

Briefing Document

Phase 01: Refurbishment of existing court. The Sandy Banks, Keel, Civil & Surfacing works.

General.

Mayo County Council in partnership with Lower Achill Community Development Group propose to refurbish the existing ball court at the Sandy Banks, Keel, Achill, Co. Mayo.

Phase 1 of this project involves civil works and surfacing works at this existing facility which is currently enclosed by a chain-link fence which contains a macadam surface. This surface that currently exists is deemed a suitable sub-base to the proposed refurbishment works. Contractors are advised that a sub-base preparation will not form part of this contract.

This project includes the design, supply & installation of a final-base construction and synthetic surfacing on the existing subbase surface. This contract also includes all associated landscaping and civil ground works as outlined in the pricing document.

This Multi Use Games Area playing surface will provide a recreational facility to be use by the wider community.

The MUGA will cater for all rebound ball sports including Soccer, Gaelic Football Basketball and Tennis on the completion of phase 2 of this project. The size of the proposed Muga surface is 17 Meters by 35.7 Meters giving a total footprint of 607 Square Meters. Please refer to attached drawings and specifications.

The Client is Mayo County Council (MCC). The design role will be filled initially by Mayo County Council Parks Department prior to the appointment of the successful contractor. Mayo County Council will then stand down from the design role and the successful contractor will be appointed to both the design and construction roles PSDP & PSCS respectively before works commence on site.

Mayo County Council, Parks Section have prepared the specimen design brief and pricing document.

The successful Contractor, who will be appointed to both the Project Supervisor for the Design Process (PSDP) and Project Supervisor for the Construction Stage (PSCS). The successful contractor will further develop the Specimen Design and submit a detailed design before contracts are signed.

Contract: Short Public Works Contract Document Reference PW-CF6 v1.11 will apply see Other contract documents .05

Design Requirements: (Specification Sheets 01 A through to 01 C)

- The required size of the MUGA playing surface is 17m x 35.7m.
- The MUGA surface must be lined out to provide for 5-Side football , Tennis, Basketball and general training activity.
- The facility must be well integrated into the immediate area.
- The facility should be accessible to children with disabilities.
- Overall we are looking for innovative design that makes high-quality use of the space
- The Schematic layout provided must addresses access for all.
- The tender should include signage specification 01 B.

MUGA Technical Elements

- Warranties & maintenance requirements for the surfacing must be included in the tender.
- All equipment used must comply with ISO Standards.
- Construction must be RoSPA certified post completion. This certification must occur before handing over of this MUGA playing surface from contractor to MCC.
- All ground / Civil works including landscaping is the responsibility of the successful contractor.

Documentation & Legislation to be Considered

The following documentation & legislation should be considered by tenderers in preparing their submissions:

- BS EN 15312:2007+A1:2010
- EN 1176
- EN 1177
- Current RoSPA/ NPFA standards
- BS 5837
- Current Building Control Regulations
- Safety, Health & Welfare at Work Act 2005 and all regulations made thereunder including the Safety, Health & Welfare at Work (General Application) Regulations 2007 and Safety, Health and Welfare at Work (Construction) Regulations 2013
- Please note: The above list is non-exhaustive, and tenderers must take due consideration of all other documentation & legislation appropriate to this proposed development.

Insurances required.

Type of Insurance	Indemnity Limit
Employer's Liability	€13.5 million Euro
Public Liability	€6.5 million Euro
Product Liability	Certification Required
Professional Indemnity	1 million Euro

TENDER DOCUMENTS

Briefing documents:

- 01 Briefing document

Specification Sheets:

- 01 A Synthetic Surfacing
01 B Rules & Regulations Sign
01 C Silica Sand Infill

Drawings, Tender & Schedule, Pricing Document

- 02 A Site Location Map
02 B Proposed Site Layout plan [Schematic / Specimen Layout]
02 C Site Photo's

03 Tender & Schedule

04 Pricing Document

Other Contract Documents

- 05 Short Form Contract CF6
- 06 Appointment of Project Supervisor [PSCS + PSDP]

Supplemental Documents

- 07 Letter of Invitation.
- 08 Instruction to Tenderers.
- 09 Preliminary Health & Safety Plan.
- 10 ESB networks
- Code of practice for avoiding dangers from overhead electricity lines.
- 11 Health & Safety Authority
- Code of practice for avoiding danger from underground services.
- 12 Rates Pay and Conditions of Employment Certificate.
- 13 Documents Issued.

