

United Kingdom-Liverpool: Repair and maintenance services of building installations

OJ S 167/2017 01/09/2017

Contract notice

Works

Legal Basis:

Directive 2014/24/EU

Section I: Contracting authority

I.1. Name and addresses

Official name: The Riverside Group Limited

Postal address: 2 Estuary Boulevard, Estuary Commerce Park

Town: Liverpool

NUTS code: UKD North West (England)

Postal code: L24 8RF

Country: United Kingdom

Contact person: Mr Liam Bedson

E-mail: Liam.Bedson@riverside.org.uk

Telephone: +44 1512956148

Internet address(es):Main address: <http://www.riverside.org.uk>Address of the buyer profile: <http://www.riverside.org.uk>**I.3. Communication**The procurement documents are available for unrestricted and full direct access, free of charge, at: www.the-chest.org.uk

Additional information can be obtained from the abovementioned address

Tenders or requests to participate must be submitted electronically via: www.the-chest.org.uk**I.4. Type of the contracting authority**

Body governed by public law

I.5. Main activity

Housing and community amenities

Section II: Object

II.1. Scope of the procurement**II.1.1. Title**

Riverside Housing Repairs,Voids, Planned and other associated Works (Wholly Owned Subsidiary).

Reference number: DN295896

II.1.2. Main CPV code

50700000 Repair and maintenance services of building installations - AA01

II.1.3. Type of contract

Works

II.1.4. Short description

A TPC2005 Term Partnering Contract with a single contractor to deliver a programme of Responsive Repairs, Void Works, Planned Works and a range of other services which may be added to the contract during its term at the sole discretion of the contracting authority. The labour for the programme delivery will be supplied by a wholly-owned subsidiary of Riverside. The successful contractor will enter into a second TPC2005 contract with Riverside and the Subsidiary under which Riverside and the Subsidiary agree to supply labour for the programme and the contractor agrees to manage the Subsidiary's labour force.

II.1.5. Estimated total value

Value excluding VAT: 143 000 000,00 GBP

II.1.6. Information about lots

This contract is divided into lots: no

II.2. Description

II.2.2. Additional CPV code(s)

09323000 District heating, 09331000 Solar panels, 31625100 Fire-detection systems, 31625200 Fire-alarm systems, 32000000 Radio, television, communication, telecommunication and related equipment, 33196200 Devices for the disabled, 35111400 Fire escape equipment, 39000000 Furniture (incl. office furniture), furnishings, domestic appliances (excl. lighting) and cleaning products, 42416100 Lifts, 42416130 Mechanical lifts, 42716000 Laundry washing, dry-cleaning and drying machines, 44115600 Stairlifts, 44221400 Shutters, 45211310 Bathrooms construction work, 45251200 Heating plant construction work, 45251250 District-heating plant construction work, 45260000 Roof works and other special trade construction works, 45261215 Solar panel roof-covering work, 45262660 Asbestos-removal work, 45312100 Fire-alarm system installation work, 45312310 Lightning-protection works, 45312311 Lightning-conductor installation work, 45320000 Insulation work, 45331110 Boiler installation work, 45331200 Ventilation and air-conditioning installation work, 45343200 Firefighting equipment installation work, 45421100 Installation of doors and windows and related components, 45421130 Installation of doors and windows, 45421151 Installation of fitted kitchens, 45451000 Decoration work, 50116100 Electrical-system repair services, 50711000 Repair and maintenance services of electrical building installations, 50720000 Repair and maintenance services of central heating, 50750000 Lift-maintenance services, 50883000 Repair and maintenance services of catering equipment, 51543400 Installation services of laundry washing, dry-cleaning and drying machines, 71000000 Architectural, construction, engineering and inspection services, 77314000 Grounds maintenance services, 79512000 Call centre, 85142300 Hygiene services, 90650000 Asbestos removal services, 90911000 Accommodation, building and window cleaning services, 90911100 Accommodation cleaning services, 90922000 Pest-control services, 92222000 Closed circuit television services

II.2.3. Place of performance

NUTS code: UKF East Midlands (England)

NUTS code: UKG West Midlands (England)

NUTS code: UKH East of England

NUTS code: UKI London

NUTS code: UKJ South East (England)

NUTS code: UKK South West (England)

Main site or place of performance: 9821 homes across the Midlands, Central and Greater London, South East and South West.

II.2.4. Description of the procurement

Riverside are inviting expressions of interest from suitably qualified and experienced contractors to enter into a contract to deliver a programme of repairs and maintenance and associated works as detailed further. The contract will be a TPC2005 for a term of up to 10 years as set out in the contract documents. The total anticipated value excluding Vat of the contract is set out below.

Responsive repairs — Average annual spend 4 800 000 GBP. Total over 10 years 48 000 000 GBP.

