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Tender

2223-0305 Barnard Park Improvements

Islington Council

F02: Contract notice

Notice identifier: 2023/S 000-009445

Procurement identifier (OCID): ocds-h6vhtk-03b7ae

Published 31 March 2023, 12:12pm

Section I: Contracting authority

I.1) Name and addresses

Islington Council

Town Hall

London

N1 2UD

Contact

Procurement Team

Email

procurement@islington.gov.uk

Country

United Kingdom

Region code

UKI - London

Internet address(es)

Main address

<http://www.islington.gov.uk/>

Buyer's address

<http://www.islington.gov.uk/>

I.3) Communication

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

<https://procontract.due-north.com/Advert/Index?advertId=23a87023-aacf-ed11-8120-005056b64545>

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

<https://procontract.due-north.com/Advert/Index?advertId=23a87023-aacf-ed11-8120-005056b64545>

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

2223-0305 Barnard Park Improvements

Reference number

DN663308

II.1.2) Main CPV code

- 45000000 - Construction work

II.1.3) Type of contract

Works

II.1.4) Short description

The Barnard Park improvements project aims to make the park a better place for local residents and for the environment.

We seek a principal contractor to coordinate and deliver the Barnard Park improvements project, incorporating the following three key project elements:

1. Landscape improvements
2. A new community hub building
3. To coordinate the wider programme of works including the construction of a new sport pitch by a pitch contractor procured by the Football Foundation to ensure all works on site align.

II.1.5) Estimated total value

Value excluding VAT: £2,882,880

II.1.6) Information about lots

This contract is divided into lots: No

II.2) Description

II.2.2) Additional CPV code(s)

- 45112700 - Landscaping work

II.2.3) Place of performance

NUTS codes

- UKI - London

II.2.4) Description of the procurement

The works:

The project comprises 3no. core sections within a 3.6ha site including: (1) the removal of 2no. existing buildings and replacing them with a new-build community hub; (2) extensive hard and soft landscaping works; and (3) replacing the 11-a-side Redgra pitch with a 9-a-side 3G pitch and associated retaining walls.

Section (1) 2no. existing buildings in the park (the Park keeper's building with associated toilets, and the One O'Clock Club building) are to be demolished. They are to be replaced with a new-build community hub building. The community hub building will be a multiuse space incorporating an early years centre, kitchen facilities, park keeper's office, toilets, kiosk/servery and facilities for the all-weather pitch. The planning permission in place requires the new building to achieve BREEAM 'Very Good' status, as per planning condition no 19. The planning permission also requires Secure by Design (SBD) status to be achieved.

Section (2) The landscaping works comprise extensive hard and soft landscaping, particularly to the centre of the park and at the various entrances. Following removal of the existing Redgra pitch, regrading and changing to levels is proposed, forming a new grass area for informal recreation and sports use and the construction of an outdoors gym area. Various adjustments are to be made to many of the park entrances. Works will also improve pathways and circulation and include new park furniture, signage, and information boards. There will be improvements to the biodiversity and ecology through new planting throughout.

Section (3) relating to the pitch works have been procured separately by the Employer Direct and are due to finish on site prior to the commencement of the main sections of work (sections (1) and (2)).

Key project considerations to note are as follows:

- The park is to be partially open throughout with works sections and phasing to be managed to enable completed or non-working areas to be accessed by park users.

- Works are to be fully designed by consultant team with isolated specific elements contractors design.
- Full Planning permission has been granted for the works. Planning conditions are to be discharged between the contractor, client, and consultant team.
- BREEAM Very Good is required to be achieved with several credits being the responsibility of the contractor to achieve through evidence by following stipulated processes.
- Building control approval is via Islington Building Control service with notice already issued.
- New utilities supplies will require to be brought into the site under the management and supervision of the main contractor.
- The site is extensively populated with trees, the majority of which are being retained; nine existing trees will be removed to enable the works. Working in close coordination with an Arboriculturist will be necessary.

The design intent of the proposed works (for information only) can be accessed from the Planning Portal. Please search the planning ref. P2021/3658/FUL:

<https://www.islington.gov.uk/planning/applications/comment>

Form of contract will be based upon the JCT Intermediate Building Contract with Contractors Design 2016 edition (JCT ICD 2016).

The requirement:

The Council seeks a contractor that can demonstrate a proven robust experience of projects of this nature. We envisage that the most complex and challenging parts of the project will be the landscaping and the coordination of the different elements of the scheme.

II.2.5) Award criteria

Quality criterion - Name: Proposed approach to social value / Weighting: 20

Quality criterion - Name: Proposed measures and procedures/processes to ensure the contract is delivered within budget and on time / Weighting: 10

Quality criterion - Name: Proposed methodology for implementing quality management / Weighting: 10

Quality criterion - Name: Proposed approach to health and safety / Weighting: 5

Price - Weighting: 55

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

Duration in months

11

This contract is subject to renewal

No

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

Maximum number: 6

Objective criteria for choosing the limited number of candidates:

The contract will be procured using the Restricted Procedure. The Restricted Procedure means the procurement process will be conducted in two stages.

The first stage will involve selecting a maximum of the six (6) highest-scoring organisations through a selection questionnaire (SQ). All submissions will be subject to minimum requirements as stated in the SQ.

The second stage will be an evaluation of tenders submitted by bidders who are selected at the SQ stage.

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.2.14) Additional information

The contract period will be for 11.5 months from an estimated start date 25 September 2023.

Social value criteria will be evaluated in accordance with National Themes Outcomes and Measures (TOMs) Framework for social value measurement, published on the social value portal:

<https://socialvalueportal.com/national-toms/>

We reserve the right to interview leading bidders.

Section IV. Procedure

IV.1) Description

IV.1.1) Type of procedure

Restricted procedure

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

Date

2 May 2023

Local time

12:00pm

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.4) Procedures for review

VI.4.1) Review body

Islington Council

London

Country

United Kingdom