Award Criteria:

Contractors, please note that a two-stage evaluation of all submissions will take place by an evaluation committee appointed by the client. The preferred bidder will be the tender that submits the Most Economically Advantageous Tender (MEAT) based on the Award Criteria detailed below subject to fulfilling the standard requirements set out in this document and in the General Works Requirements Document.

Stage 1- Suitability Assessment

Tenderers must demonstrate that they have satisfactorily undertaken at least 3 such similar works before, at least one of which should include a project completed more than 8 years ago. A list of former works of a similar nature (ideally in the surrounding area) undertaken by the installation contractor in the last 8 years must be enclosed with the tender and must state the client's name and organisation, a completion date for the project and include a contact name and telephone number.

Competent contractors only, shall carry out installation of Surfacing and all other works. Such contractors must also demonstrate that they have satisfactorily undertaken similar works before. Details of Company Health & Safety management structures must be submitted including (staff C. V's & qualifications). Details on tenderers safety record over the last 3 years i.e. Reported accidents etc.

Contractors not meeting stage 1 requirements will not progress to be stage 2.

Stage 2- Project Specific Award Criteria. The Tender Evaluation criteria against which the tenders returned will be assessed is a quality price ratio 30:70 details as follows:

Total Marks = 100.

(A) Price Evaluation – 30 marks.

The evaluation of Tender 'prices' returned is an arithmetical exercise whereby each price will be ranked in accordance with the percentage difference over the lowest tender price returned.

(B) Qualitative Evaluation – 70 marks.

- Quality and specifications of equipment/materials and warranty offered. (25 marks).
- Quality of surfacing to be supplied. (25 marks).
- Evidence of 3 number similar Muga's completed within the last 8 Years. (20 marks).

Typical Methodology for Calculating Scoring of Qualitative Criteria		
Total Marks	Meaning	Interpretation
90 – 100	Outstanding	A very comprehensive response demonstrating extensive understanding offering full assurance to client – fully supported with no reservations.
80 – 89	Excellent	An excellent response demonstrating excellent understanding offering assurance to client – strongly supported.
70 – 79	Very Good	A very good response demonstrating very good understanding offering assurance to client – fully supported.

60 – 69	Good	A good response demonstrating good understanding offering assurance to client – well supported.
50 – 59	Acceptable	An acceptable response demonstrating a minimum understanding offering assurance to client - satisfactorily supported.
Less than 50 marks is unacceptable and considered ineligible from further consideration		
25 – 49	Mediocre	Response demonstrates limited understanding with insufficient or no detail and a risk of non-delivery. This is unacceptable and classified as inadmissible.
1 – 24	Poor	Response demonstrates very limited understanding of the requirements and has fundamental flaws and lacks credibility with a significant risk of non-delivery. This is unacceptable and classified as inadmissible.
0	No response	Response completely fails to address the criterion under consideration. This is unacceptable and classified as inadmissible.

Equipment & surfacing standards & requirements

- a) All equipment shall be manufactured and installed to meet the requirements and recommendations of I.S. EN 1176 Parts 1 to 7
- b) Surfacing shall be manufactured and installed to meet the requirements and recommendations of I.S. EN 1176 Parts 1 to 7.
- c) A declaration from the equipment manufacturer stating that all equipment has been designed, manufactured and tested in accordance with I.S. EN 1176 shall be enclosed with the tender together with test certificates for all tested equipment.
- d) The overall area taken up by linked equipment should be indicated on a fully dimensioned drawing.
- e) The minimum use zones for individual items of equipment shall be in accordance with I.S. EN 1176 Part I or equivalent standard and shall be indicated on design drawings
- f) The appropriate area of Impact Absorbing surfacing should be provided under each item of equipment in accordance with I.S. EN 1176 parts 1 – 7 and I.S. EN 1177. Consideration should also be given to extending the surfaced area around equipment with either safer surfacing or other suitable surfacing material to prevent these areas becoming worn, muddy and unsafe.
- g) Impact absorbing surface shall have a “critical height” equal to or greater than the “free fall height” of the equipment for which it is used.
- h) All synthetic surfacing used whether rubberized, impact absorbing surfacing tiles or ‘wet pour technology’, Safa Grass or equivalent or loose fill must comply with European Safety Standard EN 1177.

