

United Kingdom-Glasgow: Gas appliance maintenance services

OJ S 233/2015 02/12/2015

Contract notice

Services

Directive 2004/18/EC

Section I: Contracting authority

I.1. Name and addresses

Official name: Tollcross Housing Association Ltd

Postal address: 84 Braidfauld Street, Tollcross

Town: Glasgow

Postal code: G32 8PJ

Country: United Kingdom

For the attention of: Frank Donohoe

E-mail: tollcrossgas@brownandwallace.co.uk

Telephone: +44 1417631317

Fax: +44 1417784528

Internet address(es):General address of the contracting authority: <http://www.scottishhousingconnections.org/HA/Tollcross/>Electronic access to information: <http://www.publiccontractsscotland.gov.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:

Official name: Brown + Wallace

Postal address: 22 James Morrison Street

Town: Glasgow

Postal code: g1 5PE

Country: United Kingdom

E-mail: tollcrossgas@brownandwallace.co.uk

Telephone: +44 1415528881

Fax: +44 141558882

Tenders or requests to participate must be submitted: the abovementioned address**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: no

Section II: Object of the contract

II.1. Description**II.1.1.**

Title attributed to the contract by the contracting authority

Tollcross Housing Association Gas Maintenance and Servicing Contract.

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: Glasgow, Scotland.

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)

Tollcross Housing Association (the Association) is seeking to appoint a suitably experienced and qualified gas maintenance and servicing contractor to carry out an all-inclusive maintenance, call out and repairs service to the gas heating installations across all of its stock. The scope of the contract is as follows:

- a. All-inclusive servicing, maintenance/call out repair of gas heating installations.
- b. Servicing of gas boilers at 10 month intervals within the tenanted properties under the Associations control.
- c. Annual servicing of gas boilers within the plant rooms servicing communal heating systems.
- d. Inspection of properties with communal heating to determine if gas meters have been installed.
- e. Servicing and replacement (if required) of smoke alarms, heat alarms and carbon monoxide detectors.

The Association has 2185 tenanted properties under its control (which includes two sheltered housing facilities) of which 2010 have gas meters/supplies. In addition the Association's office premises will be incorporated into the contract.

The housing stock is a varied mix of house types including traditional tenemental stock, inter-war housing, post war housing, modern timber frame and traditional build properties.

The Association has a future development programme of new build properties which will impact on the overall stock numbers during the life of the contract. The initial contract period will be from 1 June 2016 to 31.5.2018 extendable at the sole discretion of the Association for a further period of up to two (2) years. The contract may be extended based upon specific performance targets being met and exceeded.

Note: To register your interest in this notice and obtain any additional information please visit the Public Contracts Scotland Web Site at http://www.publiccontractsscotland.gov.uk/Search/Search_Switch.aspx?ID=421864

II.1.6. CPV code(s)

50531200 Gas appliance maintenance services, 50531100 Repair and maintenance services of boilers, 50700000 Repair and maintenance services of building installations, 50710000 Repair and maintenance services of electrical and mechanical building installations

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

The estimated annual value of the contract is around GBP 250 000.

II.2.2. Information about options

Options: yes

Description of options: The initial contract period will be from June 2016 to May 2019 extendable at the sole discretion of the Association for a further period of up to two (2) years. The contract can be extended based upon specific performance targets being met and exceeded.

Provisional timetable for recourse to these options:
in months: 30 (from the award of the contract)

II.2.3. Information about renewals

This contract is subject to renewal: yes

Number of possible renewals: 2

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

Duration in months: 36 (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

Bank or parent company guarantees may be required.

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

Delivery payments to be made on a monthly basis during the course of the contract.

Payments to be made by or on behalf of the contracting authority in sterling.

Further details will be contained within the tender documentation issued to candidates invited to tender.

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

Joint & Several liability where applicable.

III.1.4. Contract performance conditions

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

Description of particular conditions: Applications will only be considered from companies able to demonstrate; corporate and financial standing to provide a service of the nature required; relevant experience in providing similar services; quality standards; quality procedures and technical capacity. Further details are included in the Pre-Qualification Questionnaire.

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: (1) All candidates will be required to produce a certificate or declaration demonstrating that they are not bankrupt or the subject of an

administration order, are not being wound-up, have not granted a trust deed, are not the subject of a petition presented for sequestration of their estate, have not had a receiver, manager or administrator appointed and are not otherwise apparently insolvent.

