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Tender

Provision of Global Estate Asset Valuation Services for FCDO

Foreign Commonwealth and Development Office

F02: Contract notice

Notice identifier: 2023/S 000-004208

Procurement identifier (OCID): ocids-h6vhtk-0388e1

Published 10 February 2023, 2:34pm

Section I: Contracting authority

I.1) Name and addresses

Foreign Commonwealth and Development Office

King Charles Street

London

SW1A 2AH

Email

mollie.giuffrida@fcdo.gov.uk

Country

United Kingdom

Region code

UK - United Kingdom

Internet address(es)

Main address

www.gov.uk/fcdo/

Buyer's address

<https://fcdo.bravosolution.co.uk/>

I.3) Communication

The procurement documents are available for unrestricted and full direct access, free of charge, at

<https://fcdo.bravosolution.co.uk/>

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

<https://fcdo.bravosolution.co.uk/>

Tenders or requests to participate must be submitted to the above-mentioned address

I.4) Type of the contracting authority

Ministry or any other national or federal authority

I.5) Main activity

General public services

Section II: Object

II.1) Scope of the procurement

II.1.1) Title

Provision of Global Estate Asset Valuation Services for FCDO

Reference number

ESND-8994-2022

II.1.2) Main CPV code

- 66000000 - Financial and insurance services

II.1.3) Type of contract

Services

II.1.4) Short description

The Foreign, Commonwealth and Development Office (FCDO) is tendering a multi-lot procurement for the provision of Global Estate Asset Valuation Services in order to meet financial reporting requirements (IRFS). This Procurement Process is being run in accordance with the Open Procedure under Regulation 27 of the Public Contracts Regulation 2015.

Services are divided into three Lots, whereby each lot relates to a specific geographical region.

Lot 1 – Africa

Lot 2 - Asia Pacifica, South Asia and Afghanistan

Lot 3- Americas

Each contract will be for an initial 5 year period with an option to extend for up to a further 2 years.

II.1.5) Estimated total value

Value excluding VAT: £3,319,000

II.1.6) Information about lots

This contract is divided into lots: Yes

Tenders may be submitted for all lots

Maximum number of lots that may be awarded to one tenderer: 2

II.2) Description

II.2.1) Title

Global Estate Asset Valuation Services - Lot 1 Africa

Lot No

1

II.2.2) Additional CPV code(s)

- 66000000 - Financial and insurance services
- 70000000 - Real estate services
- 70331000 - Residential property services
- 70331100 - Institution management services
- 70332200 - Commercial property management services
- 79993000 - Building and facilities management services

II.2.3) Place of performance

NUTS codes

- UK - United Kingdom

Main site or place of performance

Global - Africa

II.2.4) Description of the procurement

The Foreign, Commonwealth and Development Office (FCDO) intends to contract a supplier for Global Estate Asset Valuation Services in Africa.

The FCDO has estate property around the world (including the United Kingdom) and operates in over 280 different locations. The estate comprises Embassies & High

Commissions (anything from a stand-alone, freehold building on a secure compound, to a fitted-out leased office in a multi-occupied, high-rise building), visa offices, Residences for Heads of Post and residential buildings for diplomats. Additionally there are individual “legacy” properties such as churches, cemeteries, etc.

The FCDO has a financial reporting requirement (IFRS), supported by HM Treasury Government Financial Reporting Manual, to revalue Estate’s assets to ensure they are well managed, correctly recorded and accurately valued in the annual accounts.

The Estates, Security and Network Directorate (ESND) of the FCDO, on behalf of the Secretary of State for Foreign, Commonwealth and Development Affairs, requires valuations, inspection and rent ceiling assessments of the FCDO Estate and other Government departments, if required.

The scope of this procurement includes valuation and inspection services of the FCDO Estate in Africa. The Successful Supplier will also be required to provide impairment valuations, rent ceiling assessments and ad-hoc consultancy services where requested.

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: £780,000

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

Start date

1 June 2023

End date

31 May 2028

This contract is subject to renewal

Yes

Description of renewals

The contract is expected to commence 1 June 2023 and will be valid for a period of 5 years with the possibility of an extension for up to 2 more years.

II.2.10) Information about variants

Variants will be accepted: No

II.2.11) Information about options

Options: Yes

Description of options

The contract is expected to commence 1 June 2023 and will be valid for a period of 5 years with the possibility of an extension for up to 2 more years.

The Contracting Authority retains the right and option to alter the geographical region of each Lot by way of variation to meet the needs of the department.

The Contracting Authority retains the right and option to alter the scope of the contract, in line with any changes to Financial Reporting Requirements affecting the requirements of the Authority met through this contract.

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) Description

II.2.1) Title

Global Estate Asset Valuation Services - Lot 2 Asia Pacifica, South Asia and Afghanistan

Lot No

2

II.2.2) Additional CPV code(s)

- 66000000 - Financial and insurance services
- 70000000 - Real estate services
- 70331000 - Residential property services
- 70331100 - Institution management services
- 70332000 - Non-residential property services

- 70332100 - Land management services
- 70332200 - Commercial property management services
- 79993000 - Building and facilities management services

II.2.3) Place of performance

NUTS codes

- UK - United Kingdom

Main site or place of performance

Global - Asia Pacifica, South Asia and Afghanistan

II.2.4) Description of the procurement

The Foreign, Commonwealth and Development Office (FCDO) intends to contract a supplier for Global Estate Asset Valuation Services in Asia Pacifica, South Asia and Afghanistan.

