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Planning

DFG Adaptation Works

Breckland District Council

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

Notice identifier: 2025/S 000-033386

Procurement identifier (OCID): ocids-h6vhtk-054f33 ([view related notices](#))

Published 18 June 2025, 3:10pm

Scope

Reference

003-PA-25

Description

Background

The district of Breckland spans 500 square miles of beautiful countryside within Norfolk. The district is centred around the five market towns of Dereham, Attleborough, Swaffham, Thetford, and Watton. Half of the current residents live in one of the market towns with the remainder living in rural village homes. This means that the district has a low population density. The area's rural nature is characterised by its 112 parishes and numerous villages.

We are re-procuring our Framework for Home Adaptations delivered through Disabled Facilities Grants (DFG) and are seeking engagement with suitable and qualified contractors who can deliver Disabled Facilities Grants (DFGs) efficiently and promptly. DFG is available to those with disabilities to provide funding for home adaptations. Typical

adaptations include replacing a bath with a level access shower, bathroom reconfigurations, door widening, ramps and access into and out of the house. The primary goal of this grant is to facilitate changes that allow recipients to continue living independently in their own homes. The DFG work we are potentially offering through a future procurement opportunity would be primarily in owner occupied homes in locations in any town or village in Breckland.

Breckland District Council is issuing this Pre Market Engagement Notice to receive expressions of interest for engagement and feedback from the market to establish potential interest around delivery of the DFG Adaptation works which will support and inform the procurement process. The framework will be divided into the following lots:

Lot 1: General construction

Lot 2: Bathrooms and kitchens

Lot 3: Doors and Windows

Lot 4: Ramps

Indicative Scenarios:

Areas of Work We Carry Out:

- Replace a bath with a shower
- Install ramps for accessibility
- Replace doors and windows
- Widen doorways
- Adapt rooms to suit clients' needs
- Install stairlifts
- Build suitable rooms or extensions to meet clients' requirements
- Conduct groundwork, including hard standing and drop curbs
- Perform pre-preparation work for ramps
- Adapt kitchens to meet clients' needs

- Supply and install wash-dry toilets and baths
- Upgrade electrical systems as needed (e.g., fuse boards)
- Organise and carry out an asbestos survey with a comprehensive report
- Address all domestic requirements and drainage issues

Commercial tool

Establishes a framework

Total value (estimated)

- £2,520,000 including VAT

Below the relevant threshold

Contract dates (estimated)

- 27 April 2026 to 26 April 2028
- Possible extension to 26 April 2029
- 3 years

Main procurement category

Works

CPV classifications

- 34953000 - Access ramps

- 44221000 - Windows, doors and related items
- 45300000 - Building installation work
- 45400000 - Building completion work

Contract locations

- UKH17 - Breckland and South Norfolk

Engagement

Engagement deadline

18 July 2025

Engagement process description

It is proposed that we will hold one to one pre-market engagement sessions with interested and invited suppliers at Elizabeth House, Walpole Loke, Dereham, NR19 1EE which on Monday 28th July 2025 and Thursday 31st July 2025 09.30 to 12.30pm.

The purpose of the sessions is for the Council and interested and invited providers to discuss the procurement approach, timeline the specification; We are keen to understand the interest and the capacity in the marketplace to support the proposed re-procurement and the ability to deliver the works to our Specification and requirements. The Council will then take forward any feedback as appropriate to inform the final service specification prior to delivery of this procurement.

Suitably qualified and experienced providers who are interested in delivering the services are requested to express interest to attend the Pre-Market Engagement Events by 09.00am on Monday 14th July 2025.

To express interest please email:

procurement@breckland.gov.uk

Please refer to project reference: 003-PA-25.

Breckland District Council reserves the right to reject expressions of interest that are not submitted within the deadline, or which do not align to the scope of the procurement. Pre-Market Engagement sessions are limited to 8 slots each morning, available on a first come, first served basis. The session times are below, but we cannot guarantee which time slot will be allocated to you:

Room 1 Room 2

09.30 to 10.00am 09.30 to 10.00am

10.15 to 10.45am 10.15 to 10.45am

11.00 to 11.30am 11.00 to 11.30am

11.45 to 12.15pm 11.45 to 12.15pm

Following receipt of expressions of interest, we will in the first instance, send out a questionnaire for suppliers to complete and return, along with an example of the Scheme of Works.

All questionnaires will be reviewed and included as part of the information collected from the Pre-Market Engagement.

Please note: The closing date for receipt of questionnaires is 12.00pm (midday) on Friday 18th July 2025.

Please ensure that the questionnaires are returned via procurement@breckland.gov.uk in advance of the closing deadline.

Please note those organisations that have expressed an interest will still be required to register for any future procurement opportunity and should not rely on their response to this Pre Market Engagement Notice; and all responses will be treated as confidential and commercially sensitive.

Breckland District Council is not bound to act on any information generated from the Pre-Market Engagement process and it is not bound to proceed with any procurement activity following this process. Organisations should note that participation in this pre-market engagement does not automatically guarantee any standing with regards to any future procurement.

Participation

Particular suitability

- Small and medium-sized enterprises (SME)
- Voluntary, community and social enterprises (VCSE)

Contracting authority

Breckland District Council

- Public Procurement Organisation Number: PBBD-9961-PPPD

Elizabeth House, Walpole Loke

Dereham

NR19 1EE

United Kingdom

Email: procurement@breckland.gov.uk

Website: <http://www.breckland.gov.uk>

Region: UKH17 - Breckland and South Norfolk

Organisation type: Public authority - sub-central government

