45323000 - Sound insulation work
- 45324000 - Plasterboard works
- 45330000 - Plumbing and sanitary works
- 45331000 - Heating, ventilation and air-conditioning installation work
- 45331200 - Ventilation and air-conditioning installation work
- 45340000 - Fencing, railing and safety equipment installation work
- 45343100 - Fireproofing work
- 45343230 - Sprinkler systems installation work
- 45351000 - Mechanical engineering installation works
- 45410000 - Plastering work
- 45420000 - Joinery and carpentry installation work
- 45430000 - Floor and wall covering work
- 45431100 - Floor-tiling work
- 45431200 - Wall-tiling work
- 45432000 - Floor-laying and covering, wall-covering and wall-papering work
- 45441000 - Glazing work
- 45442000 - Application work of protective coatings
- 45442100 - Painting work
- 45442180 - Repainting work
- 45451000 - Decoration work

II.2.3) Place of performance

NUTS codes

- UKL13 - Conwy and Denbighshire

II.2.4) Description of the procurement

The proposed works comprise the demolition of existing buildings and the design and construction of a new three-storey Extra Care facility comprising 35 apartments together with

communal areas as an extension to its existing Extra Care Facility in Ruthin, Denbighshire

known as 'Llys Awelon'. The proposed works will also include alteration and refurbishment

works to be carried out to the existing Llys Awelon building.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 60

Price - Weighting: 40

II.2.6) Estimated value

Value excluding VAT: £7,600,000

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

Start date

13 September 2021

End date

31 October 2024

This contract is subject to renewal

No

II.2.9) Information about the limits on the number of candidates to be invited

Envisaged number of candidates: 6

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

Please refer to tender documentation.

Section IV. Procedure

IV.1) Description

IV.1.1) Type of procedure

Competitive dialogue

IV.1.4) Information about reduction of the number of solutions or tenders during negotiation or dialogue

Recourse to staged procedure to gradually reduce the number of solutions to be discussed or tenders to be negotiated

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: [2020/S 000-004470](#)

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

Date

26 May 2021

Local time

12:00pm

IV.2.3) Estimated date of dispatch of invitations to tender or to participate to selected candidates

3 June 2021

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

English

Section VI. Complementary information

VI.1) Information about recurrence

This is a recurrent procurement: No

VI.3) Additional information

NOTE: To register your interest in this notice and obtain any additional information please visit the Sell2Wales Web Site at

https://www.sell2wales.gov.wales/Search/Search_Switch.aspx?ID=109806.

The buyer has indicated that it will accept electronic responses to this notice via the Postbox facility. A user guide is available at

https://www.sell2wales.gov.wales/sitehelp/help_guides.aspx.

Suppliers are advised to allow adequate time for uploading documents and to dispatch the electronic response well in advance of the closing time to avoid any last minute problems.

The Contractor shall ensure that all contracts with Subcontractors and Suppliers which the Contractor intends to procure following the Award date, and which the Contractor has not, before the date of this Contract, already planned to award to a particular Subcontractor or Supplier, are advertised through the Sell2Wales portal (www.sell2wales.gov.wales) and awarded following a fair, open, transparent and competitive process proportionate to the nature and value of the contract.

The Contracting Authority does not intend to include any community benefit requirements in this contract for the following reason:

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.

(WA Ref:109806)

VI.4) Procedures for review

VI.4.1) Review body

High Court

Royal Courts of Justice, The Strand

London

WC2A 2LL

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+44 2079477501

Country

United Kingdom