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Planning

## **Asbestos Management Framework**

Tai Hedyn Limited

UK2: Preliminary market engagement notice - Procurement Act 2023 - [view information about notice types](#)

Notice identifier: 2025/S 000-016087

Procurement identifier (OCID): ocds-h6vhtk-050545 ([view related notices](#))

Published 18 April 2025, 12:22pm

### **Scope**

### **Reference**

HEDYN/CYCL/2506

### **Description**

Preliminary Market Engagement for an Asbestos Management Framework

Introduction

Tai Hedyn Limited (Hedyn) (Association) was created on the 1st of April 2025 through the merger of Melin Homes Limited (registered number: 27421R) and Newport City Homes Housing Association Limited. (registered number: 30192R).

Hedyn provides homes and services to customers across South-east Wales. With approximately 15,000 homes, it is the second largest housing association in Wales, and operates across five local authorities: Blaenau Gwent, Monmouthshire, Newport, Powys, and Torfaen.

## Framework Details

Hedyn wishes to establish a framework for the provision of Asbestos Services. The proposed framework will be a closed framework with a maximum duration of 4 years.

The initial framework period will be for 2 years with extension options up to a maximum of a further 2 years. The extension options will be offered at Hedyn's discretion subject to satisfactory performance of the appointed suppliers to the framework.

This framework will be used by all areas of the Association to identify, inspect, manage and remediate asbestos containing materials. Areas of the Association that will use the framework include the building safety team, reactive and planned maintenance teams, voids team, capital works team and estates team.

Services and works under this framework may range from 'ad-hoc' single tasks to full programmes of works and will vary year on year due to the demands and requirements of the Association.

Suppliers appointed to each of the Lots will not be guaranteed any minimum volumes or values of work.

Asbestos management services and works are required to comply with the general duties under the Health and Safety at Work Act 1974 (as amended) and more specifically in compliance with duties under the Control of Asbestos Regulations 2012 ('CAR 2012'). The Association has an Asbestos Management Plan ('AMP') which sets out the management of Asbestos in its property portfolio

All services and works must be carried out in accordance with all current and any future legislation, regulations or industry guidance as may be brought into force or issued from time to time.

The framework will be split into the following lots:

Lot 1 – Asbestos Air Monitoring, Surveying and Bulk Sampling.

### Air Monitoring

The Association commissions asbestos air monitoring within its properties in order to ensure compliance with CAR 2012 and Asbestos: The Analysts' Guide - HSG248.

Requirements usually take the form of but are not limited to the following:

- Personal sampling for the assessment of respirator protection;

- Static sampling to assess background levels;
- Air monitoring during asbestos removal works;
- Air monitoring after asbestos removal works is complete;
- Four-stage clearances;
- Certificates of re-occupation.

## Surveys

The Association commissions asbestos surveys of owned or managed properties in order to ensure compliance with CAR 2012 and Regulations 3 & 10 of the Management of Health and Safety at Work Regulations 1999.

Non-Domestic Survey requirements take the form of management surveys, management survey re-inspections, management surveys with targeted Refurbishment and Demolition (R&D) elements or full (R&D) surveys as set out in HSG264 either to parts of or the whole of buildings unless otherwise specified and agreed.

Asbestos survey requirements will follow the HSG264 standard, and will take the form of the following;

- Management surveys update / review of domestic property.
- Management survey update / review of non-domestic communal areas, blocks and commercial units.
- Management survey with intrusive inspections to pre-defined work area(s).
- Localised refurbishment and demolition surveys;
- Full R&D survey.

## Bulk Sampling

Bulk sample analysis requirements usually take the form of analysis requests for completion within a set time of one or more samples of suspected ACMs collected by P402 trained staff. Bulk sample analysis must be undertaken by a UKAS or equivalent accredited laboratory.

## Lot 2 – Asbestos Removal and Reinstatement Works.

The Association will commission asbestos removals within their domestic and non-domestic properties in order to ensure compliance with CAR 2012.

