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Tender

## **Reactive Maintenance Measured Term Contract**

Rhondda Cynon Taf CBC  
Merthyr Tydfil County Borough Council

UK4: Tender notice - Procurement Act 2023 - [view information about notice types](#)

Notice identifier: 2025/S 000-056607

Procurement identifier (OCID): ocds-h6vhtk-05149d ([view related notices](#))

Published 15 September 2025, 2:35pm

### **Scope**

### **Reference**

RCT21

### **Description**

Reactive Maintenance Measured Term Contract on behalf of Rhondda Cynon Taf CBC and Merthyr Tydfil CBC.

A brief description of the nature of the Works is given below as an indication of the general character and scope of works envisaged. The description is not intended to set precise limits to the various classifications of works since the works, being essentially of a maintenance nature, will be varied.

- Emergency works within normal working hours and outside working hours to include restoration of essential service, unblocking drains, making safe, secure and weathertight.
- Emergency demolitions which may include non-council buildings

- Minor building works/alterations
- Minor demolition
- Roof repairs to both pitched and flat design
- Carpentry repairs including door/window replacement
- Plumbing work
- Electrical installation and repair works
- Drainage work including clearing blockages, surveys, repairs and replacement
- Glazing work to both single and double glazed windows including temporary boarding up where necessary
- Repairs to structures including temporary shoring, rebuilding and repointing
- Internal and External decorations
- Works of adaptation including installation of external galvanised handrails, internal timber mopstick handrails, access ramps and bathroom alterations
- Small building works
- Works to comply with the Disability Discrimination Act
- Works within public Highways
- Scaffolding / towers
- Minor works with asbestos - note you are not expected to undertake any large scale, significant or asbestos specific works as part of this contract, only non-licensed works that are small/minor in nature where asbestos may be disturbed by virtue of items being fixed to, near to, require minor sealing or repair, decorative finishes or similar, where agreed with the appropriate Council. This work may entail NNLW.
- Any other work as instructed by the CA

Work excluded:

- Boiler plant (installation, servicing and maintenance)

- Gas services
- Kitchen equipment (servicing & maintenance)
- Fan convactor heaters (servicing & maintenance)
- Fire alarms (servicing & maintenance)
- Emergency lights (servicing & maintenance)
- Emergency generators (routine maintenance)
- Stage lighting (periodic testing)
- Pottery kilns (servicing & maintenance)
- Lifts and hoists (installation, servicing & maintenance)
- Intruder alarms (installation and maintenance)
- CCTV systems (installation and maintenance)
- Sewage pumps (installation, servicing and maintenance)
- Portable appliance testing
- Periodic inspection and testing of electrical installation in buildings
- Swimming pools (servicing & maintenance)
- Automated doors, shutters & barriers (routine maintenance)

As this contract is to provide multi service responsive maintenance, the successful supplier must be able to provide all trades to deliver the contract.

It is a mandatory requirement that the successful supplier must be able to respond to call outs 24/7 and to attend site within 2 hrs (RCT) and 1 hr (Merthyr CBC) of receiving the call. Contractors who are unable to meet this requirement will be eliminated.

## **Commercial tool**

Establishes a framework

### **Total value (estimated)**

- £8,000,000 excluding VAT
- £9,600,000 including VAT

Above the relevant threshold

### **Main procurement category**

Services

### **CPV classifications**

- 50700000 - Repair and maintenance services of building installations

### **Contract locations**

- UKL - Wales

### **Lot constraints**

Description of how multiple lots may be awarded:

The Council is procuring a standard Framework Agreement and will be structured to include the following Lots as set out in the table below. Providers can tender for all lots.

Lot Area Number awarded on Framework

1 RCT East 1 Awarded, 2 Reserves

2 RCT West 1 Awarded, 2 Reserves

### 3 Merthyr Tydfil 1 Awarded, 2 Reserves

A provider will not be awarded a position as main contractor on both lots 1 and 2. After, evaluation and should it be the case that a provider has scored highest points for both lots then the Council shall proceed with the following process:

- Award the lot that the contractor scores highest against, or
- Award the lot that the contractor has offered the most commercially advantageous terms for.
- If the above cannot differentiate then the Council shall ask the contractor for their preference.
- Appoint the contractor as reserve to the non-awarded lot.

For the avoidance of doubt a contractor may be awarded a place as main contractor on Lot 3 and Lot 1 or 2

### **Not the same for all lots**

Contract dates are shown in Lot sections, because they are not the same for all lots.

