

**United Kingdom-London: Services furnished by social membership organisations**

OJ S 76/2016 19/04/2016

Contract notice

Services

**Legal Basis:**

Directive 2014/24/EU

**Section I: Contracting authority**

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**I.1. Name and addresses**

Official name: The Mayor and Burgesses of the London Borough of Haringey

Postal address: Floor 4, Alexandra House, 10 Station Road, Wood Green

Town: London

NUTS code: UKI12 Inner London - East

Postal code: N22 7TR

Country: United Kingdom

Contact person: Construction Procurement Group

E-mail: [cpg@haringey.gov.uk](mailto:cpg@haringey.gov.uk)

Telephone: +44 2084891073

**Internet address(es):**Main address: <http://www.haringey.gov.uk>**I.3. Communication**

The procurement documents are available for unrestricted and full direct access, free of charge, at: <http://www.delta-esourcing.com/tenders/UK-UK-London:-Services-furnished-by-social-membership-organisations./7XJVC4X33D>

Additional information can be obtained from the abovementioned address

Tenders or requests to participate must be submitted electronically via: <https://www.delta-esourcing.com>

Tenders or requests to participate must be submitted to the abovementioned address

**I.4. Type of the contracting authority**

Regional or local authority

**I.5. Main activity**

General public services

**Section II: Object**

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**II.1. Scope of the procurement****II.1.1. Title**

Social Supermarket at Northumberland Park Tottenham.

**II.1.2. Main CPV code**

98133000 Services furnished by social membership organisations

**II.1.3. Type of contract**

Services

#### **II.1.4. Short description**

The establishment and operation of a Social Supermarket in the Eric Allin Centre located in the Kenneth Robbins House, Northumberland Park Estate Tottenham. The scheme will provide a range of support services including a personal development programme to members of the Supermarket and provide retail opportunities to members with an emphasis of providing healthy food options.

The scheme will require the provision and operation of a café as part of the Supermarket. The Greater London Authority and Haringey Council will make a contribution towards the capital cost of refurbishing and equipping the Supermarket to the maximum of 100 000 GBP and 85 000 GBP respectively. The operator will provide additional capital or operational funding for the length of contract and will be responsible for contract for refurbishment works and fit-out. Proposals will need to show a financially self-sufficient and sustainable scheme. The operator will be required to enter a payable commercial lease.

#### **II.1.5. Estimated total value**

Value excluding VAT: 4 435 000,00 GBP

#### **II.1.6. Information about lots**

This contract is divided into lots: no

### **II.2. Description**

#### **II.2.2. Additional CPV code(s)**

80000000 Education and training services, 80530000 Vocational training services, 79611000 Job search services, 79633000 Staff development services, 79634000 Career guidance services, 79632000 Personnel-training services, 85312300 Guidance and counselling services , 85320000 Social services, 85322000 Community action programme, 79410000 Business and management consultancy services, 79412000 Financial management consultancy services, 85323000 Community health services, 98130000 Miscellaneous membership organisations services, 98133100 Civic betterment and community facility support services, 98000000 Other community, social and personal services, 55511000 Canteen and other restricted-clientele cafeteria services, 55330000 Cafeteria services, 45453100 Refurbishment work, 45215220 Construction work for social facilities other than subsidised residential accommodation, 55900000 Retail trade services, 98300000 Miscellaneous services

#### **II.2.3. Place of performance**

NUTS code: UKI12 Inner London - East

Main site or place of performance: Inner London — East.

#### **II.2.4. Description of the procurement**

The estimated value of the potential turnover of the retail aspects of the Social Supermarket is in the region of 425 000 GBP per annum. However, potential returns will depend of many variable commercial factors including the performance of the operator in generating retail sales. The Council would encourage an operating model which involves reinvestment into the Social Supermarket.

The estimated value below is in respect of the potential value of the potential turnover of retail aspects of the social supermarket; the value of the capital contributions towards the refurbishment and fit-out; combined with the value of the estimated market rent discount under the proposed lease.

The figures above are speculative projections and bidders should seek independent legal and commercial advice in relation to the potential value of the opportunity.

### **II.2.5. Award criteria**

Price is not the only award criterion and all criteria are stated only in the procurement documents

### **II.2.6. Estimated value**

Value excluding VAT: 4 435 000,00 GBP

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

Duration in months: 120

This contract is subject to renewal: no

### **II.2.9. Information about the limits on the number of candidates to be invited**

Envisaged minimum number: 1Maximum number: 5

### **II.2.10. Information about variants**

Variants will be accepted: yes

### **II.2.11. Information about options**

Options: yes

Description of options:

The contract between the operator and the Council will be for an initial term of 5 years with an option exercisable by the Council to extend the arrangements for a further 5 years (through a series of extension terms of 3 years and 2 years). The maximum duration of the arrangements is therefore 10 years in total.

### **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.2.14. Additional information**

Expressions of interest in response to this contract notice may be submitted by a single bidder or a consortium. The contracting authority reserves the right to require groupings of contractors to take a particular legal form or to require a single contractor to take primary liability or to require that each party undertakes joint and several liability.

The operator may be required to actively participate in the achievement of social and/or environmental policy objectives relating to recruitment and training and supply-chain initiatives. Accordingly contract performance conditions may relate in particular to social and environmental considerations.

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

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### **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:

As set out in the Pre Qualification Questionnaire ('PQQ').