Post Installation Report

The finished works will be subject to a third-party independent post installation inspection to confirm adherence to I.S. EN 1176 Parts 1-7 and I.S. EN 1177 by an accredited organization such as the NPFA or ROSPA or a suitably qualified and accredited independent inspector. Any non-compliance is to be corrected by the successful tenderer. Full payment less retention shall be approved on receipt of a satisfactory independent post installation inspection report. Fees for the post installation inspections shall be included in the tender price. (see document 04 pricing)

Warranties & Technical Elements

Warranties, guarantees and certifications in respect of the proposed MUGA surfacing must be submitted with the tender. Minimum requirement is that the equipment meets minimum 10-year warranty, 5-year paint warranty and 2 years warranty on other parts. Regarding the installation of Synthetic / Safety Surfacing a written commitment must be submitted to provide ‘certification of proof’ that the MUGA will meet H.I.C. requirement for safety surfacing. Supply and installation of safety surface to the required depths and in compliance with EN 1177 Supply and installation of ancillary works including bins, picnic benches and seating as may be required. Supply and install signage as appropriate including signage indicating ‘Age’ use of the equipment.

Project Stages General

Following assessment under award criteria set out above contractors meeting stage 1 pre-qualification of the award criteria will move on to be assessed under stage 2. Following assessment under stage 2 both the preferred and unsuccessful contractor will be notified through a de-briefing process. As part of the contract the successful contractor will be appointed as both PSDP & PSCS before works commence on site.

Stage A – Final Detail Design Stage

The successful tenderer will be required to provide a design risk assessment for the proposed facility and a detailed site-specific Health & Safety Plan. On submission of a final design for approval by the client or representatives the successful contractor will submit all construction, layout, technical, drainage, setting out and other drawings and specifications relevant to the creation of the contract and implementation of the project. All these drawings must be produced in consultation with and agreed with the client or representatives of the client. Submit an agreed programme for the contract. Submit agreed maintenance schedule for defects liability period and submit maintenance manual for the works. Submit a health and safety file for the project. Successful contractor will then be formally appointment to both roles of PSDP and PSCS.

Stage B –Construction

The Contractor shall take possession of site, secure, manage and construct in accordance with the terms, conditions and outlined here and as agreed with the client (MCC) PW CF6 Short Works Contract.

The contractor must issue a Certificate of Proof to the client or representatives of the client that all synthetic surfacing and surfacing is compliant with the correct fall height and that it meets the required standard.

Prior to handover of the completed Facility, the successful Contractor will arrange for a post installation inspection report to be undertaken. This report will be undertaken by an independent R.P.I.I. accredited (or equivalent) inspector.

The Tenderer must ensure that the Facility is compliant with the post installation inspection and all items of concern are put right in a reasonable period prior to the Council agreeing to taking the proposed development back area in charge.

Stage C – Substantial Completion and Maintenance

Comply with terms conditions of contract as agreed and under the PW-CF6 Short Works contract Produce as built drawings and maintenance manual for the project. Provide induction training for staff on the maintenance requirement of the proposed facilities. Substantial completion will not be issued until above approved.

Documents to be returned

Suitability Assessment

- QW1 + QW2's
- Supplement 3.4.1
- Supplement 3.4.2
- Supplement 3.4.3
- Supplement 3.4.4
- Supporting appendix and declarations

Tender Documents

- Tender & Schedule
- Pricing Document
- Appointment of PSDP & PSCS
- Works Proposals

Site Visit

It is important that each contractor visits the site prior to submitting a tender in order to familiarise themselves with site conditions and restrictions, to arrange a site visit please contact Peter Gill, Executive Parks Superintendent, Mayo County Council pgill@mayococo.ie or + 353 94 9064439.

Submission of Proposals

The closing date for return of tenders is 5pm on Friday September the 04th 2026. Electronic Tender through eTenders only – Electronic receipt acknowledging delivery should be retained by the tenderer – Tenders lodged by hard copy or any other means will be null and void and will not be accepted. Tenderers should obtain a signed receipt acknowledging delivery.