Voids — Average annual spend 1 300 000 GBP. Total over 10 years 13 000 000 GBP.

Planned — Average annual spend 6 400 000 GBP. Total over 10 years 64 000 000 GBP.

Possible non core services- Ave annual spend for all service 1 800 000 GBP.

Total spend excluding Vat over 10 years for all services 125 000 000 GBP to 143 000 000 GBP.

The following services will commence in year 1 of the contract.

Responsive repairs

Voids

Planned Works

The following services may be included at any point in the life of the contract at the sole discretion of Riverside and will be discussed during the competitive dialogue process and reserve the right not to include the additional services in the final contract. Riverside will expect that the Additional Services will only be awarded to the successful contractor following successful KPI results for the Core Services

- Fire Detection system
- Fire Fighting systems — extinguishers, sprinklers, AOV.
- Fire remote monitoring centre
- Electrical Installations
- PAT testing
- FAT testing
- Door Entry systems
- Social alarm/warden call i.e. tun-stall
- Lightning conductors
- Building Management systems
- Commercial heating and ventilation systems including MVHR, PVS, pressure vessels /unvented cylinders
- Gas Laundry and Gas catering equipment
- Domestic Heating — Gas, solid fuel, oil fired, biomass, ground/air source heating, underfloor heating
- LOLER inspections
- Passenger lifts — servicing & maintenance
- Hoists, stair-lifts, bathing equipment, specialist baths, toilets (closomats etc)
- Phone lines/auto diallers/gsm sim black box installations
- Automatic controls, shutters, pedestrian gates, barriers, automatic gates
- Legionella testing — control schemes
- Risk assessments — Fire, legionella, asbestos surveys
- Licensed ACM works, non-licensed works
- Intruder alarms
- Solar PV etc.
- CCTV
- Digital aerial — domestic and communal, Sky etc.
- Fall arrest systems — mansafe, eye bolts, lanyards etc.

- Grounds maintenance
- Communal cleaning
- New build
- Pest control

The labour for the programme delivery will be supplied by a wholly-owned subsidiary of Riverside. The successful contractor will enter into a second TPC2005 contract with Riverside and the Subsidiary under which Riverside and the Subsidiary agree to supply labour for the programme and the contractor agrees to manage the Subsidiary's labour force. Short-listed bidders and invited to Dialogue will be expected to contribute proposals for efficient delivery of the programme and added value to Riverside.

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: 143 000 000,00 GBP

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

Duration in months: 120

This contract is subject to renewal: no

II.2.10. Information about variants

Variants will be accepted: no

II.2.11. Information about options

Options: yes

Description of options:

The contract will be a TPC2005 for an initial term of 5 years with an option to extend for a further 5 years therefore the total possible anticipated value for all core services for the first 10 years of the contract excluding Vat is 125 000 000 GBP.

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:

As set out in the SQ.

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.2.2. Contract performance conditions

As set out in the SQ and procurement documents.

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

Competitive dialogue

IV.1.3. Information about a framework agreement or a dynamic purchasing system

IV.1.4. 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

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: 02/10/2017 Local time: 13:00

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

Date: 10/10/2017

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

Section VI: Complementary information

VI.1. Information about recurrence

This is a recurrent procurement: no

VI.3. Additional information

The contracting authority reserves the right to cancel the procurement and not to proceed with the long term Contract at any stage of the procurement process. The contracting authority also reserves the right not to award a contract.

The contracting authority nor any person on whose behalf of whom this procurement is undertaken is to be liable for any costs incurred by those expressing and interest or tendering for this contract.

Tenderers should note that the provisions of the transfer of Undertakings (protection of Employment) Regulations 2006 may apply.

Riverside will be providing an opportunity for all interested Suppliers to attend a briefing as set out in the ISDS.

The purpose of this briefing will be to provide an introduction to Riverside, as well as an overview of the procurement process and the objectives of the procurement exercise.

Riverside is procuring in a single lot to gain the commercial efficiencies of a single contractor and WoS model.

VI.4. Procedures for review

VI.4.1. Review body

Official name: High Court of England and Wales

Postal address: Strand

Town: London

Postal code: WC2A 2LL

Country: United Kingdom

VI.4.2. Body responsible for mediation procedures

Official name: High Court of England and Wales

Postal address: Strand

Town: London

Postal code: WC2A 2LL

Country: United Kingdom

VI.4.3. Review procedure

Precise information on deadline(s) for review procedures:

Riverside will observe a standstill period following the award of the Contract and conduct itself in respect of any appeals in accordance with the Public Contracts Regulations.

VI.4.4. Service from which information about the review procedure may be obtained

Official name: Cabinet Office

Postal address: 70 Whitehall

Town: London

Postal code: SW1 2AS

Country: United Kingdom

VI.5. Date of dispatch of this notice

30/08/2017