

**United Kingdom-Southend-on-sea: Building consultancy services**

OJ S 52/2014 14/03/2014

Contract notice

Services

Directive 2004/18/EC

**Section I: Contracting authority**

---

**I.1. Name and addresses**

Official name: Estuary Housing Association Ltd

Postal address: Maitland House, 8th and 9th Floor, Warrior Square

Town: Southend-on-sea

Postal code: SS12JY

Country: United Kingdom

Contact person: echelon Consultancy Limited on behalf of Estuary Housing Association Ltd

For the attention of: Sarah Baxter

E-mail: [estuary@echelonconsultancy.co.uk](mailto:estuary@echelonconsultancy.co.uk)

Telephone: +44 1707339800

Fax: +44 1707339801

**Internet address(es):**General address of the contracting authority: <http://www.estuary.co.uk>Address of the buyer profile: <http://www.estuary.co.uk>**Additional information can be obtained from:**

the abovementioned address

**Specifications and additional documents (including documents for competitive dialogue and a dynamic purchasing system) can be obtained from:**

the abovementioned address

**Tenders or requests to participate must be submitted:** the abovementioned address**I.2. Type of the contracting authority**

Body governed by public law

**I.3. Main activity**

Housing and community amenities

**I.4. Contract award on behalf of other contracting authorities**

The contracting authority is purchasing on behalf of other contracting authorities: no

**Section II: Object of the contract**

---

**II.1. Description****II.1.1. Title attributed to the contract by the contracting authority**

Estuary Housing Association Ltd gas compliancy audits, asbestos surveys and removal, fire risk assessments and water hygiene compliancy services.

**II.1.2. Type of contract and place of performance or delivery**

Services

Service category No 27: Other services

Main site or place of performance: Essex, outer East London Boroughs and in the Suffolk Coastal District.

NUTS code UKH3 Essex,UKI2 Outer London

### **II.1.3. Information about a framework agreement or a dynamic purchasing system**

The notice involves a public contract

### **II.1.4. Information about framework agreement**

### **II.1.5. Short description of the contract or purchase(s)**

Gas compliancy audits, asbestos surveys and removal, fire risk assessments and water hygiene compliancy services.

### **II.1.6. CPV code(s)**

71315200 Building consultancy services, 71315210 Building services consultancy services, 71530000 Construction consultancy services, 79212000 Auditing services, 45262660 Asbestos-removal work, 90650000 Asbestos removal services, 71317100 Fire and explosion protection and control consultancy services, 79311000 Survey services, 71317210 Health and safety consultancy services, 71315100 Building-fabric consultancy services, 71600000 Technical testing, analysis and consultancy services, 71621000 Technical analysis or consultancy services, 50700000 Repair and maintenance services of building installations, 45232430 Water-treatment work, 71610000 Composition and purity testing and analysis services, 71630000 Technical inspection and testing services

### **II.1.7. Information about the Government Procurement Agreement (GPA)**

The procurement is covered by the Government Procurement Agreement: no

### **II.1.8. Lots**

This contract is divided into lots: yes

Tenders may be submitted for one or more lots

### **II.1.9. Information about variants**

Variants will be accepted: no

## **II.2. Scope of the procurement**

### **II.2.1. Total quantity or scope**

Gas compliancy audits, asbestos surveys and removal, fire risk assessments and water hygiene compliancy services

Lot 1 – Gas compliancy audits and contract management services ( 20,000 pa GBP);

Lot 2 – Asbestos surveys and removal of ACM,s (30,000 pa GBP);

Lot 3 – Fire risk assessments (50,000 pa GBP);

Lot 4 – Water Hygiene compliancy (50,000 pa GBP).

Estimated value excluding VAT: 750 000 GBP

### **II.2.2. Information about options**

Options: yes

Description of options: All lots will be for an initial term of 3 years with the possibility of an extension up to 2 years in total.

### **II.2.3. Information about renewals**

This contract is subject to renewal: no

## **II.3. Duration of the contract or time limit for completion**

Duration in months: 60 (from the award of the contract)

Information about lots

Lot No: 1

Lot title: 1

**1) Short description**

Lot 1 – Gas compliancy audits and contract management services.

**2) CPV code(s)**

79212000 Auditing services, 71315200 Building consultancy services, 71315210 Building services consultancy services, 71530000 Construction consultancy services, 79311000 Survey services, 71317210 Health and safety consultancy services, 71315100 Building-fabric consultancy services, 71600000 Technical testing, analysis and consultancy services, 71621000 Technical analysis or consultancy services

**3) Quantity or scope**

Lot 1 – Gas compliancy audits and gas related contract management services (20,000 pa GBP). The provision of audits of LGSR's and gas/heating installations provided by its gas contractor for all types of stock. Audits will include desk top audits as well as on site audits. The successful bidder will also assist in the contract management of the gas contracts to include attendance at regular contractor review meetings.

