

UK-London: repair and maintenance services of boilers

OJ S 165/2012 29/08/2012

Contract notice

Services

Directive 2004/18/EC

Section I: Contracting authority

I.1. Name and addresses

Official name: Hyde Housing Association Limited

Postal address: 30 Park Street

Town: London

Postal code: SE1 9EQ

Country: United Kingdom

Contact person: David Miller

E-mail: dmiller@rand-associates.co.uk

Telephone: +44 1737249475

Internet address(es):General address of the contracting authority: www.hyde-housing.co.uk**Additional information can be obtained from:**

Official name: As detailed in the Pre Qualification Questionnaire

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

Official name: As detailed in the Pre Qualification Questionnaire

Tenders or requests to participate must be submitted: Official name: As detailed in the Pre Qualification Questionnaire**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**

Gas and Alternative Heating Servicing and Maintenance Contracts.

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

Services

Service category No 1: Maintenance and repair services

NUTS code UK United Kingdom

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)

Hyde Housing Association Limited (Hyde) wishes to procure Gas and Alternative Heating Servicing and Maintenance Contracts for the provision of a range of services to Hyde's housing stock. The services to be provided under the Contracts include (but are not limited to) services in respect of gas, electric, oil, solid fuel, LPG, solar panels, air source and ground source heat pump systems and the services below:

(i) Organise access and carry out the annual inspection and maintenance of Hyde's domestic and commercial gas installations in line with Gas Safe regulations and Hyde policy and procedures:

- managing Hyde's paper and electronic based data-bases and contractors own records to ensure full compliance with Gas Safe regulations and Hyde policy and procedures,
- managing the access procedures up to and including paper work for legal / referral process in line with Hyde procedures,
- quality control of LGSR to ensure full compliance with Gas Safe register,
- work with Gas Safe and other appointed quality assurance contractors appointed by Hyde to ensure full compliance and good practice learning,
- manage the appointment process for annual safety inspections,
- To ensure annual Smoke / CO detector servicing and replacement is carried out whilst in the property.

(ii) Replacement of gas boilers and other heating appliances that have reached the end of their economic life but are not scheduled for planned replacement. (Bidders should note that there is a separate planned replacement programme and that work is not included within the scope of these Contracts)

(iii) Servicing and repair of all forms of Hyde's domestic and commercial forms of heating and hot water appliances and systems (such as but not limited to gas, electric, oil, solid fuel, LPG, solar panels, air source and ground source heat pumps) and manage client/contractor paper and electronic based data bases such as, but not limited to, Gas Safe and NICEIC and to ensure that annual Smoke / CO detector servicing and replacement is carried out whilst in the property.

(iv) Carry out emergency repairs to all forms of Hyde's domestic and commercial heating and hot water appliances 24/7, 365/6 days per year with a 4 hour response time.

(v) Carry out non emergency responsive repairs to all forms of Hydes domestic and commercial heating and hot water appliances.

(vi) The provision of pre-inspection services to determine the extent and responsibility of services required in line with Hyde policies and procedures.

The services may also be to managed leasehold properties, supported housing, market rent, student accommodation and commercial properties which Hyde may operate.

There will be three Contracts, one for each Lot. Each Lot will cover a different geographic region. These Lots and their estimated value are set out in Annex B of this Notice, and are further detailed in the PQQ for this procurement.

It is envisaged that the Contracts with the successful contractor(s) will each last for an initial period of 10 years with an option to extend, at Hyde's sole discretion, for a further period of 5 years, giving a total potential term of 15 years.

Bidders are advised that the terms of the Transfer of Undertakings (Protection of Employment) Regulations 2006 may apply to the existing workforce employed by the incumbent contractors in relation to the services to be performed by the successful bidders under the Contracts.

Further information on TUPE will be provided at the tender stage of the procurement process.

II.1.6. CPV code(s)

50531100 Repair and maintenance services of boilers, 50531200 Gas appliance maintenance services, 50000000 Repair and maintenance services, 45333000 Gas-fitting installation work, 42160000 Boiler installations

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: yes

II.2. Scope of the procurement

II.2.1. Total quantity or scope

The total value of the services to be carried out under the three Contracts combined is estimated to be approximately 4 700 000 GBP per annum, giving a total estimated value of approximately 70 500 000 GBP over the potential 15 year term.
Estimated value excluding VAT: 70 500 000 GBP

II.2.2. Information about options

Options: yes
Description of options: It is envisaged that the Contracts with the successful contractor(s) will each last for an initial period of 10 years with an option to extend, at Hyde's sole discretion, for a further period of 5 years, giving a total potential term of 15 years.

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: 180 (from the award of the contract)

Information about lots

Lot No: 1

Lot title: Lot 1 - London

1) Short description

A Contract for the provision of the services described in section II.1.5 to properties in the London region. For further details of the geographical areas covered by this Lot please refer to the PQQ.

2) CPV code(s)

50531100 Repair and maintenance services of boilers, 50531200 Gas appliance maintenance services, 50000000 Repair and maintenance services, 45333000 Gas-fitting installation work, 42160000 Boiler installations

3) Quantity or scope

The total value of the works and services to be carried out under the Contract for this Lot is estimated to be approximately 2 400 000 GBP per annum, giving a total estimated value of approximately 36 000 000 GBP over the potential 15 year term.
Estimated value excluding VAT: 36 000 000 GBP

4) Indication about different time frame or duration

Duration in months: 180 (from the award of the contract)

5) Additional information about lots

Lot No: 2

Lot title: Lot 2 - East, Kent, South

1) Short description

A Contract for the provision of the services described in section II.1.5 to properties in the Kent, East Sussex, Surrey and Northamptonshire regions. For further details of the geographical areas covered by this Lot please refer to the PQQ.

