

United Kingdom-London: Legal services
OJ S 154/2016 11/08/2016
Contract notice
Services

Legal Basis:

Directive 2014/24/EU

Section I: Contracting authority

I.1. Name and addresses

Official name: Lewisham Homes
Postal address: Old Town Hall, Catford
Town: London
NUTS code: UKI London
Postal code: SE6 4RU
Country: United Kingdom
E-mail: LegalServices@lewishamhomes.org.uk
Telephone: +44 2086134207
Internet address(es):
Main address: <http://www.lewishamhomes.org.uk/>

I.3. Communication

Access to the procurement documents is restricted. Further information can be obtained at:
<https://www.lewishamhomes.org.uk/>
Additional information can be obtained from the abovementioned address
Tenders or requests to participate must be submitted to the following address:
Official name: Lewisham Homes
Postal address: Old Town Hall, Catford
Town: London
Postal code: SE6 4RU
Country: United Kingdom
E-mail: LegalServices@Lewishamhomes.org.uk
NUTS code: UKI London
Internet address(es):
Main address: <https://www.lewishamhomes.org.uk/>

I.4. Type of the contracting authority

Other type: arms length management organisation

I.5. Main activity

Housing and community amenities

Section II: Object

II.1. Scope of the procurement

II.1.1. Title

Legal Services.

II.1.2. Main CPV code

79100000 Legal services

II.1.3. Type of contract

Services

II.1.4. Short description

Lewisham Homes is seeking to establish arrangements with legal service providers that will support its business and deliver highly customer focussed, effective and efficient services. The main areas in respect of which legal advice and guidance may be sought under each of the 3 Lots. Lewisham Homes expect an increase in savings over the term of the contract. Contract term is 3 years with the option to extend by a further 2 years.

II.1.5. Estimated total value

Value excluding VAT: 1 575 000,00 GBP

II.1.6. Information about lots

This contract is divided into lots: yes

Tenders may be submitted for all lots

Maximum number of lots that may be awarded to one tenderer: 3

II.2. Description**II.2.1. Title**

Housing Management

Lot No: 1

II.2.2. Additional CPV code(s)

70333000 Housing services

II.2.3. Place of performance

NUTS code: UKI London

Main site or place of performance: London.

II.2.4. Description of the procurement

The successful supplier will be expected to supply services to Lewisham Homes in the areas of:

Housing Possession for a number of breaches of tenancy including:

- ASB;
- Hoarding and poor condition of property;
- Failure to provide access for repair or safety checks;
- Where the Council decides that a temporary tenant is not in need of housing under s184 of the Housing Act 1996;
- Successors who are required to move but fail to do so;
- Tenancy fraud, non-occupation and abandonment;
- Anti Social Behaviour Injunctions/ Injunctions to Prevent Nuisance and Annoyance;
- Injunctions to access properties in cases where a possession order would not be appropriate;
- Injunctions to remedy breach of lease including injunctions to force leaseholders to carry out repairs or to gain forced access where the leaseholder does not comply with the terms of the injunction;
- Home Ownership.

The Service Provider will provide support to LH's in-house legal officer for Home Ownership Services in more specialist cases which may include:

- Application for dispensation of s20 of the Landlord and Tenant Act 1985;
- Clarification of leasehold/ lessee responsibilities under the demise schedule of the standard lease;
- Introduction of new services;
- Consultation requirements;
- General queries relating to any aspect of leasehold, RTB and shared ownership legislation;
- Recovery of leaseholder service charge arrears.

Additional areas — advice may also be sought on other areas of housing management including:

- Non-occupation;
- Assured tenancies;
- Assignment;
- Succession;
- Termination;
- Unauthorised occupants and squatters;
- Homelessness assessments;
- Boundary disagreements;
- Temporary accommodation;
- Dangerous dogs.

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: 725 000,00 GBP

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

Duration in months: 36

This contract is subject to renewal: yes

Description of renewals:

Option to extend by a further 2 years.

