

**United Kingdom-Folkestone: Repair and maintenance services**

OJ S 156/2014 16/08/2014

**Contract notice****Works****Directive 2004/18/EC****Section I: Contracting authority**

---

**I.1. Name and addresses**

Official name: Shepway District Council  
Postal address: Civic Centre, Castle Hill Avenue  
Town: Folkestone  
Postal code: CT20 2QY  
Country: United Kingdom  
For the attention of: Mrs Margaret Creed  
E-mail: [margaret.creed@shepway.gov.uk](mailto:margaret.creed@shepway.gov.uk)  
Telephone: +44 1303853377

**Additional information can be obtained from:**

Official name: Shepway District Council  
Internet address: [www.kentbusinessportal.org](http://www.kentbusinessportal.org)

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

Official name: Shepway District Council  
Internet address: [www.kentbusinessportal.org](http://www.kentbusinessportal.org)

**Tenders or requests to participate must be submitted:** Official name: Shepway District Council  
Internet address: [www.kentbusinessportal.org](http://www.kentbusinessportal.org)

**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: yes

**Section II: Object of the contract**

---

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

Building Services Framework.

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

Works

Realisation, by whatever means of work, corresponding to the requirements specified by the contracting authorities

Main site or place of performance: The districts of Folkestone, Ashford and Canterbury.  
NUTS code UKJ South East (England)

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

The procurement involves the establishment of a framework agreement

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

Framework agreement with several operators

Maximum number Envisaged maximum number of participants to the framework agreement  
: 8

#### **Duration of the framework agreement**

Duration in years: 4

#### **Estimated total value of purchases for the entire duration of the framework agreement**

Estimated value excluding VAT: 30 000 000 GBP

Frequency and value of the contracts to be awarded: Not known

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

Lot 1 House building up to a estimated value of up to GBP 1 500 000 in any one tender opportunity.

Lot 2 House building with an estimated value between GBP 1 500 000 and GBP 4 000 000 in any one tender opportunity

Lot 3 Building (including commercial buildings) refurbishment and redesign work up to an estimated value of up to GBP 500 000 in any one tender opportunity

Lot 4 Building (including commercial buildings), conversion, refurbishment and redesign work between an estimated GBP 500 000 and GBP 1 500 000 in any one tender opportunity

Lot 5 Design and Build services with an estimated value between GBP 1 500 000 and GBP 4 500 000 in any one tender opportunity

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

50000000 Repair and maintenance services, 45000000 Construction work

#### **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

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

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

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

The details of each Lot and the number of companies the council wishes to appoint for each lot is detailed below.

— Lot 1 House building up to a estimated value of up to GBP 1 500 000 in any one tender opportunity – up to 8 companies

— Lot 2 House building with an estimated value between GBP 1 500 000 and GBP 4 000 000 in any one tender opportunity – up to 8 companies

— Lot 3 Building (including commercial buildings) refurbishment and redesign work up to an estimated value of up to GBP 500 000 in any one tender opportunity – up to 8 companies

— Lot 4 Building (including commercial buildings), conversion, refurbishment and redesign work between an estimated GBP 500 000 and GBP 1 500 000 in any one tender opportunity – up to 8 companies.

— Lot 5 Design and Build services with an estimated value between GBP 1 500 000 and GBP 4 500 000 in any one tender opportunity –up to 6companies.

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

Options: no

### II.2.3. Information about renewals

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

Duration in months: 48 (from the award of the contract)

Information about lots

Lot No: 1

Lot title: House building

**1) Short description**

House building up to a estimated value of up to GBP 1 500 000 in any one tender opportunity.

**2) CPV code(s)**

50000000 Repair and maintenance services, 45000000 Construction work

**3) Quantity or scope**

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

**5) Additional information about lots**

Lot No: 2

Lot title: House building

**1) Short description**

House building with an estimated value between GBP 1 500 000 and GBP 4 000 000 in any one tender opportunity.

**2) CPV code(s)**

50000000 Repair and maintenance services, 45000000 Construction work

**3) Quantity or scope**

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

**5) Additional information about lots**

Lot No: 3

Lot title: Building refurbishment & redesign

**1) Short description**

Building (including commercial buildings) refurbishment and redesign work up to an estimated value of up to GBP 500 000 in any one tender opportunity.

**2) CPV code(s)**

50000000 Repair and maintenance services, 45000000 Construction work

**3) Quantity or scope**

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

**5) Additional information about lots**

Lot No: 4

Lot title: Building refurbishment & redesign

**1) Short description**

Building (including commercial buildings), conversion, refurbishment and redesign work between an estimated GBP 500 000 and GBP 1 500 000 in any one tender opportunity.