2) CPV code(s)

50531100 Repair and maintenance services of boilers, 50531200 Gas appliance maintenance services, 50000000 Repair and maintenance services, 45333000 Gas-fitting installation work, 42160000 Boiler installations

3) Quantity or scope

The total value of the works and services to be carried out under the Contract for this Lot is estimated to be approximately 2 000 000 GBP per annum, giving a total estimated value of approximately 30 000 000 GBP over the potential 15 year term.

Estimated value excluding VAT: 30 000 000 GBP

4) Indication about different time frame or duration

Duration in months: 180 (from the award of the contract)

5) Additional information about lots

Lot No: 3

Lot title: Lot 3 - East Minster

1) Short description

A Contract for the provision of the services described in section II.1.5 to properties in the East Midlands region. For further details of the geographical areas covered by this Lot please refer to the PQQ.

2) CPV code(s)

50531100 Repair and maintenance services of boilers, 50531200 Gas appliance maintenance services, 50000000 Repair and maintenance services, 45333000 Gas-fitting installation work, 42160000 Boiler installations

3) Quantity or scope

The total value of the works and services to be carried out under the Contract for this Lot is estimated to be approximately 300 000 GBP per annum, giving a total estimated value of approximately 4 500 000 GBP over the potential 15 year term.

Estimated value excluding VAT: 4 500 000 GBP

4) Indication about different time frame or duration

Duration in months: 180 (from the award of the contract)

5) Additional information about lots

Section III: Legal, economic, financial and technical information

III.1. Conditions related to the contract

III.1.1. Deposits and guarantees required

Parent company guarantees, performance bonds, warranties and/or deposits may be required.

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

To be included in the contract documentation.

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

In the event of a group of contractors submitting an acceptable offer it will be necessary to provide an undertaking that each company will be jointly and severally responsible for the due performance of the Contracts.

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: In accordance with Articles 45 to 50 of Directive 2004/18/EC and Regulations 23 to 25 of the Public Contracts Regulations 2006 and as set out in the PQQ.

III.2.2. Economic and financial ability

List and brief description of conditions: The information and formalities set out in Article 47 of Directive 2004/18/EC and Regulation 24 Public Contracts Regulations 2006. These requirements are set out in the PQQ.

Minimum level(s) of standards possibly required: Please refer to the PQQ referred to above.

III.2.3. Technical and professional ability

List and brief description of conditions:

The information and formalities set out in Article 48 of Directive 2004/18/EC and Regulation 25 Public Contracts Regulations 2006. These requirements are set out in the PQQ.

Minimum level(s) of standards possibly required:

Please refer to the PQQ referred to above.

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: yes

Reference to the relevant law, regulation or administrative provision:

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

Restricted

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

Envisaged number of candidates: 15

Objective criteria for choosing the limited number of candidates: As set out in the PQQ.

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

Recourse to staged procedure to gradually reduce the number of solutions to be discussed or tenders to be negotiated no

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

Gas and Alternative Heating Servicing and Maintenance Contracts

IV.3.2. Previous publication concerning this procedure

Prior information notice

Notice number in the OJ S: [2012/S 139-232217](#) of 19.7.2012

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

Payable documents: no

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

27.9.2012 - 14:00

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

English.

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

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

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

VI.3. Additional information

Bidders who wish to express an interest in and apply for the Contracts must complete and submit the PQQ for this procurement. A copy of the PQQ can be obtained by visiting the following web page and following the instructions set out on it: <http://www.hyde-housing.co.uk/contractors>

Hyde intends to hold a Bidders Day on 12.9.2012 to provide Bidders with further background to this procurement. Further details of this Bidders Day are included in the PQQ.

Hyde Housing Association reserves the right to cancel the procurement and not to proceed with all or part of the Contracts.

Hyde Housing Association will not, under any circumstances, reimburse any expense incurred by bidders in preparing their PQQ or tender submissions.

To further assist bidders, set out below are additional CPV codes (to those set out in section II.1.6 of this Notice) that may be relevant to this procurement:

44621200-1, 44621220-7, 39715210-2, 42131110-0, 44620000-2, 44621110-3, 50721000-5, 42515000-9, 39721000-2, 09300000-2, 45333100-1, 71314310-8, 44115220-7, 45232141-2, 45331000-6, 71321200-6, 44622100-7, 44622000-6, 42161000-5, 44621111-0, 44621221-4, 44621112-7, 44115200-1, 44115210-4, 44621000-9, 44621100-0, 50531100-7, 50720000-8, 50730000-1, 50411200-1, 50413100-4, 50000000-5, 42162000-2, 44621210-4, 39715000-7

VI.4. Procedures for review

VI.4.1. Review body

Official name: Royal Courts of Justice

Postal address: Strand

Town: London

Postal code: WC2A 2LL

Country: United Kingdom

Body responsible for mediation procedures

Official name: Royal Courts of Justice

Postal address: Strand

Town: London

Postal code: WC2A 2LL

Country: United Kingdom

VI.4.2. Review procedure

Precise information on deadline(s) for review procedures: In accordance with Regulation 32, 32A and Part 9 of the Public Contracts Regulations 2006 (as amended).

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

Official name: Cabinet Office

Postal address: Roseberry Court, St Andrews Business Park

Town: Norwich

Postal code: NR7 0HS

Country: United Kingdom

VI.5. Date of dispatch of this notice

24.8.2012