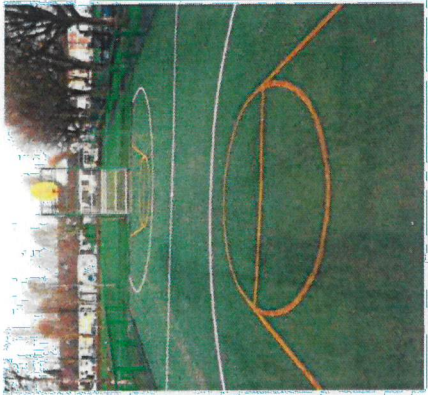
Note that there is a minimum of 2 number tender openings 1. Suitability assessment, 2 Tender & Schedule with provision for other documents.

Specification Sheets

- 01 A Synthetic Surfacing
- 01 B Rules & Regulations Sign
- 01 C Silica Sand Infill

SPECIFICATION SHEET 01 A

SYNTHETIC SURFACING



5/16" tufted sand-filled synthetic grass carpet, straight stitch pattern

PILE CONTENT 100 % straight polypropylene yarn, U.V.- resistant, 8,800/1 Dtex, 65 µ

PRIMARY BACKING

U.V.-stabilised, extra thermofixed heavy woven polypropylene backing with fibrelocked fleece

SECONDARY BACKING (DIN 54323)

latex compound with a base of styrene-butadiene, pervious to water by 4 mm wide drainage holes every 10 x 10 cm

PILE HEIGHT (DIN 4-54325)	± 24 mm	+/- 10 %
TOTAL THICKNESS (DIN 53855 P3)	± 26 mm	+/- 10 %
STITCH RATE PER 10 CM (WIDTH)	± 12.6	
STITCH RATE PER 10 CM (LENGTH)	± 19.5	+/- 1
NUMBER OF TUFTS/M ² ± 24,570	+/- 5 %	
FACE WEIGHT	± 1,200 gr/m ²	+/- 10 %
WEIGHT PRIMARY BACKING	± 160 gr/m ²	+/- 10 %
WEIGHT SECONDARY BACKING	± 1,000 gr/m ²	+/- 10 %
TOTAL WEIGHT (DIN 53854)	± 2,360 gr/m ²	+/- 10 %
ROLL WIDTH	410 cm	+/- 2 cm
ROLL LENGTH	as required (max. 70 linear metres)	
TUFT BOND STRENGTH	30 Newton	



TEST RESULTS
Water permeability tested
unfilled: ± 60 litres/m²/min.

Colourfastness (ISO-NORM
105/V, part 2)

Xenon test: blue scales ≥ 7,
grey scales ≥ 4

LINE SYSTEMS

Available in white tufted in the carpet.

COLOUR OF THE CARPET

510 – Olive green	310 – Rust
890 – White	350 – Yellow

INFILL

Washed and dried quartz sand (80% round), particle size 0,4 – 0,8 mm. Infill rate: ± 28 Kg/m².

