

**UK-London: gas appliance maintenance services**

OJ S 213/2012 06/11/2012

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

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**I.1. Name and addresses**

Official name: Lewisham Homes Ltd.

Postal address: Holbeach Housing Office, 9 Holbeach Road, Caford

Town: London

Postal code: SE6 4TW

Country: United Kingdom

For the attention of: Anouska Herman

E-mail: [OJEU@lewishamhomes.org.uk](mailto:OJEU@lewishamhomes.org.uk)

Telephone: +44 2086134204

Fax: +44 2086134241

**Internet address(es):**General address of the contracting authority: [www.lewishamhomes.org.uk](http://www.lewishamhomes.org.uk)**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:** the abovementioned address**I.2. Type of the contracting authority**

Regional or local authority

**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: London Borough of Lewisham

Postal address: Lewisham Town Hall, Catford

Town: Lewisham

Postal code: SE6 4RU

Country: United Kingdom

**Section II: Object of the contract**

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

Servicing and Responsive Repairs Service for Domestic Gas Appliances 2013-2018.

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

Services

Service category No 1: Maintenance and repair services  
Main site or place of performance: London Borough of Lewisham.  
NUTS code UKI12 Inner London - East

### **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)**

The provision of a three star fully comprehensive gas servicing and responsive repairs (including out of hours) service for approximately 13 000 properties together with the supply and installation of domestic gas boilers on an 'as required' basis within the London Borough of Lewisham, divided into two lots.

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

50531200 Gas appliance maintenance services, 45259300 Heating-plant repair and maintenance work, 50531100 Repair and maintenance services of boilers, 50720000 Repair and maintenance services of central heating, 44621220 Central-heating boilers, 44621221 Parts of central-heating boilers, 44621200 Boilers, 45331100 Central-heating installation work

### **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: yes  
Tenders may be submitted for all lots

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

Variants will be accepted: no

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

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

The overall estimated value is approximately 14 074 693,08 GBP for 7 years.  
Estimated value excluding VAT: 14 074 693,08 GBP

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

Options: yes  
Description of options: One or more extensions up to a maximum contract period of seven 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: 60 (from the award of the contract)

Information about lots

Lot No: 1

Lot title: Gas Servicing and Repairs South 2013-2018

### **1) Short description**

The provision of a three star fully comprehensive gas servicing and responsive repairs (including out of hours) service for approximately 6 000 properties together with the supply and

installation of domestic gas boilers on an 'as required' basis within the London Borough of Lewisham, divided into two lots.

**2) CPV code(s)**

50531200 Gas appliance maintenance services, 45259300 Heating-plant repair and maintenance work, 50531100 Repair and maintenance services of boilers, 50720000 Repair and maintenance services of central heating, 44621200 Boilers, 44621220 Central-heating boilers, 44621221 Parts of central-heating boilers, 45331110 Boiler installation work

**3) Quantity or scope**

The overall estimated value is approximately 6 895 627,48 GBP for a 7 years.  
Estimated value excluding VAT: 6 895 627,48 GBP

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

**5) Additional information about lots**

Lot No: 2

Lot title: Gas Servicing and Repairs North

**1) Short description**

The provision of a three star fully comprehensive gas servicing and responsive repairs (including out of hours) service for approximately 7 000 properties together with the supply and installation of domestic gas boilers on an 'as required' basis within the London Borough of Lewisham, divided into two lots.

**2) CPV code(s)**

50531200 Gas appliance maintenance services, 45259300 Heating-plant repair and maintenance work, 50531100 Repair and maintenance services of boilers, 50720000 Repair and maintenance services of central heating, 44621200 Boilers, 44621221 Parts of central-heating boilers, 44621220 Central-heating boilers, 45331110 Boiler installation work

**3) Quantity or scope**

The overall estimated value is approximately 7 179 065,60 GBP for 7 years.  
Estimated value excluding VAT: 7 179 065,60 GBP

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

**5) Additional information about lots**

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**Section III: Legal, economic, financial and technical information**

**III.1. Conditions related to the contract**

**III.1.1. Deposits and guarantees required**

If applicable, details of deposits and guarantees will be set out in the tender documents.

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

Details of financing conditions and payment arrangements will be set out in the tender documents.

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

If applicable, groupings of economic operators may either (at the option of the contracting authority) be required to form a legal entity or to undertake joint and several liability.

#### **III.1.4. Contract performance conditions**

The performance of the contract is subject to particular conditions: yes

Description of particular conditions: Details of any conditions will be set out in the tender documents. These may include conditions relating to environmental and social requirements.

### **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: Applicants will be required to complete a Pre-Qualification Questionnaire (PQQ) consistent with the provisions of Directive 2004/18/EC. The PQQ is available from the Contact Point given in Section I.1) above and must be returned by the date stipulated in Section IV.3.4.

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

List and brief description of conditions: Applicants will be required to complete a Pre-Qualification Questionnaire (PQQ) consistent with the provisions of Directive 2004/18/EC. The contracting authority need not consider any request to participate unless it is accompanied by a completed PQQ. The PQQ is available from the Contact Point given in Section I.1) above and must be returned by the date stipulated in section IV.3.4.

Minimum level(s) of standards possibly required: As set out in the PQQ.

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

List and brief description of conditions:

Applicants will be required to complete a Pre-Qualification Questionnaire (PQQ) consistent with the provisions of Directive 2004/18/EC. The contracting authority need not consider any request to participate unless it is accompanied by a completed PQQ. The PQQ is available from the Contact Point given in Section I.1) above and must be returned by the date stipulated in section IV.3.4.

Minimum level(s) of standards possibly required:

As set out in the PQQ.

#### **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: no

#### **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**

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### **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 6  
Objective criteria for choosing the limited number of candidates: These are as set out in the PQQ.

**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**

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**

**IV.3.2. Previous publication concerning this procedure**

no

**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**

6.12.2012 - 12:00

**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**

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**VI.1. Information about recurrence**

This is a recurrent procurement: yes

Estimated timing for further notices to be published: 2018.

**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**

Lewisham Homes Limited (LHL) is the Arms Length Management Organisation (ALMO) responsible for the management of housing stock owned by the London Borough of Lewisham. The housing stock which is the subject of these services is widely distributed throughout the London Borough of Lewisham and largely consists of low rise flats, although

there are also some high-rise blocks and street properties.

The right is reserved not to proceed with or not to award a contract for the whole or part of this procurement.

Neither LHL nor any person on whose behalf this procurement is undertaken is to be liable for any costs incurred by those expressing an interest in or tendering for these services.

#### **VI.4. Procedures for review**

##### **VI.4.1. Review body**

Official name: See VI.4.2

##### **VI.4.2. Review procedure**

Precise information on deadline(s) for review procedures: The contracting authority will incorporate a minimum of 10 calendar day standstill period at the point information on the award of the contract is communicated to tenderers. If an appeal regarding the award of a contract has not been successfully resolved, the Public Contracts Regulations 2006 (SI 2006 No 5) (as amended) provide for aggrieved parties who have been harmed or are at risk of harm by breach of the rules to take action in the High Court (England, Wales and Northern Ireland). Any such action must be brought promptly (generally within 3 months). Where a contract has not been entered into, the court may order the setting aside of the award decision or order the contracting authority to amend any document and may award damages. If the contract has been entered into, the court may only award damages or, where the contract award procedures have not been followed correctly, declare the contract to be "ineffective".

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

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

1.11.2012