

UK-Glasgow: repair and maintenance services of central heating

OJ S 184/2012 25/09/2012

Contract notice

Services

Directive 2004/18/EC

Section I: Contracting authority

I.1. Name and addresses

Official name: The Glasgow Housing Association Limited

Postal address: Granite House, 177 Trongate

Town: Glasgow

Postal code: G1 5HF

Country: United Kingdom

For the attention of: Mr Gerald Scanlon

E-mail: procurement@gha.org.uk

Telephone: +44 1412746427

Internet address(es):General address of the contracting authority: <http://www.gha.org.uk>Address of the buyer profile: <http://gha.g2b.info/index.htm>Electronic submission of tenders and requests to participate: <https://www.delta-ets.com>**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: Official name: Submit via Delta eSourcing web portal as described in VI.3Postal address: www.delta-ets.com

Town: United Kingdom

Country: United Kingdom

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: yes

Official name: Any member of the GHA Group as defined in the pre-qualification questionnaire

Postal address: 107 Trongate

Town: Glasgow

Postal code: G1 5HF

Country: United Kingdom

Section II: Object of the contract

II.1. Description

II.1.1. Title attributed to the contract by the contracting authority

Gas audit service 2013 to 2017.

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

Services

Service category No 12: Architectural services; engineering services and integrated engineering services; urban planning and landscape engineering services; related scientific and technical consulting services; technical testing and analysis services

NUTS code UKM34 Glasgow City

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)

Repair and maintenance services of central heating. Repair and maintenance services of checking apparatus. GHA carries out work to gas installations under a number of separate contract arrangements. The work includes new boiler-only and full heating installations to existing houses, full heating installations within new build projects, and servicing/repair of existing heating installations to houses, offices and shops. On a smaller scale, it also includes installation of or servicing/repair of commercial boilers supplying group heating schemes. In each case the contractor who carries out the work is required to check and certify that the work has been carried out so as to comply with the Gas Safety (Installation and Use) Regulations.

In order to satisfy itself that the contractor has properly carried out the work and has checked /certified it in accordance with the Regulations, GHA engages an independent auditor to "check the checkers". That audit service is the subject of this procurement.

GHA aims to carry out approximately 1 700 to 1 800 audits annually (representing approximately 4 % of the heating systems/boilers installed or serviced) whilst retaining sufficient flexibility to increase or decrease the number of audits to reflect audit findings or fluctuations in the number of GHA properties.

In addition to the core audit service, the contract will require the service provider to implement a prescribed reporting regime, to collate data in a prescribed format, and to provide benchmarking information comparing the gathered data to equivalent national data that the service providers gathers for itself or otherwise has access to.

The precise scope of the audit, the reporting regime and the benchmarking service will be set out in the tender documents which will be issued to those service providers who are selected to be invited to tender.

The independence of the service provider to act as auditor is a material element of this contract and therefore the tender documents will identify circumstances where GHA considers that a conflict of interest may arise and will set out GHA's requirements for dealing with conflicts of interest.

II.1.6. CPV code(s)

50720000 Repair and maintenance services of central heating, 50413000 Repair and maintenance services of checking apparatus - JA18 - BA09

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

Estimated value excluding VAT: 500 000 GBP

II.2.2. Information about options

Options: yes

Description of options: Extension of contract term for one additional year beyond the initial term of four years.

Provisional timetable for recourse to these options:
in months: 48 (from the award of the contract)

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: 48 (from the award of the contract)

Section III: Legal, economic, financial and technical information

III.1. Conditions related to the contract

III.1.1. Deposits and guarantees required

Details will be set out in the contract documents.

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

Details will be set out in the contract documents.

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

Joint and several liability. If a successful economic operator is a consortium, the contracting authority shall require each consortium member to be jointly and severally liable for all obligations under the contract.

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 52 of Directive 2004 /18/EC and Regulations 23 to 29 of the Public Contracts (Scotland) Regulations 2012 and as set out in the contracting authority's pre-qualification questionnaire which will be provided to applicants who submit a request to participate.

