

DK-Aalborg: property management services of real estate on a fee or contract basis

OJ S 162/2012 24/08/2012

Contract notice

Services

Directive 2004/18/EC

Section I: Contracting authority

I.1. Name and addresses

Official name: Ældre- og Handicap Forvaltningen i Aalborg Kommune

Postal address: Aalborg

Town: Aalborg

Postal code: 9000

Country: Denmark

Contact person: Ove G. Jensen (kontakten sker pr. mail)

E-mail: ogj-ah@aalborg.dk

Internet address(es):

General address of the contracting authority: <http://www.aalborgkommune.dk>

Electronic access to information: <http://www.aalborgkommune.dk/Erhverv/Udbud-indkoeb-og-licitation/Sider/Udbud.aspx>

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

Regional or local authority

I.3. Main activity

General public services

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

Administration af almene boliger i Ældre- og Handicapforvaltningen i Aalborg Kommune.

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

Services

Service category No 14: Building-cleaning services and property management services

Main site or place of performance: Aalborg Kommune.

DANMARK.

NUTS code DK050 Nordjylland

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)

Ældre- og Handicapudvalget, Aalborg Kommune har besluttet at udbyde administration og drift af størstedelen af de kommunale ældreboliger, jf. § 5 i Lov om almene boliger m.v.

Udbuddet omfatter pr. 01.04.13 administration af 516 ældreboliger. Der vil i kontraktperiode kunne forekomme ændringer i opgavens omfang, som også er omfattet af udbuddet, herunder kendes allerede nu 60 boliger ved Lundbyescentret i 2014. Alle tilkommende almene ældreboliger skal således gå ind under kontrakten i kontraktperioden, ligesom boliger kan blive nedlagt og dermed udgå.

Der er mulighed for option på administration af servicearealer.

II.1.6. CPV code(s)

70330000 Property management services of real estate on a fee or contract basis, 70000000 Real estate services, 75100000 Administration services

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

The procurement is covered by the Government Procurement Agreement: yes

II.1.8. Lots

This contract is divided into lots: no

II.1.9. Information about variants

Variants will be accepted: no

II.2. Scope of the procurement

II.2.1. Total quantity or scope

Udbuddet omfatter pr. 01.04.13 administration af 516 ældreboliger. Der vil i kontraktperiode kunne forekomme ændringer i opgavens omfang, som også er omfattet af udbuddet, herunder kendes allerede nu 60 boliger ved Lundbyescentret i 2014. Alle tilkommende almene ældreboliger skal således gå ind under kontrakten i kontraktperioden, ligesom boliger kan blive nedlagt og dermed udgå.

II.2.2. Information about options

Options: yes

Description of options: Der gives tilbud på option på en forlængelse af perioden for løsning af administrationsopgaven med 1 år samt evt. bud på option på administration af servicearealer.

II.2.3. Information about renewals

This contract is subject to renewal: no

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

Section III: Legal, economic, financial and technical information

III.1. Conditions related to the contract

III.1.1. Deposits and guarantees required

III.1.2. Main financing conditions and payment arrangements and/or reference to the relevant provisions governing them

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

III.1.4. Contract performance conditions

The performance of the contract is subject to particular conditions: no

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: Erklæring om at tilbudsgiveren ikke er omfattet af Tjenesteydelsesdirektivets udelukkelsesgrunde i hhv. artikel 45.1., litra a - d og artikel 45.2., litra a - g.

III.2.2. Economic and financial ability

List and brief description of conditions: Virksomhedens regnskaber for de seneste 3 år. Tro og love erklæring om at tilbudsgiveren ikke har ubetalt, forfalden gæld til det offentlige jf. lovbekendtgørelse nr. 336 af 13.5.1997.

III.2.3. Technical and professional ability

III.2.4. Information about reserved contracts

III.3. Conditions specific to services contracts

III.3.1. Information about a particular profession

Execution of the service is reserved to a particular profession: no

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

Obligation to indicate the names and professional qualifications of the staff assigned to performing the contract: no

Section IV: Procedure

IV.1. Type of procedure

IV.1.1. Type of procedure

Open

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

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 Criteria below

1. Pris. Weighting 50

2. Kvalitet. Weighting 50

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

2012-34010

IV.3.2. Previous publication concerning this procedure

no

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

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

22.10.2012 - 12:00

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

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

Danish.

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

until: 31.3.2013

IV.3.8. Conditions for opening of tenders

Persons authorised to be present at the opening of tenders: no

Section VI: Complementary information

VI.1. Information about recurrence

This is a recurrent procurement: no

VI.2. Information about European Union funds

VI.3. Additional information

VI.4. Procedures for review

VI.4.1. Review body

Official name: Organ med ansvar for klageprocedurerne

Postal address: Erhvervs- og Selskabsstyrelsen, Kampmannsgade 1

Town: København V

Postal code: 1780

Country: Denmark

Telephone: +45 33307621

Fax: +45 33307799

Internet address: <http://www.klfu.dk>

Body responsible for mediation procedures

Official name: (Der er ikke noget mæglingorgan i Danmark)

VI.4.2. Review procedure

Precise information on deadline(s) for review procedures: Der er ingen lovbestemte frister for indgivelse af klager til Klagenævnet for udbud.

Senest samtidig med indgivelse af klage til Klagenævnet, skal klager skriftligt underrette ordregiver om den påståede overtrædelse og om, at klagen indbringes for nævnet.

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

Official name: Konkurrencestyrelsen, Center Offentlig Konkurrence

Postal address: Nyropsgade 30

Town: København V

Postal code: 1780

Country: Denmark

E-mail: ks@ks.dk

Telephone: +45 72268000

Fax: +45 33326144

Internet address: <http://www.ks.dk>

VI.5. Date of dispatch of this notice

22.8.2012