#### **III.1.2. Economic and financial standing**

List and brief description of selection criteria:

As set out in the Pre Qualification Questionnaire ('PQQ').

#### **III.1.3. Technical and professional ability**

List and brief description of selection criteria:  
As set out in the Pre Qualification Questionnaire ('PQQ').

### **III.2. Conditions related to the contract**

#### **III.2.2. Contract performance conditions**

A performance bond or parent company guarantee may be required.

## **Section IV: Procedure**

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### **IV.1. Description**

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

Restricted procedure Accelerated procedure Justification:

The Council considers that the opportunity is a services concession contract and therefore the EC Treaty principles apply to the conduct of this procurement. Consequently, the Public Contracts Regulations 2015 do not apply and the Council has the flexible to depart from the formal and procedural requirements in those Regulations and reserves the right to do so. This is a voluntary notice in the OJEU to advertise the contract and competition opportunity.

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

#### **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**

Date: 09/05/2016 Local time: 13:00

#### **IV.2.3. Estimated date of dispatch of invitations to tender or to participate to selected candidates**

Date: 18/05/2016

#### **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: 6 (from the date stated for receipt of tender)

## **Section VI: Complementary information**

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

This is a recurrent procurement: no

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

The contracting authority considers that this contract may be suitable for economic operators that are small or medium enterprises (SMEs). However, any selection of tenderers will be based solely on the criteria set out for the procurement.1. For more information and to express an interest in this project, economic operators are required to submit a Pre-Qualification Questionnaire ('PQQ') to the Contracting Authority's Delta e-procurement portal to arrive no later than 13:00 on 9.5.2016. The PQQ is accessible from the Contracting Authority's e-tendering portal at <http://www.delta-esourcing.com> (the 'E-Portal').

2. The Contracting Authority intends to conduct this procurement through the E-Portal. In order to participate in this process, economic operators will need to register on the e-portal and follow the instructions set out at the e-portal.
3. Economic operators are requested to submit any queries in relation to this project, the PQQ or this notice through the E-Portal.
4. It is anticipated that the Invitation to Tender (ITT) will be issued to shortlisted applicants on or around 18.5.2016. The Contracting Authority reserves the right to vary this date and any other procurement time-scales or arrangements, whether set out in this notice or identified later.
5. Full details of the scope and requirements for the project's completion will be set out in the tender documentation to be issued by the Contracting Authority.
6. All applicants are solely responsible for their costs and expenses incurred in connection with the preparation and submission of the PQQ and all future stages of the selection, evaluation and award process. Under no circumstances will the Contracting Authority or any of its advisors be liable for any costs or expenses borne by any applicant or such applicant's associated organisations or any of its advisors in this process whether the applicant is successful or otherwise.
7. The Contracting Authority does not anticipate requiring variants but reserves the right to do so.
8. The Community Shop has been consulted on the suitability of the proposed Eric Allin Centre site to assess its suitability for conversion into Social Supermarket facility prior to the Contracting Authority making an application to the GLA late summer / autumn 2015.
9. The Contracting Authority has been successful in securing funding from the Greater London Authority (GLA) Investment & Performance Board (IPB) as announced on 30.10.2015. The funding allocated to contribute to fit-out costs associated with setting up of a new social supermarket on the Northumberland Park housing estate in North Tottenham, London is for 100 000 GBP. Fuller details of the GLA funding arrangement / public announcements are available on the GLA website.
10. Contracting authorities shall take appropriate measures to effectively prevent, identify and remedy conflicts of interest arising in the conduct of procurement procedures so as to avoid any distortion of competition and to ensure equal treatment of all economic operators. These measures will include but not limited to undertaking a Public Procurement Process including the issue of this Contract Notice in the Official Journal of the European Union (OJEU); allowing equal access to the Eric Allin Community Centre; making the draft procurement documents available at the time of publishing the Contract Notice and making potential Economic Operators aware of other public documents — announcements — press releases concerning the Social Supermarket initiative.
11. The Council considers that the opportunity is a services concession contract and therefore the EC Treaty principles apply to the conduct of this procurement. Consequently, the Public Contracts Regulations 2015 do not apply and the Council has the flexible to depart from the formal and procedural requirements in those Regulations and reserves the right to do so. This is a voluntary notice in the OJEU to advertise the contract and competition opportunity. For more information about this opportunity, please visit the Delta eSourcing portal at: <https://www.delta-esourcing.com/tenders/UK-UK-London:-Services-furnished-by-social-membership-organisations./7XJVC4X33D>  
To respond to this opportunity, please click here: <https://www.delta-esourcing.com/respond/7XJVC4X33D>  
GO Reference: GO-2016414-PRO-8063887.

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

**VI.4.1. Review body**

Official name: The Mayor and Burgesses of the London Borough of Haringey

Postal address: Floor 4, Alexandra House, 10 Station Road, Wood Green

Town: London

Postal code: N22 7TR

Country: United Kingdom

**VI.4.3. Review procedure**

Precise information on deadline(s) for review procedures:

The Council considers the opportunity to be a services concession contract regulated by EC Treaty principles and therefore the standstill provisions in the Public Contracts Regulations 2015 do not apply to the conduct of this procedure. However, the Council proposes to voluntarily observe the debriefing and 10-day standstill provisions described in those Regulations in order to provide transparency in the outcome of the award process.

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

14/04/2016