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Tender

PS-25-06 - Construction Consultancy Professional Services Framework

East Ayrshire Council

F02: Contract notice

Notice identifier: 2024/S 000-039870

Procurement identifier (OCID): ocids-h6vhtk-04c63f

Published 11 December 2024, 10:39am

The closing date and time has been changed to:

14 February 2025, 12:00pm

See the [change notice](#).

Section I: Contracting authority

I.1) Name and addresses

East Ayrshire Council

Corporate Procurement Team, London Road HQ

Kilmarnock

KA3 7BU

Contact

David Shields

Email

david.shields@east-ayrshire.gov.uk

Telephone

+44 1563576000

Country

United Kingdom

NUTS code

UKM93 - East Ayrshire and North Ayrshire mainland

Internet address(es)

Main address

<http://www.east-ayrshire.gov.uk>

Buyer's address

https://www.publiccontractsscotland.gov.uk/search/Search_AuthProfile.aspx?ID=AA00223

I.3) Communication

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

<https://www.publictendersscotland.publiccontractsscotland.gov.uk>

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

<https://www.publictendersscotland.publiccontractsscotland.gov.uk>

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

PS-25-06 - Construction Consultancy Professional Services Framework

II.1.2) Main CPV code

- 71000000 - Architectural, construction, engineering and inspection services

II.1.3) Type of contract

Services

II.1.4) Short description

Framework Agreement for the Provision of Construction Consultancy Professional Services.

The Framework will be divided into six (6) individual Lots and each Lot shall be evaluated and awarded on an individual basis based upon the award criteria identified below. Tenderers are invited to Tender for one, several or all Lots, however part bids for individual Lots will not be considered.

Description of Lots:

Lot 1 - Architectural Services (Inc. Conservation, Lead Consultant, Principal Designer)

Lot 2 - Quantity Surveying Services

Lot 3 - Mechanical & Electrical Engineering Services

Lot 4 - Structural & Civil Engineering Services

Lot 5 - Building Surveying Services

Lot 6 - Energy & Sustainability Engineering Services

II.1.5) Estimated total value

Value excluding VAT: £1,800,000

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

Lot 3 - Mechanical & Electrical Engineering Services

Lot No

3

II.2.2) Additional CPV code(s)

- 71300000 - Engineering services
- 71240000 - Architectural, engineering and planning services
- 71250000 - Architectural, engineering and surveying services
- 71310000 - Consultative engineering and construction services
- 71320000 - Engineering design services
- 71321000 - Engineering design services for mechanical and electrical installations for buildings
- 71334000 - Mechanical and electrical engineering services
- 71333000 - Mechanical engineering services

II.2.3) Place of performance

NUTS codes

- UKM93 - East Ayrshire and North Ayrshire mainland

II.2.4) Description of the procurement

The Provision of Mechanical & Electrical Engineering Services

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 40

Price - Weighting: 60

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

Duration in months

24

This contract is subject to renewal

Yes

Description of renewals

2No. 1 Year Optional Extensions

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) Description

II.2.1) Title

Lot 2 - Quantity Surveying Services

Lot No

2

II.2.2) Additional CPV code(s)

- 71324000 - Quantity surveying services
- 71322100 - Quantity surveying services for civil engineering works

II.2.3) Place of performance

NUTS codes

- UKM93 - East Ayrshire and North Ayrshire mainland

II.2.4) Description of the procurement

The Provision of Quantity Surveying Services.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 40

Price - Weighting: 60

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

Duration in months

24

This contract is subject to renewal

Yes

Description of renewals

2No. 1 Year Optional Extensions

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) Description

II.2.1) Title

Lot 1 - Architectural Services (Inc. Conservation, Lead Consultant, Principal Designer)

Lot No

1

II.2.2) Additional CPV code(s)

