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Tender

R0055 - RESPONSIVE REPAIRS, VOIDS, AIDS AND ADAPTATIONS AND PLANNED MAINTENANCE WORKS

Radius Housing

F02: Contract notice

Notice identifier: 2021/S 000-004356

Procurement identifier (OCID): ocids-h6vhtk-02985e

Published 4 March 2021, 3:16pm

Section I: Contracting authority

I.1) Name and addresses

Radius Housing

Radius House

Belfast

BT9 6AA

Contact

via eTenders messaging

Email

gerard.mcfadden@radiushousing.org

Telephone

+44 3301230888

Country

United Kingdom

NUTS code

UK - UNITED KINGDOM

Internet address(es)

Main address

<https://etendersni.gov.uk/epps>

Buyer's address

<https://etendersni.gov.uk/epps>

I.3) Communication

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

<https://etendersni.gov.uk/epps>

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

<https://etendersni.gov.uk/epps>

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

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

R0055 - RESPONSIVE REPAIRS, VOIDS, AIDS AND ADAPTATIONS AND PLANNED MAINTENANCE WORKS

II.1.2) Main CPV code

- 45000000 - Construction work

II.1.3) Type of contract

Works

II.1.4) Short description

The contract will be for a period of three (3) years with three (3) options to extend for two (2) years each up to a maximum total duration of nine (9) years subject to satisfactory performance and at the sole discretion of the Employer. The estimated contract value is £108m (£12m per annum). The contract is divided in to two non-geographic lots which cover the entirety of Northern Ireland and have a range of the associations housing and tenure types. The lots are: 1. Lot 1 has 5,291 General needs properties, 295 SLA/JMAs properties and 1,327 Sheltered/Fold properties. A total of 6,913. 2. Lot 2 as 5,268 General needs properties, 253 SLA/JMAs properties and 1,307 Sheltered/Fold properties. A total of 6,878. Contractors may bid for either or both lots, but Radius will appoint two different contractors, one for each lot. Should the same Contractor be ranked first for both lots, the Employer will make the appointments based on the most economically advantageous solution to them across the two Lots. The second placed contractor will be appointed to the remaining Lot. The successful Contractors may be requested to carry work in any area of NI to support the other Contractor where required, either due to peaks in workload or for any other reason. The form of contract will be the NEC3 Term Service Contract, Option A. The Contract Data is attached at Document 5. A full description of the required service is provided in Document 2 – Service Information.

II.1.5) Estimated total value

Value excluding VAT: £108,000,000

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: 1

II.2) Description

II.2.1) Title

1

Lot No

1

II.2.2) Additional CPV code(s)

- 50000000 - Repair and maintenance services
- 45420000 - Joinery and carpentry installation work
- 44230000 - Builders' carpentry
- 45330000 - Plumbing and sanitary works
- 45332200 - Water plumbing work
- 45311200 - Electrical fitting work
- 45311000 - Electrical wiring and fitting work
- 45441000 - Glazing work
- 45440000 - Painting and glazing work

II.2.3) Place of performance

NUTS codes

- UKN - NORTHERN IRELAND

II.2.4) Description of the procurement

The contract will be for a period of three (3) years with three (3) options to extend for two (2) years each up to a maximum total duration of nine (9) years subject to satisfactory performance and at the sole discretion of the Employer. The estimated contract value is £108m (£12m per annum). The contract is divided in to two non-geographic lots which cover the entirety of Northern Ireland and have a range of the associations housing and tenure types. The lots are: 1. Lot 1 has 5,291 General needs properties, 295 SLA/JMAs

properties and 1,327 Sheltered/Fold properties. A total of 6,913. 2. Lot 2 as 5,268 General needs properties, 253 SLA/JMAs properties and 1,307 Sheltered/Fold properties. A total of 6,878. Contractors may bid for either or both lots, but Radius will appoint two different contractors, one for each lot. Should the same Contractor be ranked first for both lots, the Employer will make the appointments based on the most economically advantageous solution to them across the two Lots. The second placed contractor will be appointed to the remaining Lot. The successful Contractors may be requested to carry work in any area of NI to support the other Contractor where required, either due to peaks in workload or for any other reason. The form of contract will be the NEC3 Term Service Contract, Option A. The Contract Data is attached at Document 5. A full description of the required service is provided in Document 2 – Service Information.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 60

Cost criterion - Name: Price / Weighting: 40

II.2.6) Estimated value

Value excluding VAT: £54,000,000

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

Duration in months

108

This contract is subject to renewal

Yes

Description of renewals

Initial 3 years + 2 + 2 + 2

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) Description

II.2.1) Title

2

Lot No

2

II.2.2) Additional CPV code(s)

- 45000000 - Construction work
- 50000000 - Repair and maintenance services
- 45420000 - Joinery and carpentry installation work
- 44230000 - Builders' carpentry
- 45330000 - Plumbing and sanitary works
- 45332200 - Water plumbing work
- 45311200 - Electrical fitting work
- 45311000 - Electrical wiring and fitting work
- 45441000 - Glazing work
- 45440000 - Painting and glazing work

II.2.3) Place of performance

NUTS codes

- UKN - NORTHERN IRELAND

II.2.4) Description of the procurement

The contract will be for a period of three (3) years with three (3) options to extend for two (2) years each up to a maximum total duration of nine (9) years subject to satisfactory performance and at the sole discretion of the Employer. The estimated contract value is £108m (£12m per annum). The contract is divided in to two non-geographic lots which cover the entirety of Northern Ireland and have a range of the associations housing and

tenure types. The lots are: 1. Lot 1 has 5,291 General needs properties, 295 SLA/JMAs properties and 1,327 Sheltered/Fold properties. A total of 6,913. 2. Lot 2 as 5,268 General needs properties, 253 SLA/JMAs properties and 1,307 Sheltered/Fold properties. A total of 6,878. Contractors may bid for either or both lots, but Radius will appoint two different contractors, one for each lot. Should the same Contractor be ranked first for both lots, the Employer will make the appointments based on the most economically advantageous solution to them across the two Lots. The second placed contractor will be appointed to the remaining Lot. The successful Contractors may be requested to carry work in any area of NI to support the other Contractor where required, either due to peaks in workload or for any other reason. The form of contract will be the NEC3 Term Service Contract, Option A. The Contract Data is attached at Document 5. A full description of the required service is provided in Document 2 – Service Information.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 60

Cost criterion - Name: Price / Weighting: 40

II.2.6) Estimated value

Value excluding VAT: £54,000,000

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

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II.2.10) Information about variants

Variants will be accepted: No

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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

Section III. Legal, economic, financial and technical information

III.1) Conditions for participation

III.1.1) Suitability to pursue the professional activity, including requirements relating to enrolment on professional or trade registers

List and brief description of conditions

Stated in the procurement documents

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

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

Date

7 April 2021

Local time

12:00pm

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

Tender must be valid until: 4 October 2021

IV.2.7) Conditions for opening of tenders

Date

7 April 2021

Local time

12:30pm

Section VI. Complementary information

VI.1) Information about recurrence

This is a recurrent procurement: No

VI.4) Procedures for review

VI.4.1) Review body

Royal Courts of Justice

Belfast

Country

United Kingdom