The FCDO has estate property around the world (including the United Kingdom) and operates in over 280 different locations. The estate comprises Embassies & High Commissions (anything from a stand-alone, freehold building on a secure compound, to a fitted-out leased office in a multi-occupied, high-rise building), visa offices, Residences for Heads of Post and residential buildings for diplomats. Additionally there are individual “legacy” properties such as churches, cemeteries, etc.

The FCDO has a financial reporting requirement (IFRS), supported by HM Treasury Government Financial Reporting Manual, to revalue Estate’s assets to ensure they are well managed, correctly recorded and accurately valued in the annual accounts.

The Estates, Security and Network Directorate (ESND) of the FCDO, on behalf of the Secretary of State for Foreign, Commonwealth and Development Affairs, requires valuations, inspection and rent ceiling assessments of the FCDO Estate and other Government departments, if required.

The scope of this procurement includes valuation and inspection services of the FCDO Estate in Asia Pacifica, South Asia and Afghanistan. The Successful Supplier will also be required to provide impairment valuations, rent ceiling assessments and ad-hoc consultancy services where requested.

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: £1,359,000

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

Start date

1 June 2023

End date

31 May 2028

This contract is subject to renewal

Yes

Description of renewals

The contract is expected to commence 1 June 2023 and will be valid for a period of 5 years with the option of an extension for up to 2 more years.

II.2.10) Information about variants

Variants will be accepted: No

II.2.11) Information about options

Options: Yes

Description of options

The contract is expected to commence 1 June 2023 and will be valid for a period of 5 years with the option of an extension for up to 2 more years.

The Contracting Authority retains the right and option to alter the geographical region of each Lot by way of variation to meet the needs of the department.

The Contracting Authority retains the right and option to alter the scope of the contract, in line with any changes to Financial Reporting Requirements affecting the requirements of the Authority met through this contract.

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) Description

II.2.1) Title

Global Estate Asset Valuation Services - Lot 3 Americas

Lot No

3

II.2.2) Additional CPV code(s)

- 66000000 - Financial and insurance services
- 70000000 - Real estate services
- 70331000 - Residential property services
- 70331100 - Institution management services
- 70332000 - Non-residential property services
- 70332100 - Land management services
- 70332200 - Commercial property management services
- 79993000 - Building and facilities management services

II.2.3) Place of performance

NUTS codes

- UK - United Kingdom

Main site or place of performance

Global - Americas

II.2.4) Description of the procurement

The Foreign, Commonwealth and Development Office (FCDO) intends to contract a supplier for Global Estate Asset Valuation Services in the Americas.

The FCDO has estate property around the world (including the United Kingdom) and operates in over 280 different locations. The estate comprises Embassies & High Commissions (anything from a stand-alone, freehold building on a secure compound, to a fitted-out leased office in a multi-occupied, high-rise building), visa offices, Residences for Heads of Post and residential buildings for diplomats. Additionally there are individual “legacy” properties such as churches, cemeteries, etc.

The FCDO has a financial reporting requirement (IFRS), supported by HM Treasury Government Financial Reporting Manual, to revalue Estate’s assets to ensure they are well managed, correctly recorded and accurately valued in the annual accounts.

The Estates, Security and Network Directorate (ESND) of the FCDO, on behalf of the Secretary of State for Foreign, Commonwealth and Development Affairs, requires valuations, inspection and rent ceiling assessments of the FCDO Estate and other Government departments, if required.

The scope of this procurement includes valuation and inspection services of the FCDO Estate in the Americas. The Successful Supplier will also be required to provide impairment valuations, rent ceiling assessments and ad-hoc consultancy services where requested.

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: £1,180,000

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

Start date

1 June 2023

End date

31 May 2028

This contract is subject to renewal

Yes

Description of renewals

The contract is expected to commence 1 June 2023 and will be valid for a period of 5 years with the option of an extension for up to 2 more years.

II.2.10) Information about variants

Variants will be accepted: No

II.2.11) Information about options

Options: Yes

Description of options

The contract is expected to commence 1 June 2023 and will be valid for a period of 5 years with the option of an extension for up to 2 more years.

The Contracting Authority retains the right and option to alter the geographical region of each Lot by way of variation to meet the needs of the department.

The Contracting Authority retains the right and option to alter the scope of the contract, in line with any changes to Financial Reporting Requirements affecting the requirements of the Authority met through this contract.

II.2.13) Information about European Union Funds

The procurement is related to a project and/or programme financed by European Union funds: No

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.2.3) 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

Open procedure

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

The procurement is covered by the Government Procurement Agreement: Yes

IV.2) Administrative information

IV.2.1) Previous publication concerning this procedure

Notice number: [2022/S 000-033688](#)

IV.2.2) Time limit for receipt of tenders or requests to participate

Date

13 March 2023

Local time

5:00pm

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

IV.2.7) Conditions for opening of tenders

Date

13 March 2023

Local time

5:00pm

Section VI. Complementary information

VI.1) Information about recurrence

This is a recurrent procurement: Yes

VI.3) Additional information

The requirement will be procured via the Foreign, Commonwealth and Development Office's e-procurement portal: <https://fcdo.bravosolution.co.uk>. Suppliers, not currently registered on the portal, who are interested in being considered for this opportunity must self-register on the site in order to participate — registration is free and instantaneous. Suppliers already registered on FCDO/Jaggaer will not need to re-register, but will need to complete the full suite of tender documents once issued to be considered for the opportunity.

VI.4) Procedures for review

VI.4.1) Review body

Foreign Commonwealth and Development Office

King Charles Street

London

SW1A 2AH

Country

United Kingdom

Internet address

<https://www.gov.uk/government/organisations/foreign-commonwealth-development-office>

VI.4.2) Body responsible for mediation procedures

Foreign Commonwealth and Development Office

London

Country

United Kingdom