- 71200000 - Architectural and related services
- 71210000 - Advisory architectural services
- 71220000 - Architectural design services
- 71221000 - Architectural services for buildings
- 71222000 - Architectural services for outdoor areas
- 71223000 - Architectural services for building extensions
- 71230000 - Organisation of architectural design contests
- 71240000 - Architectural, engineering and planning services
- 71241000 - Feasibility study, advisory service, analysis

- 71242000 - Project and design preparation, estimation of costs

II.2.3) Place of performance

NUTS codes

- UKM93 - East Ayrshire and North Ayrshire mainland

II.2.4) Description of the procurement

The Provision of Architectural Services (Inc. Conservation, Lead Consultant, Principal Designer)

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 40

Price - Weighting: 60

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

Duration in months

24

This contract is subject to renewal

Yes

Description of renewals

2No. 1 Year Optional Extensions

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) Description

II.2.1) Title

Lot 4 - Structural & Civil Engineering Services

Lot No

4

II.2.2) Additional CPV code(s)

- 71311000 - Civil engineering consultancy services
- 71311100 - Civil engineering support services
- 71322000 - Engineering design services for the construction of civil engineering works
- 71312000 - Structural engineering consultancy services

II.2.3) Place of performance

NUTS codes

- UKM93 - East Ayrshire and North Ayrshire mainland

II.2.4) Description of the procurement

The Provision of Structural & Civil Engineering Services

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 40

Price - Weighting: 60

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

Duration in months

24

This contract is subject to renewal

Yes

Description of renewals

2No. 1 Year Optional Extensions

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) Description

II.2.1) Title

Lot 5 - Building Surveying Services

Lot No

5

II.2.2) Additional CPV code(s)

- 71315300 - Building surveying services
- 71250000 - Architectural, engineering and surveying services
- 71251000 - Architectural and building-surveying services

II.2.3) Place of performance

NUTS codes

- UKM93 - East Ayrshire and North Ayrshire mainland

II.2.4) Description of the procurement

The Provision of Building Surveying Services.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 40

Price - Weighting: 60

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

Duration in months

24

This contract is subject to renewal

Yes

Description of renewals

2No. 1 Year Optional Extensions

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) Description

II.2.1) Title

Lot 6 – Energy and Sustainability Engineering Services

Lot No

6

II.2.2) Additional CPV code(s)

- 71314300 - Energy-efficiency consultancy services
- 71314000 - Energy and related services
- 71314200 - Energy-management services
- 71000000 - Architectural, construction, engineering and inspection services
- 71240000 - Architectural, engineering and planning services
- 71250000 - Architectural, engineering and surveying services
- 71300000 - Engineering services
- 71313000 - Environmental engineering consultancy services

II.2.3) Place of performance

NUTS codes

- UKM93 - East Ayrshire and North Ayrshire mainland

II.2.4) Description of the procurement

The Provision of Energy and Sustainability Engineering Services

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 40

Price - Weighting: 60

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

system

Duration in months

24

This contract is subject to renewal

Yes

Description of renewals

2No. 1 Year Optional Extensions

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

Section III. Legal, economic, financial and technical information

III.1) Conditions for participation

III.1.1) Suitability to pursue the professional activity, including requirements relating to enrolment on professional or trade registers

List and brief description of conditions

Bidders will require to be on the relevant professional and/or trade body required for the relevant Lot.

III.1.2) Economic and financial standing

List and brief description of selection criteria

Financial Standing

The Council shall commission an independent third party Risk Report from Experian using the Company Registration number supplied by the Tenderer. Any Tenderer who does not meet the minimum threshold of a Commercial Delphi Score of 25 out of 100 will have their

submission regarded as a “Fail” and will not be considered further. Where a Tenderer receives a Commercial Delphi Score of between 25 - 50 out of 100, the Council reserves the right to request further financial information to determine the risk to the Council. In the event that such additional measures are requested, the Council shall, in its sole discretion, determine the terms of those measures that it deems as acceptable. If Tenderers cannot provide measures to the satisfaction of the Council then their submission may be rejected

Risk or Credit reports from other agencies will not be considered.

