

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

OJ S 225/2018 22/11/2018

Contract notice

Works

Legal Basis:

Directive 2014/24/EU

Section I: Contracting authority

I.1. Name and addresses

Official name: West Kent Housing Association

Postal address: 101 London Road

Town: Sevenoaks

NUTS code: UKJ46 West Kent

Postal code: TN13 1AX

Country: United Kingdom

Contact person: Tim Frondigoun

E-mail: tfrondigoun@arkconsultancy.co.uk

Telephone: +44 1215153831

Internet address(es):Main address: <https://www.westkent.org>Address of the buyer profile: www.procure-plus.co.uk**I.3. Communication**The procurement documents are available for unrestricted and full direct access, free of charge, at: <https://tendermanagement.launchcontrol-systems.com/register/index/6a34d7dc1a>

Tenders or requests to participate must be submitted electronically via:

<https://tendermanagement.launchcontrol-systems.com/register/index/6a34d7dc1a>

Additional information can be obtained from another address:

Official name: ARK Consultancy Limited

Postal address: ARK Central, 84 Spencer Street

Town: Birmingham

NUTS code: UKG31 Birmingham

Postal code: B18 6DS

Country: United Kingdom

Contact person: Tim Frondigoun

E-mail: tfrondigoun@arkconsultancy.co.uk

Telephone: +44 1215153831

Internet address(es):Main address: <http://www.arkconsultancy.co.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

Repairs Maintenance and Improvement Term Partnering Contract

II.1.2. Main CPV code

50700000 Repair and maintenance services of building installations

II.1.3. Type of contract

Works

II.1.4. Short description

West Kent Housing Association (WKHA) owns and manages over 7 000 residential properties across the county of Kent. WKHA seeks expressions of interest from suitably qualified and experienced service providers to deliver a programme of works to its properties, including:

- responsive repairs,
- works to void properties,
- gas alterations,
- electrical safety inspections and remedial works,
- planned elemental investment works,
- fire precaution works,
- asbestos safety checks, and
- servicing and maintenance to a range of mechanical and electrical installations.

WKHA reserves the right to issue additional works to the contractor under this contract at any time in relation to the installation of aids and adaptations for customers, cyclical redecorations, internal and external refurbishment schemes to whole schemes and all similar works commissioned by WKHA on behalf of any Registered Providers or local authorities within the county of Kent.

II.1.5. Estimated total value

Value excluding VAT: 150 000 000,00 GBP

II.1.6. Information about lots

This contract is divided into lots: no

II.2. Description

II.2.2. Additional CPV code(s)

50710000 Repair and maintenance services of electrical and mechanical building installations,
50720000 Repair and maintenance services of central heating

II.2.3. Place of performance

NUTS code: UKJ4 Kent

Main site or place of performance: At properties in the ownership or under the management of WKHA across the county of Kent, with the option to work on properties belonging to other Registered Providers or Local Authorities within Kent.

II.2.4. Description of the procurement

WKHA is looking to appoint a single contractor to undertake the following works and Services under an amended form of TAC-1 Term Alliance Contract:

Core services:

Responsive repairs and maintenance to residential properties, garages and non-residential properties.

Repairs and improvements to void properties.
Gas safety checks to void properties.
Cleaning of void properties
Electrical safety inspections and remedial works
Installation and servicing of smoke and CO detectors
Installation of air source heating
Servicing, repairs and replacements to heat recovery units
Planned replacement of building components, including kitchens, bathrooms, roofing, boilers, insulation, doors, windows, external fabric.
Full property modernisations
Gas alterations and plumbing as part of planned works
Fire precaution and reinstatement works.
Structural and underpinning works
Flood remediation works
Inspections of fire alarms and emergency lighting in communal areas of blocks.
Servicing and repair of door entry systems, barriers and gates, fire shutters, ventilation systems and lightning conductors
Asbestos checks to communal areas of blocks, individual properties and garages
Drainage repairs and improvements
Stock condition and EPC surveys
Administration of door entry fobs
Optional services:
Aids and adaptations to individual properties.
Internal and external refurbishment of whole schemes.
Cyclical redecoration
Any of the above works which may be undertaken on behalf of other Registered Providers or local authorities within the County of Kent.
It is anticipated that the potential value excluding VAT and inflation of the core services with contract extension is approximately 141 500 000 GBP. The potential value with contract extension excluding VAT and inflation of the additional services is 8 500 000 GBP.
Bidders must set out how their current supply chain is established.

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: 150 000 000,00 GBP

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

Duration in months: 120

This contract is subject to renewal: yes

Description of renewals:

One further term of 120 months.

II.2.9. Information about the limits on the number of candidates to be invited

Envisaged number of candidates: 5

II.2.10. Information about variants

Variants will be accepted: no

II.2.11.

Information about options

Options: no

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

There will be a no-fault break clause operational with 12 months' written notice on either side.

Section III: Legal, economic, financial and technical information

III.1. Conditions for participation

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

Tenderers will be required to set out within their tender submissions how they will address the expectations of WKHA in relation to the assisting long term unemployed labour and helping WKHA achieve its social objectives.

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 procedure with negotiation

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.1.5. Information about negotiation

The contracting authority reserves the right to award the contract on the basis of the initial tenders without conducting negotiations

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: 20/12/2018 Local time: 12:00

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

Date: 28/01/2019

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

Bidders must use the web link provided in this Notice to access the selection questionnaire. Bidders must complete the selection questionnaire, using the information provided in this Notice as guidance.

The Contracting Authority reserves the right to cancel the procurement at any time and not to proceed with the award of any contract at any stage of the procurement process or to award only a part or parts of any contract reserving the right to cancel or awarding part or parts of this contract.

The Contracting Authority shall not be liable for any cost or expense incurred by operators in connection with the completion and return of information requested in this Contract Notice. Economic operators are asked to note that the provisions of the Transfer of Undertaking (Protection of Employment) Regulations 2014 may apply.

VI.4. Procedures for review**VI.4.1. Review body**

Official name: High Court of England and Wales at the Royal Courts of Justice

Postal address: The Strand

Town: London

Postal code: WC2 2LL

Country: United Kingdom

Telephone: +44 2079476000

Internet address: www.justice.gov.uk/courts

VI.4.2. Body responsible for mediation procedures

Official name: High Court of England and Wales at the Royal Courts of Justice

Postal address: The Strand

Town: London

Postal code: WC2 2LL

Country: United Kingdom

Telephone: +44 2079476000

Internet address: www.justice.gov.uk/courts

VI.5. Date of dispatch of this notice

19/11/2018

