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Not applicable

New Build Housing Construction Framework

LHC on behalf of the Scottish Procurement Alliance (SPA)

F14: Notice for changes or additional information

Notice identifier: 2021/S 000-022660

Procurement identifier (OCID): ocds-h6vhtk-028a16

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Section I: Contracting authority/entity

I.1) Name and addresses

LHC on behalf of the Scottish Procurement Alliance (SPA)

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Main address

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Buyer's address

https://www.publiccontractsscotland.gov.uk/search/Search_AuthProfile.aspx?ID=AA16123

Section II: Object

II.1) Scope of the procurement

II.1.1) Title

New Build Housing Construction Framework

Reference number

H2

II.1.2) Main CPV code

- 45000000 - Construction work

II.1.3) Type of contract

Works

II.1.4) Short description

This opportunity is listed on behalf of the Scottish Procurement Alliance (SPA).

LHC/SPA are seeking interest from suitable organisations for our New Build Housing Construction Framework. This Framework is the successor to our successful New Build Housing Construction Framework H1 in Scotland.

The framework will cover the geographical area of Scotland. (LHC will publish a separate tender for North and Central England and London and South East England). The framework will not be available within Wales or the South West of England.

The framework will include the development of new build housing projects, including but not limited to: - Traditional housing – Houses, bungalows, flats, apartments

- Care homes, extra care and supporting living accommodation
- Student accommodation
- Conversion of commercial buildings for residential use
- Rooftop developments
- Medium to high rise housing

- Key worker accommodation
- Net Zero Carbon and low energy buildings
- Mixed use sites, housing plus community or commercial buildings etc
- Development agreements and land purchases
- Associated groundworks, civil engineering and infrastructure works
- Site demolition and clearance

Certain workstreams/lots include the provision of groundworks and infrastructure works when associated to the main project scope, but they will also be included as standalone workstreams.

The full list of workstreams available under this framework is:

Workstream 1 - Low Rise Housing up to 11m Floor Height

Workstream 2 - Construction of Independent, Assisted and Residential Care Housing

Workstream 3 - Medium to High Rise Developments with Floor Heights Above 11m

Workstream 4 - Refurbishment, Conversions, Extensions and Adaptions

Workstream 5 - Groundworks and Site Preparation for New Build Housing Projects (including infrastructure)

Workstream 6 - Demolition, Decontamination and Associated Site Enabling Work

Section VI. Complementary information

VI.6) Original notice reference

Notice number: [2021/S 000-016926](#)

Section VII. Changes

VII.1) Information to be changed or added

VII.2) Other additional information

CHANGES TO BE MADE TO LOTS 15 AND 16 WITHIN SECTION II.2

CHANGES TO BE MADE TO LOTS 15 AND 16 WITHIN SECTION II.2

LOT 15

CHANGE 1

CHANGE TO SECTION - II.2.1) Title

NEW TITLE TO BE INSERTED - Demolition, Decontamination and Associated Site Enabling Works - Projects up to 750,000 GBP

CHANGE 2

CHANGE TO II.2.4) - Description

NEW DESCRIPTION TO BE INSERTED - The scope of Lot 15 will include the demolition, clearance and decontamination of a construction site to enable further development works to commence. These services may include:

- Demolition
- Site clearance
- Diversion and/or disconnection of existing site services
- Geotechnical and exploratory ground investigation and surveys
- Separation from existing buildings
- Decontamination.
- Ground improvement and/or compaction.
- Creation of access routes, ramps, security provisions and signage
- Provision of utilities to the site (temporary or permanent)

Call off contracts tendered through this lot will be for projects with a value up to 750,000 GBP

LOT 16

CHANGE 1

CHANGE TO SECTION - II.2.1) Title

NEW TITLE TO BE INSERTED - Demolition, Decontamination and Associated Site Enabling Works - Projects over 750,000 GBP

CHANGE 2

CHANGE TO SECTION – II.2.4) Description

NEW DESCRIPTION TO BE INSERTED - The scope of Lot 16 will include the demolition, clearance and decontamination of a construction site to enable further development works to commence. These services may include:

- Demolition
- Site clearance
- Diversion and/or disconnection of existing site services
- Geotechnical and exploratory ground investigation and surveys
- Separation from existing buildings
- Decontamination.
- Ground improvement and/or compaction.
- Creation of access routes, ramps, security provisions and signage
- Provision of utilities to the site (temporary or permanent)

Call off contracts tendered through this lot will be for projects with a value over 750,000 GBP

BELOW TEXT BE INSERTED INTO ADDITIONAL INFORMATION

LHC have received feedback during the tender response period that the value bands for

the two demolition lots (workstream 6a & 6b - lots 15 and 16) are not reflective of the typical project values undertaken by demolition contractors, and as such will restrict a number of smaller demolition contractors from applying for these lots of the Framework.

Following a review of this feedback, LHC is issuing this change notice to notify that the value bands advertised for lots 15 and 16 will be amended as follows:

Lot 15 – The project value band cited in the original notice now has been changed from projects with a value of up to 2m GBP to projects with a value of up to 750,000 GBP

Lot 16 - The project value band cited in the original notice now has been changed from projects with a value over 2m GBP to projects with a value over 750,000 GBP

In line with this, LHC have reduced the financial turnover requirements associated with these lots to reflect the reduction in the project value bands advertised.

LHC will extend the SQ response period for these two lots of the framework to allow sufficient time for interested parties to review the revised value bands and response requirements and decide if they wish to submit a response.

Interested parties should refer to <https://procontract.due-north.com/Opportunities> and filter the organisation to 'LHC' to access the new advert, documentation and response stage specifically for the two re-published lots.