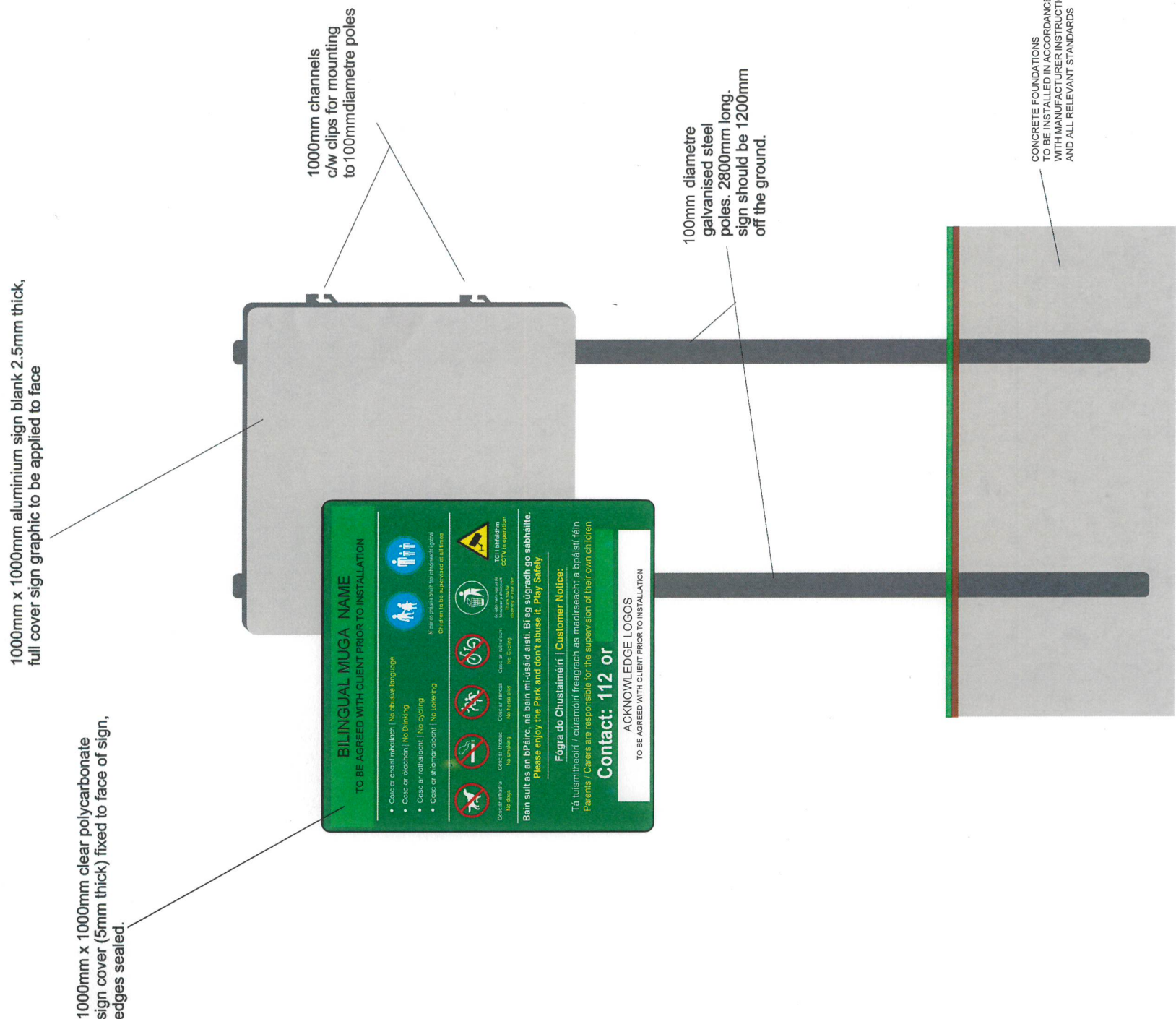
Synthetic Surfacing [or similar approved / equivalent surfacing]

Shall be installed in accordance with manufactures instructions and comply to EN 1176 + EN 1177 and all relevant standards

MUGA RULES AND REGULATIONS SIGNS SPECIFICATION

Signage [or similar approved / equivalent signage]

Shall be installed in accordance with manufactures instructions and comply to EN 1176 + EN 1177 and all relevant standards



Specification sheet 01 C

Silica Sand Infill [or similar approved / equivalent Silica Sand Infill]

- Particle size – 0.3mm-0.8mm
- Particle shape – sub angular & sub rounded
- Bulk Density (g/cm3) – 1.6 (+-10%)

Tables below note Typical grading and chemical analysis requirement

Size Range: 0.3mm - 0.8mm

SIEVE SIZE (mm)	WEIGHT	% RETAINED	% PASSING	SPEC TO FALL INSIDE
1	2	0.3	99.7	98-100
0.85	20	3.7	96	90-100
0.71	59	11	85	75-95
0.5	239	44.7	40.3	35-60
0.3	201	37.6	2.7	0-5
0.25	12	2.2	0.5	0-2
PAN	1	0.2	-	-

CHEMICAL ANALYSIS

ELEMENT		% BY MASS SAMPLE
Silica	SiO ₂	94.8
Alumina AlO3	Al ₂ O ₃	0.06
Iron	Fe ₂ O ₃	2.14
Calcium	CaO	0.95
Magnesium	MgO	0.67
Potassium	K ₂ O	0.92
Sodium	Na ₂ O	0.08
Titania	TiO ₂	0.3
Chromium	Cr ₂ O ₃	0.02
Phosphate	P ₂ O ₅	0.03
Manganese	MnO ₂	0.03