II.2.10. Information about variants

Variants will be accepted: no

II.2.11. Information about options

Options: no

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

II.2. Description

II.2.1. Title

Disrepair Litigation

Lot No: 2

II.2.2.

Additional CPV code(s)

50000000 Repair and maintenance services

II.2.3. Place of performance

NUTS code: UKI London

Main site or place of performance: London.

II.2.4. Description of the procurement

The successful supplier will be expected to:

- Produce Receipt of letters of claim;
- Advise LH on compliance with disrepair protocol;
- Advise LH on whether to accept or reject liability;
- Agree settlement of costs;
- Defend claims;
- Represent LH in defended matters.

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: 350 000,00 GBP

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

Duration in months: 36

This contract is subject to renewal: yes

Description of renewals:

Option to extend by a further 2 years.

II.2.10. Information about variants

Variants will be accepted: no

II.2.11. Information about options

Options: no

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**II.2. Description****II.2.1. Title**

Income (Rent Arrears and Court Representation)

Lot No: 3

II.2.2. Additional CPV code(s)

70310000 Building rental or sale services

II.2.3. Place of performance

NUTS code: UKI London

Main site or place of performance: London.

II.2.4. Description of the procurement

The successful supplier will be expected to:

- Quality check legal referrals for which the bulk will be for possession, fixing dates for possession and bailiff warrants;
- Prepare and advise on witness statements plus file and serve these;
- Prepare bundles for hearings including liaising with Income Officers for additional information and instructions;
- Liaison with the client such as providing advice on cases;
- Liaison with the defendant's solicitors;
- Liaison with the County Courts;
- Represent client at Court for possession claims (including re-listed claims at adjourned hearings), stay hearings (including adjourned stay hearings) and fixing dates for possession where a hearing is required;
- Provide Court outcome reports and recommendations;
- Complete other legal work such as applying for permission to enforce orders over 6 years old, applications to re-enter, variation orders, consent orders, re-listing possession hearings, work regarding adjourned possession and stay hearings, amendments through the 'slip' rule and N244 applications.

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: 500 000,00 GBP

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

Duration in months: 36

This contract is subject to renewal: yes

Description of renewals:

Option to extend by a further 2 years.

II.2.10. Information about variants

Variants will be accepted: no

II.2.11. Information about options

Options: no

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

Section III: Legal, economic, financial and technical information

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:

The firm must be authorised and regulated by the Solicitors Regulation Authority (SRA).

III.1.2.

Economic and financial standing

Selection criteria as stated in the procurement documents

III.1.3. Technical and professional ability

Selection criteria as stated in the procurement documents

III.2. Conditions related to the contract

III.2.1. Information about a particular profession

Execution of the service is reserved to a particular profession Reference to the relevant law, regulation or administrative provision:

The firm must be authorised and regulated by the Solicitors Regulation Authority (SRA).

III.2.3. 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

Section IV: Procedure

IV.1. Description

IV.1.1. Type of procedure

Open procedure Accelerated procedure Justification:

This is a light touch procurement process allowing 18 days for tender return (26.8.2016).

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: no

IV.2. Administrative information

IV.2.2. Time limit for receipt of tenders or requests to participate

Date: 26/08/2016 Local time: 12:00

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

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: 4 (from the date stated for receipt of tender)

IV.2.7. Conditions for opening of tenders

Date: 26/08/2016 Local time: 12:00

Place:

Lewisham Homes.

Section VI: Complementary information

VI.1. Information about recurrence

This is a recurrent procurement: no

VI.3. Additional information

To view this notice, please click here: <https://www.delta-esourcing.com/delta/viewNotice.html?noticeId=213625670>

GO Reference: GO-201688-PRO-8601771.

VI.4. Procedures for review

VI.4.1. Review body

Official name: Lewisham Homes

Postal address: Old Town Hall, Catford

Town: London

Postal code: SE6 4RU

Country: United Kingdom

E-mail: LegalServices@lewishamhomes.org.uk

VI.5. Date of dispatch of this notice

08/08/2016