It is the Tenderers responsibility to ensure that all information held by Experian is current and accurate when submitting their Tender. The Council will not enter into discussions with Tenderers who fail to ensure that their Experian scores are accurate by the due submission date.

Insurances

It is a requirement of this Contract that bidders hold, or can commit to obtain prior to the commencement of any subsequently awarded Contract, the insurances indicated below.

Public & Products Liability Insurance = 5 million GBP in respect of each claim without limit to the number of claims.

Employers (Compulsory) Liability Insurance = 10 million GBP in respect of each claim without limit to the number of claims.

Professional Indemnity Insurance = 5 million GBP for 6 years from the date of practical completion of the Works in respect of each claim or series of claims arising out of one event, without limit to the number of claims.

III.1.3) Technical and professional ability

List and brief description of selection criteria

The individuals carrying out the services shall be required to hold the following;

Lot 1 - Membership of the Royal Incorporation of Architects in Scotland (or equivalent).

Lot 2 - Membership of the Royal Institution of Chartered Surveyors (or equivalent).

Lot 3 - Membership of the Institution of Mechanical Engineers and/or the Institute of Electrical Engineers (or equivalent)

Lot 4 - Membership of the Institution of Civil Engineers and/or the Institute of Structural Engineers (or equivalent).

Lot 5 - Chartered Member of the Royal Institution of Chartered Surveyors (or equivalent).

Lot 6 - Membership of the Institution of Mechanical Engineers and/or the Institute of Electrical Engineers (or equivalent).

III.2) Conditions related to the contract

III.2.1) Information about a particular profession

Execution of the service is reserved to a particular profession

III.2.2) Contract performance conditions

As detailed within the tender documents.

III.2.3) Information about staff responsible for the performance of the contract

Obligation to indicate the names and professional qualifications of the staff assigned to performing the contract

Section IV. Procedure

IV.1) Description

IV.1.1) Type of procedure

Open procedure

IV.1.3) Information about a framework agreement or a dynamic purchasing system

The procurement involves the establishment of a framework agreement

Framework agreement with several operators

Envisaged maximum number of participants to the framework agreement: 18

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

Originally published as:

Date

31 January 2025

Local time

12:00pm

Changed to:

Date

14 February 2025

Local time

12:00pm

See the [change notice](#).

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

English

IV.2.6) Minimum time frame during which the tenderer must maintain the tender

Duration in months: 3 (from the date stated for receipt of tender)

IV.2.7) Conditions for opening of tenders

Date

31 January 2025

Local time

12:00pm

Section VI. Complementary information

VI.1) Information about recurrence

This is a recurrent procurement: Yes

Estimated timing for further notices to be published: 4 Years

VI.2) Information about electronic workflows

Electronic ordering will be used

Electronic invoicing will be accepted

Electronic payment will be used

VI.3) Additional information

The buyer is using PCS-Tender to conduct this ITT exercise. The Project code is 28215. For more information see:

<http://www.publiccontractsscotland.gov.uk/info/InfoCentre.aspx?ID=2343>

Community benefits are included in this requirement. For more information see:

<https://www.gov.scot/policies/public-sector-procurement/community-benefits-in-procurement/>

A summary of the expected community benefits has been provided as follows:

A summary of the expected community benefits has been provided as follows:

social benefits such as:

- Targeted recruitment and training (providing employment and training opportunities / Apprenticeships)
- SME and social enterprise development
- Community engagement

As part of your response to the Quality criteria, Tenderers are requested to provide an outline of all community benefits you can offer for this contract.

(SC Ref:785303)

VI.4) Procedures for review

VI.4.1) Review body

Kilmarnock Sheriff Court

Sheriff Court House, St Marnock Street

Kilmarnock

KA1 1ED

Country

United Kingdom