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Tender

## **Building Surveying Services Framework 2022-2026**

Oxford City Council

F02: Contract notice

Notice identifier: 2022/S 000-028303

Procurement identifier (OCID): ocds-h6vhtk-03740e

Published 7 October 2022, 3:57pm

### **Section I: Contracting authority**

#### **I.1) Name and addresses**

Oxford City Council

Oxford City Council, St.Aldates

Oxford

OX1 1DS

#### **Email**

[procurement@oxford.gov.uk](mailto:procurement@oxford.gov.uk)

#### **Country**

United Kingdom

#### **Region code**

UKJ14 - Oxfordshire

#### **Internet address(es)**

Main address

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

Buyer's address

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

## **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://procontract.due-north.com>

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>

## **I.4) Type of the contracting authority**

Regional or local authority

## **I.5) Main activity**

General public services

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## **Section II: Object**

### **II.1) Scope of the procurement**

#### **II.1.1) Title**

Building Surveying Services Framework 2022-2026

Reference number

DN636865

#### **II.1.2) Main CPV code**

- 71315300 - Building surveying services

#### **II.1.3) Type of contract**

Services

#### **II.1.4) Short description**

The Council is looking for suitably experienced providers of Building Surveying Services to join the Professional Services Framework in order to cover all requirements for Building Surveying Services with the Council.

The Supplier does not need to be able to provide every service listed below. This will not affect the quality score. The framework will be broken down into Lots and the Supplier may provide all or any services for each Lot.

Tenderers may tender for any or all lots and may tender and subcontract work if they do not have the skills required themselves.

It is anticipated that the following range of services may be required, broken into the lots below:

Lot 1 - Stock Condition Surveys

Lot 2a - General Surveys for Housing Stock

Lot 2b - General Surveys for Corporate Property

Lot 3 - Specialist Surveys

#### **II.1.5) Estimated total value**

Value excluding VAT: £960,000

### **II.1.6) Information about lots**

This contract is divided into lots: Yes

Tenders may be submitted for all lots

## **II.2) Description**

### **II.2.1) Title**

Stock Condition Surveys

Lot No

1

### **II.2.2) Additional CPV code(s)**

- 71315300 - Building surveying services

### **II.2.3) Place of performance**

NUTS codes

- UKJ14 - Oxfordshire

### **II.2.4) Description of the procurement**

- Tenderers should price for carrying out a survey to all our HRA stock, all our Corporate Stock and for carrying out a survey to batches of a thousand of our housing stock and batches of a hundred of our corporate stock. Tenderers should include details of what information they would collect, how they would manage quality of the data they produce, how they would collect it and an expected programme.
- Validate our property data for every property and block to ensure it is accurate and expansive.
- Collect data where it is lacking
- Record general observations about the property or block with video, photography and text
- Assess the condition of key components using decent homes methodology, including

HHSRS.

### **II.2.5) Award criteria**

Price is not the only award criterion and all criteria are stated only in the procurement documents

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

Duration in months

48

This contract is subject to renewal

No

### **II.2.10) Information about variants**

Variants will be accepted: No

### **II.2.11) Information about options**

Options: No

### **II.2.12) Information about electronic catalogues**

Tenders must be presented in the form of electronic catalogues or include an electronic catalogue

### **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) Description**

### **II.2.1) Title**

General Surveys for Housing Stock

Lot No

2a

## **II.2.2) Additional CPV code(s)**

- 71315300 - Building surveying services

## **II.2.3) Place of performance**

NUTS codes

- UKJ14 - Oxfordshire

## **II.2.4) Description of the procurement**

Surveys would include:

- Party Wall Surveys, Notices and Awards. Act on behalf of OCC and its subsidiaries when receiving and sending party wall notices, and our obligations under the Party Wall Act.
- Disrepair Surveys. Preparation, pricing and negotiation of schedules of dilapidations
- Building Surveys. Investigate, assess and report on a variety of properties and property issues. Duties would also include:
  - o Budgetary costing
  - o Project management of small scale refurbishment schemes
  - o Specification writing
  - o Disabled adaptations design
  - o Disabled adaptations design access inspections and statement
  - o Small scale designs
  - o Advice on Statutory Consents, including, Building Regulations, Planning & Listed Building Consents
  - o Expert witness advice
  - o Arbitration
- Damp Surveys. Establish the cause of damp and specify remediation
- Structural Surveys. Identify causes of structural damage to properties and advise on

rectification. Produce assessments of structural integrity of properties and assets both existing and for acquisition.