Estimated value excluding VAT: 100 000 GBP

**4) Indication about different time frame or duration**

**5) Additional information about lots**

Estuary will award the lot to one Service Provider.

Lot No: 2

Lot title: 2

**1) Short description**

Lot 2 – Asbestos surveys and Asbestos removal (30,000 pa GBP).

**2) CPV code(s)**

71317210 Health and safety consultancy services, 90650000 Asbestos removal services, 71315200 Building consultancy services, 71315210 Building services consultancy services, 71530000 Construction consultancy services, 79212000 Auditing services, 79311000 Survey services, 71315100 Building-fabric consultancy services, 71621000 Technical analysis or consultancy services, 50700000 Repair and maintenance services of building installations, 71630000 Technical inspection and testing services, 45262660 Asbestos-removal work

**3) Quantity or scope**

Lot 2 – Asbestos surveys and facilitation of removal of asbestos. The provision asbestos surveys for all of Estuary's stock. This would include, management surveys, R and D surveys and on going surveys to check changes in risk. The service will also include the removal of adhoc ACM's as and when required.

Estimated value excluding VAT: 150 000 GBP

**4) Indication about different time frame or duration**

**5) Additional information about lots**

Estuary will award the lot to 1 Service Provider.

Lot No: 3

Lot title: 3

**1) Short description**

Lot 3 – Fire risk assessments (50,000 pa GBP).

**2) CPV code(s)**

71317100 Fire and explosion protection and control consultancy services, 75251110 Fire-prevention services, 71315200 Building consultancy services, 71315210 Building services consultancy services, 71530000 Construction consultancy services, 79212000 Auditing services, 79311000 Survey services, 71317210 Health and safety consultancy services, 71315100 Building-fabric consultancy services, 71621000 Technical analysis or consultancy services

**3) Quantity or scope**

Lot 3 – Fire risk assessments to all Estuary Housing Association properties.  
Estimated value excluding VAT: 250 000 GBP

**4) Indication about different time frame or duration**

**5) Additional information about lots**

Estuary will award the lot to 1 Service Provider.

Lot No: 4

Lot title: 4

**1) Short description**

Lot 4 – Water Hygiene compliancy Services (50,000 pa GBP).

**2) CPV code(s)**

45232430 Water-treatment work, 71610000 Composition and purity testing and analysis services, 71315200 Building consultancy services, 71315210 Building services consultancy services, 71530000 Construction consultancy services, 79212000 Auditing services, 79311000 Survey services, 71317210 Health and safety consultancy services, 71315100 Building-fabric consultancy services, 71621000 Technical analysis or consultancy services, 50700000 Repair and maintenance services of building installations, 71630000 Technical inspection and testing services

**3) Quantity or scope**

Lot 4 – Water Hygiene compliancy Services (50,000 pa GBP). The provision of water testing and associated works.  
Estimated value excluding VAT: 250 000 GBP

**4) Indication about different time frame or duration**

**5) Additional information about lots**

Estuary will award the lot to 1 Service Provider.

**Section III: Legal, economic, financial and technical information**

---

**III.1. Conditions related to the contract**

**III.1.1. Deposits and guarantees required**

Details of any deposits, guarantees or bonds required by the contracting authority will be set out in the Contract Documents.

**III.1.2.**

## **Main financing conditions and payment arrangements and/or reference to the relevant provisions governing them**

Details of any financial conditions and payment arrangements required by the contracting authority will be set out in the Contract Documents.

### **III.1.3. Legal form to be taken by the group of economic operators to whom the contract is to be awarded**

Consortium bids must state that the bidding members are a consortium. The contracting authority reserves the right to require a lead service provider to undertake primary contractual liability or to require that one or more parties are jointly and severally liable.

### **III.1.4. Contract performance conditions**

The performance of the contract is subject to particular conditions: yes

Description of particular conditions: Details of any conditions will be set out in the contract documents. These may include conditions relating to environmental and social value requirements.

## **III.2. Conditions for participation**

### **III.2.1. Suitability to pursue the professional activity, including requirements relating to enrolment on professional or trade registers**

List and brief description of conditions: Applicants will be required to complete a PQQ and all requirements and standards required are set out in the PQQ.

### **III.2.2. Economic and financial ability**

List and brief description of conditions: Applicants will be required to complete a prequalification Questionnaire consistent with Directive 2004/18/EC. The questionnaire is available from the address given in at Section I.1 and must be returned to the address and date as stated in the PQQ.