(2) All candidates will be required to produce a certificate or declaration demonstrating that the candidate, their directors, or any other person who has powers of representation, decision or control of the candidate has not been convicted of conspiracy, corruption, bribery, or money laundering. Failure to provide such a declaration will result in the candidate being declared ineligible and they will not be selected to participate in this procurement process.

(3) All candidates will be required to produce a certificate or declaration demonstrating that they have not been convicted of a criminal offence relating to the conduct of their business or profession.

(4) All candidates will be required to produce a certificate or declaration demonstrating that they have not committed an act of grave misconduct in the course of their business or profession.

(5) All candidates must comply with the requirements of the State in which they are established, regarding registration on the professional or trade register.

(6) Any candidate found to be guilty of serious misrepresentation in providing any information required, may be declared ineligible and not selected to continue with this procurement process.

(7) All candidates will have to demonstrate that they are licensed, or a member of the relevant organisation, in the State where they are established, when the law of that State prohibits the provision of the services, described in this notice, by a person who is not so licensed or who is not a member of the relevant organisation.

(8) All candidates will be required to produce a certificate or declaration demonstrating that they have fulfilled obligations relating to the payment of social security contributions under the law of any part of the United Kingdom or of the relevant State in which the candidate is established

(9) All candidates will be required to produce a certificate or declaration demonstrating that they have fulfilled obligations relating to the payment of taxes under the law of any part of the United Kingdom or of the relevant State in which the economic operator is established.

III.2.2. Economic and financial ability

List and brief description of conditions: (1) All candidates will be required to provide a statement, covering the 3 previous financial years including the overall turnover of the candidate and the turnover in respect of the activities which are of a similar type to the subject matter of this notice.

(2) All candidates will be required to provide statements of accounts or extracts from those accounts relating to their business.

III.2.3. Technical and professional ability

List and brief description of conditions:

(1) Details of the educational and professional qualifications of their managerial staff; and those of the person(s) who would be responsible for providing the services or carrying out the work or works under the contract;

(2) All candidates will be required to provide certification from an independent body attesting conformity to environmental management standards in accordance with the Community Eco-Management and Audit Scheme (EMAS); or the European standard BS EN ISO 14001;

(3) All candidates will be required to provide certification drawn up by an independent body attesting the compliance of the economic operator with quality assurance standards based on the relevant European standards;

- (4) Samples, descriptions and/or photographs, the authenticity of which must be certified if the contracting authority so requests;
- (5) A check may be carried out by the contracting authority or by a competent official body of the State in which the candidate is established, to verify the technical capacity of the candidate; and if relevant, on the candidates study and research facilities and quality control measures;
- (6) A statement of the candidate's technical facilities; measures for ensuring quality; and their study and research facilities;
- (7) An indication of the proportion of the contract which the services provider intends possibly to subcontract;
- (8) A statement of the technicians or technical services available to the candidate to carry out the work under the contract; or be involved in the production of goods or the provision of services under the contract; particularly those responsible for quality control, whether or not they are independent of the candidate;
- (9) A statement of the tools, plant or technical equipment available to the service provider or contractor for carrying out the contract.

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: 5

Objective criteria for choosing the limited number of candidates: Quality of PQQ submission including financial status, staffing resource and approach, relevant experience, accreditations, other standards and policies including health and safety. Further details are included in the Pre-Qualification Questionnaire.

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 Criteria below

1. Price. Weighting 70
2. Quality. Weighting 30

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**
- 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: 8.1.2016
- IV.3.4. Time limit for receipt of tenders or requests to participate**
11.1.2016 - 12:00
- IV.3.5. Estimated date of dispatch of invitations to tender or to participate to selected candidates**
5.2.2016
- 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**
(SC Ref:421864).
- VI.4. Procedures for review**
 - VI.4.1. Review body**
 - VI.4.2. Review procedure**

Precise information on deadline(s) for review procedures: Tollcross Housing Association will incorporate a minimum of 10 calendar day standstill period at the point of information on the award of the contract is communicated to bidders. This period allows unsuccessful bidders to seek further debriefing from the contracting authority before the contract is entered into. If an appeal regarding the award of contract has not been successfully resolved The Public Contracts (Scotland) Regulations 2012 (SSI 2012 No.88) provide for aggrieved parties who have been harmed or are at risk of harm by a breach of the rule to take action in the Sheriff Court or Court of Session. Any such action must be brought within 30 days of the date on which a bidder knew or ought to have known of the breach.
 - VI.4.3. Service from which information about the review procedure may be obtained**
- VI.5. Date of dispatch of this notice**
30.11.2015