### **II.2.5) Award criteria**

Price is not the only award criterion and all criteria are stated only in the procurement documents

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

Duration in months

48

This contract is subject to renewal

No

### **II.2.10) Information about variants**

Variants will be accepted: No

### **II.2.11) Information about options**

Options: No

### **II.2.12) Information about electronic catalogues**

Tenders must be presented in the form of electronic catalogues or include an electronic catalogue

### **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) Description**

### **II.2.1) Title**

General Surveys for Corporate Property

Lot No

2b

### **II.2.2) Additional CPV code(s)**

- 71315300 - Building surveying services

### **II.2.3) Place of performance**

NUTS codes

- UKJ14 - Oxfordshire

### **II.2.4) Description of the procurement**

Corporate property would include but not be limited to: Agricultural Land, Car Parks, Cemeteries, Cinemas and Theatres, Retail Outlets, Restaurants, Offices, Community Centres, Depots and Workshops, Garages, Heritage Buildings, Hotels, Industrial properties, Infrastructure, Memorials, Public Conveniences, Allotments, Parks and Nature Reserves, The Town Hall, and Development Sites

Tenderers should price using the attached information in the Pricing Schedule document. Tenderers should include samples of reports they would produce for each discipline. Survey types to be the same as Lot 2a.

### **II.2.5) Award criteria**

Price is not the only award criterion and all criteria are stated only in the procurement documents

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

Duration in months

48

This contract is subject to renewal

No

### **II.2.10) Information about variants**

Variants will be accepted: No

### **II.2.11) Information about options**

Options: No

### **II.2.12) Information about electronic catalogues**

Tenders must be presented in the form of electronic catalogues or include an electronic catalogue

### **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) Description**

### **II.2.1) Title**

Specialist Surveys

Lot No

3

### **II.2.2) Additional CPV code(s)**

- 71315300 - Building surveying services

### **II.2.3) Place of performance**

NUTS codes

- UKJ14 - Oxfordshire

### **II.2.4) Description of the procurement**

- Drainage Surveys. Trace and assess the condition of private drainage assets through records, onsite inspection and CCTV.

- Structural Concrete Survey. Carry out detailed testing and analysis of concrete structural integrity on a variety of assets including but not limited to lintels, beams, balconies, elevated walkways and bridges

- Utility Surveys. Establish and report on the presence of existing services and, on occasion, the capacity for improvements and greater demand

- Measured and Topographical Surveys. Preparation of floor plans, elevations, sections and topographical. All information gathered to be provided as 2D CAD and in certain circumstances as 3D models

- Ecological Surveys. Establish the presence of invasive and protected species and to

advise on remediation or accommodation.

- Roof Surveys. Specialist reports on flat and pitched roofs including the identification of faults, condition, workmanship issues and issues caused by poor specification.
- M&E Surveys. Specialist reports on communal heating systems, generators, UPS and plant rooms.
- Geo-technical and Geo-environmental Surveys. Report on geo-technical and geo-environmental conditions of existing estates and schemes through desktop studies and site investigations

#### **II.2.5) Award criteria**

Price is not the only award criterion and all criteria are stated only in the procurement documents

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

Duration in months

48

This contract is subject to renewal

No

#### **II.2.10) Information about variants**

Variants will be accepted: No

#### **II.2.11) Information about options**

Options: No

#### **II.2.12) Information about electronic catalogues**

Tenders must be presented in the form of electronic catalogues or include an electronic catalogue

#### **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.1.8) Information about the Government Procurement Agreement (GPA)**

The procurement is covered by the Government Procurement Agreement: Yes

### **IV.2) Administrative information**

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

Date

7 November 2022

Local time

5:00pm

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

English

#### **IV.2.7) Conditions for opening of tenders**

Date

7 November 2022

Local time

5:00pm

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## **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**

Oxford City Council

Oxford

Country

United Kingdom