Asbestos removal requirements will typically take the form of licensed work, non notifiable licensed work (NNLW) and non licensed work in or on:

- Domestic properties;
- Non-domestic properties;
- Common parts and communal areas of Association owned buildings.
- Commercial units and offices;
- Removal of fly-tipped waste from the association's property and land.

Works must be carried out in accordance with HSG247 and HSG210.

The Association aims to use the services of Licenced Asbestos Removal Companies (LARC) who can provide asbestos removal and reinstatement work, this provides benefits by means of ease of work co-ordination, reduced work timescales, less disruption to Customers, easier purchase ordering and invoicing.

Examples of re-instatement work may include:

- Re-instatement and plastering of ceilings and walls;
- Self levelling of floors;
- Insulation of roof spaces;
- Replacement of loft hatches.

Please note not all removal work will require re-instatement work.

The LARC can have their own in-house trades or can use subcontractors to provide re-instatement. Where sub-contractors are used the Association will expect the LARC to manage the whole process and undertake due diligence in relation to their competence to undertake the work. Hedyn will expect to see regular evidence of due diligence for sub-contractors.

## **Commercial tool**

Establishes a framework

## **Contract dates (estimated)**

- 13 October 2025 to 12 October 2027
- Possible extension to 12 October 2029
- 4 years

## **Main procurement category**

Services

## **CPV classifications**

- 45262660 - Asbestos-removal work
- 90650000 - Asbestos removal services

## **Contract locations**

- UKL21 - Monmouthshire and Newport
- UKL24 - Powys
- UKL16 - Gwent Valleys

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## **Engagement**

## Engagement deadline

7 May 2025

## Engagement process description

If you would like to attend the event, please complete the registration form for the relevant lot that you are interested in attending for. Suppliers may register attendance for both lots if they wish. The number of attendees is limited to 2 for each supplier. Therefore, please ensure that the appropriate representatives from your organisation are nominated to attend.

Suppliers wishing to attend must register for the event no later than 12 Noon, on Wednesday 7th May 2025.

Please use the following link to the E-Tender Portal to register for the event:

<https://www.delta-esourcing.com/tenders/UK-title/53W3YM5SDW>

and complete and submit the Supplier Registration Form (Questionnaire) in the portal.

### Event Details

The Preliminary Market Engagement event is to be held on 21st May 2025, between 0930hrs and 1300hrs

The location is to be confirmed subject to the number of suppliers registering to attend the event. Suppliers that have registered to attend the event will be notified directly to confirm the location. Therefore, it is important that Suppliers when registering for the event must provide email contact details

### Session Details

Lot 1 – 0930hrs Wednesday, 21st May 2025

Lot 2 – 1100hrs Wednesday 21st May 2025

### Event Format

- Presentations by Technical Leads and Procurement
- Question and Answers

## Pre-Market Engagement Event Objectives

The objectives for the event are for the Association to:

- gauge and generate market interest in the framework agreement;
- gain an understanding of your experience of similar frameworks, incorporating any lessons learnt to drive improvements and efficiencies.
- listen, reflect and mitigate any foreseeable risks within the procurement process for the proposed framework agreement to ensure that the services and works to be delivered meet the Associations requirements and offer value for money.

Following the event will be circulated to all attendees via the E-Tender Portal. Also presentation documentation will be included within the Tender Pack when it is published via the E-Tender Portal.

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## **Participation**

### **Particular suitability**

Small and medium-sized enterprises (SME)

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## **Submission**

### **Publication date of tender notice (estimated)**

30 May 2025

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## Contracting authority

### Tai Hedyn Limited

- Public Procurement Organisation Number: PCRZ-8927-RMXQ

Nexus House

Newport

NP20 2DW

United Kingdom

Contact name: Huw Price

Email: [procurement@hedyn.wales](mailto:procurement@hedyn.wales)

Website: <http://www.hedyn.wales>

Region: UKL21 - Monmouthshire and Newport

Organisation type: Public authority - sub-central government

Devolved regulations that apply: Wales