



EN:Procure

**ASBESTOS, DEMOLITION & WATER HYGIENE
(GEN-4) FRAMEWORK**

Benefits of using the framework



Value for money

The third generation framework offered up to 11% average savings compared to previously paid prices of members and this new generation framework may offer further savings and greater added value.



Speed and certainty

The framework is already compliant with UK procurement legislation saving up to 77 days.



User friendly process

The framework is backed by an extensive catalogue of schedules of rates to bring further speed and efficiency to the award of contracts, and has at its core standardised processes which improve project development and management.



Flexibility

Members can access the framework via mini-tender or direct award, offering flexibility in procurement processes. Lots are divided by scheme size. The FAC-I contract is designed to integrate projects under JCT, NEC, NFDC, and other project contracts.



SME engagement

To contribute to regional economic regeneration through targeted sourcing, Efficiency North has appointed high performing contractors, 87% of which are SMEs, not only to provide opportunities for them, but also to offer the benefits these smaller size companies can provide for our members, in addition to the value of larger national contractors. EN has aimed to create the right conditions to allow contractors and communities alike to thrive through the activity of the framework.

Environment, Social and Governance



The framework has been constructed to closely align with the Government's recommendations for adoption of Constructing the Gold Standards. Working collaboratively with our Contractors and Members under the Framework Alliance Contract, the Core Groups will aim to tackle waste, secure value for money, to reduce inflationary impacts, understand and map supply chains and drive innovation to achieve better, faster and safer and accelerate our journeys to net zero.



The framework includes dynamic models for ESG delivery, reflecting many of the themes in the government's Constructing the Gold Standard report. Contractors are required to deliver one ESG unit per £50,000 contract spend to provide a wide range of social, economic and environmental benefits for communities served by Efficiency North's membership of social housing providers. Social value outcomes are measured through the National TOMS system.



ESG units include:

- educational activities such as visits to construction sites, free webinars and mock employment interviews
- volunteer days in the local community
- donations to our charity EN:Communities CIO or Enable Futures CIC flexi-job apprenticeship service
- short training courses to upskill the workforce
- T-level work experience
- T-level work placement
- New full time employment position for minimum 12 months
- Direct apprenticeship
- Flexi-job apprenticeship through Enable Futures CIC

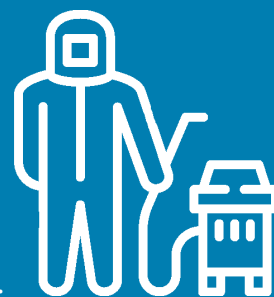
New generation of frameworks

The Gen-4 framework fits the new requirements of public sector bodies in a fast-changing environment, with higher attention to data protection, the Modern Slavery Act, the Equality Act, sustainability, plus modern solutions to social value benefits.

Launched in July 2025, with an initial contract period of 4 years, it sources the best to build a leading edge supply chain for all aspects of asbestos, demolition and water hygiene services for registered social housing providers and public sector contracting authorities across the UK, but primarily in Yorkshire and Humber, the East Midlands and North West.

54 consultants & contractors

who demonstrated compliant experience, competence and capability were all appointed to at least one lot of the framework, with many successful in being appointed to more than one.



The framework offers a wide range of services

Lot 1 Asbestos Consultancy Services

Lot 2 Asbestos Survey Services

Lot 3 Air Monitoring Services

Lot 4 Asbestos Removal Works (Licenced and Unlicensed) Services

Lot 5 Low Rise Demolition Works (4 storeys and below)

Lot 6 High Rise Demolition Works (5 storeys and above)

Lot 7 Water Hygiene Management and Remedial Works

Case Study

Efficiency North Member Together Housing Group

Scheme Demolition of 3 tower blocks at Beech Hill, Halifax, to clear the way for 106 new affordable homes.

Call Offs Price/Quality mini competition with 2 Stage mini-competition

Appointed Contractors

Demolition – Rhodar
Specialist Asbestos Consultants - The Testing Lab

Demolition

100% time and cost predictability
150,000 tonnes of brick rubble
700 tonnes of metal waste
210 tonnes of general waste
140 tonnes of hard core recycled
Over 100 operatives on site during key peak work periods

Intelligent Procurement

The Employer's agent and designer SDA were also procured through EN:Procure's Consultancy Framework. Esh Construction were appointed to construct the £16.5m scheme by Direct Selection through EN:Procure's New Build Framework.



“Through working with our partners, not only is this development bringing much-needed affordable housing to this part of Halifax, but it will also help to address the borough's wider objectives to reduce inequalities, develop a thriving town and take climate action.”

Hilary Brady
Director of Development
Together Housing Group

Specialist support services

EN:Procure provides a range of specialist support for members and their projects from scheme inception through to post-completion. Our team of experts are experienced in finding the most intelligent solution to ensure successful outcomes.

Dedicated team with specialist industry experience

- Pre-construction
- Planning, highways and drainage
- Design
- Procurement
- Project management
- Cost management
- Risk management
- Contract and commercial

Pre-contract

- Procurement programmes
- Procurement strategy
- Contractor selection
- Design team meetings
- Tender documents
- Tender process
- Tender evaluation
- Cost checks and negotiations
- Contract documents

Following contract award

The team is available on an ad-hoc basis to provide post-contract advice and support.

Contract documents

Support with provision and drafting of core contract documents such as:

- Standard contract amendments
- Collateral warranties
- Performance bond
- Novation agreement

Post completion

Through the use of a dedicated team, lessons learned are fed back into subsequent projects with the ability for cross-learning from other Member clients and projects.

Efficiency North's team experience enables us to perform a robust check and challenge role across the whole design and procurement process. This is a key component to achieve good design, manage risks and costs and produce excellent outcomes.

Social housing providers are not only able to access the Framework, but also EN:Procure's extensive range of support services, which includes a dedicated team member working as part of the project team.

We make it happen together



Contact us

to discuss your requirements and the potential for procuring through the framework to help you achieve your objectives.



Membership & Enquiries

Lee Parkinson, Chief Executive

✉ lee.parkinson@efficiencynorth.org

☎ 0330 606 1460



Procurement & Framework Management

Liz Quinn, Commercial & Contracts Support Manager

✉ elizabeth.quinn@efficiencynorth.org

☎ 07826 959621



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0330 606 1460
info@efficiencynorth.org
Collaboration Works, 2 Carbrook St,
Sheffield, S9 2JE
www.efficiencynorth.org