Minimum level(s) of standards possibly required: As stated in the Pre Qualification Questionnaire.

### **III.2.3. Technical and professional ability**

List and brief description of conditions:

Applicants will be required to complete a prequalification Questionnaire consistent with Directive 2004/18/EC. The questionnaire is available from the address given in at Section I.1 and must be returned to the address and date as stated in the PQQ.

Minimum level(s) of standards possibly required:  
As stated in the Pre Qualification Questionnaire.

### **III.2.4. Information about reserved contracts**

## **III.3. Conditions specific to services contracts**

### **III.3.1. Information about a particular profession**

### **III.3.2. Information about staff responsible for the performance of the contract**

## **Section IV: Procedure**

---

### **IV.1. Type of procedure**

#### **IV.1.1. Type of procedure**

Restricted

#### **IV.1.2. Information about the limits on the number of candidates to be invited**

Envisaged number of candidates: 5

Objective criteria for choosing the limited number of candidates: A minimum of 5 operators will be invited for each lot, though the Contracting Authority reserves the right to increase the number of operators to be invited to tender by one or two if their scores are closely placed around the cut-off point. This will be set out in the PQQ and Contract Documents.

#### **IV.1.3. Information about reduction of the number of solutions or tenders during negotiation or dialogue**

#### **IV.2. Award criteria**

##### **IV.2.1. Award criteria**

The most economically advantageous tender in terms of Price is not the only award criterion and all criteria are stated only in the procurement documents

##### **IV.2.2. Information about electronic auction**

An electronic auction will be used: no

#### **IV.3. Administrative information**

##### **IV.3.1. File reference number attributed by the contracting authority**

ECH 539

##### **IV.3.2. Previous publication concerning this procedure**

no

##### **IV.3.3. Conditions for obtaining specifications and additional documents or descriptive document**

Time limit for receipt of requests for documents or for accessing documents: 11.4.2014 - 12:59  
Payable documents: no

##### **IV.3.4. Time limit for receipt of tenders or requests to participate**

11.4.2014 - 13:00

##### **IV.3.5. Estimated date of dispatch of invitations to tender or to participate to selected candidates**

17.4.2014

##### **IV.3.6. Languages in which tenders or requests to participate may be submitted**

English.

##### **IV.3.7. Minimum time frame during which the tenderer must maintain the tender**

##### **IV.3.8. Conditions for opening of tenders**

#### **Section VI: Complementary information**

---

##### **VI.1. Information about recurrence**

This is a recurrent procurement: no

##### **VI.2. Information about European Union funds**

The procurement is related to a project and/or programme financed by European Union funds:  
no

### **VI.3. Additional information**

The contracting authority reserves the right to cancel the procurement and not to proceed with the long term Contract at any stage of the procurement process. The contracting authority also reserves the right not to award a contract or to award a contract for any one or more of the lots or part or parts of the works only. Neither the contracting authority nor any person on whose behalf of whom this procurement is undertaken is to be liable for any costs incurred by those expressing an interest or tendering for this contract. Tenderers should note that the provisions of the transfer of Undertakings (protection of Employment) Regulations 2006 may apply to some of the lots.

### **VI.4. Procedures for review**

#### **VI.4.1. Review body**

Official name: See VI.4.2 below

#### **Body responsible for mediation procedures**

Official name: See VI.4.2 below

#### **VI.4.2. Review procedure**

Precise information on deadline(s) for review procedures: The contracting authority will incorporate a minimum 10 calendar day standstill period at the point information on the award of the contract is communicated to tenderers. If an appeal regarding the award of a contract has not been successfully resolved, the Public Contracts Regulations 2006 (SI 2006 No 5) (as amended) provide for aggrieved parties who have been harmed or are at risk of harm by a breach of the rules to take action in the High Court (England, Wales and Northern Ireland). Any such action must be started within 30 days beginning with the date when the aggrieved party first knew or ought to have known that grounds for starting the proceedings had arisen. The Court may extend the time limit for starting proceedings where the Court considers that there is a good reason for doing so but not so as to permit proceedings to be started more than 3 months after that date. Where a contract has not been entered into, the Court may order the setting aside of the award decision or order the contracting authority to amend any document and may award damages. If the contract has been entered into the Court may only award damages or, where the contract award procedures have not been followed correctly, declare the contract to be "ineffective".

#### **VI.4.3. Service from which information about the review procedure may be obtained**

Official name: Cabinet Office

Postal address: 70 Whitehall

Town: London

Postal code: SW1A2AS

Country: United Kingdom

### **VI.5. Date of dispatch of this notice**

10.3.2014