

United Kingdom-Croydon: Building installation work
OJ S 238/2020 07/12/2020
Contract award notice
Works

Legal Basis:

Directive 2014/24/EU

Section I: Contracting authority

I.1. Name and addresses

Official name: Croydon Churches Housing Association Ltd

Postal address: Norfolk House, Wellesley Road

Town: Croydon

NUTS code: UKI62 Croydon

Postal code: CR0 1LH

Country: United Kingdom

Contact person: Fiona Lowe

E-mail: fiona@echelonconsultancy.co.uk

Internet address(es):

Main address: <https://www.ccha.biz/>

Address of the buyer profile: <https://uk.eu-supply.com/ctm/Company/CompanyInformation/Index/45191>

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

Croydon Churches Housing Association Interim Asset Management Contract

Reference number: Ech 900_1

II.1.2. Main CPV code

45300000 Building installation work

II.1.3. Type of contract

Works

II.1.4. Short description

CCHA sought expressions of interest from suitably skilled and experienced service providers to deliver works under a single integrated asset management Contract. This will be a TPC 2005 (as amended) for a maximum duration of 10 years. The works will comprise: responsive repairs, void and planned property works, cyclical servicing and decorations, fire stopping and associated works, and electrical testing. The total estimated annual budget is GBP 1 800 000.00

CCHA followed a three-stage competitive dialogue procedure in accordance with the Public Contracts Regulations 2015. Under the first stage of the process, prospective service providers were required to complete a selection questionnaire and its associated appendices. Following evaluation, CCHA invited shortlisted bidders to participate in the ISDS, CD and ISFT stages of the procurement process. Full details of the contract, process and all the requirements were in the procurement documents.

II.1.6. Information about lots

This contract is divided into lots: no

II.1.7. Total value of the procurement

Value excluding VAT: 18 264 230,00 GBP

II.2. Description

II.2.2. Additional CPV code(s)

45300000 Building installation work, 45310000 Electrical installation work, 45311000 Electrical wiring and fitting work, 45315000 Electrical installation work of heating and other electrical building-equipment, 45320000 Insulation work, 45330000 Plumbing and sanitary works, 45331000 Heating, ventilation and air-conditioning installation work, 45331100 Central-heating installation work, 45340000 Fencing, railing and safety equipment installation work, 45350000 Mechanical installations, 45400000 Building completion work, 45410000 Plastering work, 45420000 Joinery and carpentry installation work, 45430000 Floor and wall covering work, 45440000 Painting and glazing work, 45442000 Application work of protective coatings, 45450000 Other building completion work, 45451000 Decoration work, 45453000 Overhaul and refurbishment work, 50700000 Repair and maintenance services of building installations, 50710000 Repair and maintenance services of electrical and mechanical building installations, 31625100 Fire-detection systems, 31625200 Fire-alarm systems, 35111500 Fire suppression system, 44221220 Fire doors, 44480000 Miscellaneous fire-protection equipment, 44482000 Fire-protection devices, 45312100 Fire-alarm system installation work, 45343000 Fire-prevention installation works, 45343100 Fireproofing work, 45343210 CO2 fire-extinguishing equipment installation work, 51700000 Installation services of fire protection equipment, 79512000 Call centre, 50000000 Repair and maintenance services

II.2.3. Place of performance

NUTS code: UKI62 Croydon

Main site or place of performance: Croydon.

II.2.4. Description of the procurement

CCHA sought expressions of interest from suitably skilled and experienced service providers to deliver works under a single integrated asset management contract. This will be a TPC 2005 (as amended) for a maximum duration of 10 years. The contract will run for an initial 5 years with the option to extend by up to a further 5 years. The works will be carried out by the contractor under an amended TPC form of contract. However, the terms of the contract will give the parties the ability to agree a variation to the contractual arrangements at any point during the term and enter into such other arrangements as are necessary to deliver the services through an alternative, more tax efficient contractual structure. Full details were in the contract documents.

The works will comprise: responsive repairs, void and planned property works, adaptations, cyclical servicing and decorations, fire stopping and related works, and electrical testing, subject to the delivery of acceptable performance levels in accordance with the KPIs. The contract may also include for the provision of call centre services. The total estimated annual

budget is GBP 1 800 000.00. CCHA procured an integrated model in order to achieve the efficiencies and economies of scale afforded by delivering works through a single provider. Responsive repairs and void works will be delivered under a PPP/PPV model. Other works will be delivered via a blend of archetype, SOR and quotation based pricing. CCHA followed a three-stage competitive dialogue procedure in accordance with the Public Contracts Regulations 2015. Under the first stage of the process, prospective service providers were required to complete a selection questionnaire and its associated appendices. Following evaluation, CCHA invited shortlisted participants to subsequent stages of the process. Full details of the opportunity, process and all the requirements were in the procurement documents.

II.2.5. Award criteria

Quality criterion - Name: Quality / Weighting: 60

Cost criterion - Name: Cost / Weighting: 40

II.2.11. Information about options

Options: yes

Description of options:

The contract will run for an initial period of 5 years, with the option to extend by up to a further 5 years.

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

The Transfer of Undertakings (Protection of Employment) Regulations are likely to apply. Bidders were advised to seek their own advice about the implications of TUPE.

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.1.8. Information about the Government Procurement Agreement (GPA)

The procurement is covered by the Government Procurement Agreement: no

IV.2. Administrative information

IV.2.1. Previous publication concerning this procedure

Notice number in the OJ S: [2019/S 116-283971](#)

IV.2.8. Information about termination of dynamic purchasing system

IV.2.9. Information about termination of call for competition in the form of a prior information notice

Section V: Award of contract

Contract No: 1

Title:

Croydon Churches Housing Association Integrated Asset Management Contract

A contract/lot is awarded: yes

V.2. Award of contract**V.2.1. Date of conclusion of the contract**

27/11/2020

V.2.2. Information about tenders

Number of tenders received: 4

Number of tenders received from SMEs: 1

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 0

Number of tenders received by electronic means: 4

The contract has been awarded to a group of economic operators: no

V.2.3. Name and address of the contractor

Official name: Axis Europe plc

National registration number: 1991637

Postal address: Tramway House, 3 Tramway Avenue

Town: London

NUTS code: UKI41 Hackney and Newham

Postal code: E15 4PN

Country: United Kingdom

E-mail: jill.pennell@axiseurope.com

Telephone: +44 5642100

Internet address: <http://www.axiseurope.com>

The contractor is an SME: no

V.2.4. Information on value of the contract/lot

Initial estimated total value of the contract/lot: 25 600 000,00 GBP

Total value of the contract/lot: 18 264 230,00 GBP

V.2.5. Information about subcontracting**Section VI: Complementary information**

VI.3. Additional information

The contracting authority reserved 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 reserved the right not to award a contract. Neither the contracting authority nor any person on whose behalf of whom this procurement was undertaken is to be liable for any costs incurred by those expressing and interest or tendering for this contract.

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

Official name: High Court of England and Wales

Postal address: The Strand

Town: London

Postal code: WC2A 2LL

Country: United Kingdom

VI.4.2. Body responsible for mediation procedures

Official name: Cabinet Office

Postal address: 70 Whitehall

Town: London

Postal code: SW1A 2AS

Country: United Kingdom

VI.4.3. Review procedure

Precise information on deadline(s) for review procedures:

CCHA observed a standstill period following the award of the contract in accordance with the Public Contracts Regulations 2015 (as amended).

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: SW1A 2AS

Country: United Kingdom

VI.5. Date of dispatch of this notice

02/12/2020