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## **Lot 1. RCT East**

### **Description**

Reactive Maintenance services to establishments located within the Aberdare & Pontypridd Areas as per - Appendix 1 - Establishment List

### **Lot value (estimated)**

- £3,600,000 excluding VAT
- £4,320,000 including VAT

Framework lot values may be shared with other lots

### **Contract dates (estimated)**

- 1 February 2026 to 31 January 2029
- Possible extension to 31 January 2030
- 4 years

Description of possible extension:

Option to extend for a further 12 months

### **Same for all lots**

CPV classifications and contract locations are shown in the Scope section, because they are the same for all lots.

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## **Lot 2. RCT West**

### **Description**

Reactive Maintenance services to establishments located within the Rhondda & Llantrisant Areas as per - Appendix 1 - Establishment List

### **Lot value (estimated)**

- £3,200,000 excluding VAT
- £3,840,000 including VAT

Framework lot values may be shared with other lots

### **Contract dates (estimated)**

- 1 February 2026 to 31 January 2029
- Possible extension to 31 December 2030
- 4 years, 11 months

Description of possible extension:

Option to extend for a further 12 months

### **Same for all lots**

CPV classifications and contract locations are shown in the Scope section, because they are the same for all lots.

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## **Lot 3. Merthyr CBC**

### **Description**

Reactive Maintenance services to establishments located within the boundaries of Merthyr CBC as per - Appendix 2- Establishment List

### **Lot value (estimated)**

- £1,200,000 excluding VAT
- £1,440,000 including VAT

Framework lot values may be shared with other lots

### **Contract dates (estimated)**

- 1 February 2026 to 31 January 2029
- Possible extension to 31 January 2030
- 4 years

Description of possible extension:

Option to extend for a further 12 months

### **Same for all lots**

CPV classifications and contract locations are shown in the Scope section, because they are the same for all lots.

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## **Framework**

### **Maximum number of suppliers**

9



## **Maximum percentage fee charged to suppliers**

0%

## **Framework operation description**

As set out in the procurement documents.

## **Award method when using the framework**

Without competition

## **Contracting authorities that may use the framework**

Establishing party only

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## **Participation**

### **Particular suitability**

**Lot 1. RCT East**

**Lot 2. RCT West**

**Lot 3. Merthyr CBC**

Small and medium-sized enterprises (SME)

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## **Submission**

**Enquiry deadline**

6 October 2025, 12:00pm

**Tender submission deadline**

15 October 2025, 12:00pm

**Submission address and any special instructions**

<https://etenderwales.bravosolution.co.uk>

ITT reference 118721

or copy and paste into browser:

<https://etenderwales.bravosolution.co.uk/go/6394620101994D876C3D>

**Tenders may be submitted electronically**

Yes

**Languages that may be used for submission**

English

**Award decision date (estimated)**

10 December 2025

**Recurring procurement**

Publication date of next tender notice (estimated): 15 September 2029

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## Award criteria

### Lot 1. RCT East

Name	Description	Type	Weighting
Quality	Quality	Quality	55.00%
Price	Price	Price	35.00%
Social Value	Social Value	Quality	10.00%

### Lot 2. RCT West

Name	Description	Type	Weighting
Quality	Quality	Quality	55.00%
Price	Price	Price	35.00%
Social Value	Social Value	Quality	10.00%

### Lot 3. Merthyr CBC

Name	Description	Type	Weighting
Quality	Quality	Quality	55.00%
Price	Price	Price	35.00%
Social Value	Social Value	Quality	10.00%

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## Other information

### Applicable trade agreements

- Government Procurement Agreement (GPA)

### Conflicts assessment prepared/revised

Yes

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## Procedure

### Procedure type

Open procedure

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## Contracting authorities

### Rhondda Cynon Taf CBC

- Public Procurement Organisation Number: PDXZ-9391-VHZQ

2 Llys Cadwyn

Pontypridd

CF37 4TH

United Kingdom

Telephone: +441443281182

Email: [procurement@rctcbc.gov.uk](mailto:procurement@rctcbc.gov.uk)

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

Region: UKL15 - Central Valleys

Organisation type: Public authority - central government

Devolved regulations that apply: Wales

## **Merthyr Tydfil County Borough Council**

- Public Procurement Organisation Number: PPMD-1137-QDJJ

Civic Centre

Merthyr Tydfil

CF47 8AN

United Kingdom

Telephone: +441443281182

Email: [procurement@merthyr.gov.uk](mailto:procurement@merthyr.gov.uk)

Region: UKL15 - Central Valleys

Organisation type: Public authority - central government

Devolved regulations that apply: Wales

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## **Contact organisation**

Contact Rhondda Cynon Taf CBC for any enquiries.