III.2.2. Economic and financial ability

List and brief description of conditions: Details will be set out in the pre-qualification questionnaire which will be provided to applicants who submit a request to participate.

Minimum level(s) of standards possibly required: Applicants will require to meet minimum standards of economic and financial standing as set out in the pre-qualification questionnaire which will be provided to applicants who submit a request to participate and includes the requirement to effect Employer's liability insurance with minimum cover of 10 000 000 GBP, public and products liability insurance with minimum cover of 5 000 000 GBP and professional indemnity insurance with minimum cover of 5 000 000 GBP.

III.2.3. Technical and professional ability

List and brief description of conditions:

Details will be set out in the pre-qualification questionnaire which will be provided to applicants who submit a request to participate.

Minimum level(s) of standards possibly required:

Technical capacity will be assessed by reference to responses to a series of questions set out in the pre-qualification questionnaire. Responses will be scored out of 100 and an applicant whose submission scores less than 60 marks will not be considered for inclusion in the list of contractors to be invited to tender. Details will be set out in the pre-qualification questionnaire which will be provided to applicants who submit a request to participate.

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: The Gas Safety (Installation and Use) Regulations 1998. The economic operator must be registered with Gas Safe and any person engaged by the economic operator to provide the core service required under the contract must be licenced by Gas Safe.

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: yes

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 minimum number 5: and Maximum number 8

Objective criteria for choosing the limited number of candidates: The contracting authority will score responses to the pre-qualification questionnaire in accordance with the methodology set out therein in order to identify the ranking of applicants. The 5 organisations / consortia who have achieved the highest scores, (subject to their having achieved the minimum score of 60) will be selected to be invited to tender. Details of the circumstances where more than five and up to eight contracting authorities may be selected to be invited to tender will be set out in the pre-qualification questionnaire which will be provided to applicants who submit a request to participate.

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

Lowest price

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

INVF314

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: 19.10.2012 - 17:00

Payable documents: no

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

29.11.2012

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

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, and the contract will be awarded on the basis of the most economically advantageous tender. The pre-qualification questionnaire must be completed and submitted electronically using the delta-sourcing web portal. Suppliers must read through this set of instructions and follow the process to respond to this opportunity.

The information and/or documents for this opportunity are available on <https://www.deltaesourcing.com/delta.You> must register on this site to respond, if you are already registered you will not need to register again, simply use your existing username and password. Please note there is a password reminder link on the homepage.

Suppliers must log in, go to your response manager and add the following access code: 4V7G94E989. Please ensure you follow any instruction provided to you here.

The deadline for submitting your response is 12:00 noon on the date set out in IV.3.4 above. Please ensure that you allow yourself plenty of time to upload your documents when responding to this invitation prior to the closing date and time.

If you experience any technical difficulties please contact the Delta eSourcing Helpdesk on +44 8452707050 or email helpdesk@delta-esourcing.com.

Suppliers shall be aware that the date referred to in IV.3.5 is a best estimate only at the time of dispatch of this notice and the contracting authority reserves the right to alter such date. The contracting authority reserves the right not to award any contract as a result of the procurement process initiated by this notice and in such an event will not be liable for any costs incurred by any party. GO Reference: GO-2012920-PRO-4255018.

VI.4. Procedures for review

VI.4.1. Review body

Official name: See VI.4.2 below

VI.4.2. Review procedure

Precise information on deadline(s) for review procedures: Lodging of appeals: Precise information on deadline(s) for lodging appeals: The contracting authority will incorporate a minimum of a 10 calendar day standstill period once the award of the contract is communicated to tenderers. This period allows unsuccessful tenderers to seek further debriefing from the contracting authority before the contract is entered into. Applicants can make a written request for de-brief information and this information must be provided within 15 days of this written request being received. Such additional information should be requested from the address in I.1. If an appeal regarding the award of contract has not been successfully resolved, The Public Contracts (Scotland) Regulations 2012 (SSI 2012/88) provide for aggrieved parties who have been harmed or are at risk of harm by a breach of the rules to take action in the Sheriff Court or Court of Session. Any such action must be brought promptly.

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

VI.5. Date of dispatch of this notice

20.9.2012