- 2) **CPV code(s)**  
50000000 Repair and maintenance services, 45000000 Construction work
- 3) **Quantity or scope**
- 4) **Indication about different time frame or duration**
- 5) **Additional information about lots**

Lot No: 5

Lot title: Design & build services

- 1) **Short description**  
Design and Build services with an estimated value between GBP 1 500 000 and GBP 4 500 000 in any one tender opportunity.
- 2) **CPV code(s)**  
50000000 Repair and maintenance services, 45000000 Construction work
- 3) **Quantity or scope**
- 4) **Indication about different time frame or duration**
- 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**

##### **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**

#### **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: Any supplier may be disqualified who:

- (a) is bankrupt or is being wound up, where his affairs are being administered by the court, where he has entered into an arrangement with creditors, where he has suspended business activities or is in any analogous situation arising from a similar procedure under national laws and regulations;
- (b) is the subject of proceedings for a declaration of bankruptcy, for an order compulsory winding up the administration by the court or of an arrangement with creditors or of any other similar proceedings under national laws and regulations;
- (c) has been convicted by a judgment which has the force of res judicata in accordance with the legal provisions of the country of any offence concerning his professional conduct;
- (d) has been guilty of grave professional misconduct proven by any means which the contract authorities can demonstrate;
- (e) has not fulfilled obligations relating to the payment of social security contributions in

accordance with the legal provisions of the country in which he is established or with those of the country of the contracting authority;

(f) has not fulfilled obligations relating to the payment of taxes in accordance with the legal provisions of the country in which he is established or with those of the country of the contracting authority;

(g) is guilty of serious misrepresentation in supplying the information required under this Section or has not supplied such information;

(h) has been the subject of a conviction for participation in a criminal organization, as defined in Article 2(1) of Council Joint Action 98/733/JHA;

(i) has been the subject of a conviction for corruption, as defined in Article 3 of the Council Act of 26 May 1972 and Article 3(1) of Council Joint Action 98/742/JHA3 respectively;

(j) has been the subject of a conviction for fraud within the meaning of Article 1 of the Convention relating to the protection of the financial interests of the European Communities;

(k) has been the subject of a conviction for money laundering, as defined in Article 1 of Council Directive 91/308/EEC of 10 June 1991 on prevention of the use of the financial system for the purpose of money laundering.

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

List and brief description of conditions: (a) appropriate statements from banks or, where appropriate, evidence of relevant professional risk indemnity insurance;

(b) the presentation of balance-sheets or extracts from the balance-sheets, where publication of the balance-sheet is required under the law of the country in which the economic operator is established;

(c) a statement of the undertaking's overall turnover and, where appropriate, of turnover in the area covered by the contract for a maximum of the last 3 financial years available, depending on the date on which the undertaking was set up or the economic operator started trading, as far as the information of these turnovers is available.

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

List and brief description of conditions:

(b) a list of the principal deliveries effected or the main services provided in the past 3 years, with the sums, dates and recipients, whether public or private, involved. Evidence of delivery and services provided shall be given: - where the recipient was a contracting authority, in the form of certificates issued or countersigned by the competent authority, - where the recipient was a private purchaser, by the purchaser's certification or, failing this, simply by a declaration by the economic operator;

(c) an indication of the technicians or technical bodies involved, whether or not belonging directly to the economic operator's undertaking, especially those responsible for quality control and, in the case of public works contracts, those upon whom the contractor can call in order to carry out the work;

(j) an indication of the proportion of the contract which the services provider intends possibly to subcontract;

Information and formalities necessary for evaluating if requirements are met:

All information is provided with the on-line pqq.

Minimum level(s) of standards possibly required:

All information is provided with the on-line pqq.

### **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: 8

#### **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**

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

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

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

#### **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: 1.9.2014 - 08:00

Payable documents: no

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

8.9.2014 - 08:00

#### **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**

## **Section VI: Complementary information**

---

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

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

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

This is a voluntary advertisement.

All documentation will be published on the following business portal

[www.kentbusinessportal.org](http://www.kentbusinessportal.org)

All correspondence will need to be via this business portal.  
The council will not enter into correspondence that is sent to individual officers.

**VI.4. Procedures for review**

**VI.4.1. Review body**

**VI.4.2. Review procedure**

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

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

12.8.2014