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Tender

## **Repairs, Maintenance and Associated Services Framework**

Torus62Ltd

F02: Contract notice

Notice identifier: 2022/S 000-005307

Procurement identifier (OCID): ocds-h6vhtk-031b57

Published 25 February 2022, 2:14pm

### **Section I: Contracting authority**

#### **I.1) Name and addresses**

Torus62Ltd

Helena Central, 4 Corporation Street

St Helens

WA9 1LD

#### **Contact**

Carol Rabone

#### **Email**

[carol.rabone@torus.co.uk](mailto:carol.rabone@torus.co.uk)

#### **Telephone**

+44 8006781894

**Country**

United Kingdom

**NUTS code**

UKD - North West (England)

**Internet address(es)**

Main address

[www.torus.co.uk](http://www.torus.co.uk)

**I.3) Communication**

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

<https://www.delta-esourcing.com/tenders/UK-UK-St-Helens:-Repair-and-maintenance-services./XA429H4P58>

Additional information can be obtained from the above-mentioned address

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

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## **Section II: Object**

### **II.1) Scope of the procurement**

#### **II.1.1) Title**

Repairs, Maintenance and Associated Services Framework

Reference number

TOR0166

#### **II.1.2) Main CPV code**

- 50000000 - Repair and maintenance services

#### **II.1.3) Type of contract**

Services

#### **II.1.4) Short description**

The predominant type of activity under this framework will be to deliver a responsive and planned property repairs, investment and management service to Torus property assets, in Northwest region of the UK and surrounding areas, currently set at approx. 38,000 homes, which may increase during the life of the framework.

#### **II.1.5) Estimated total value**

Value excluding VAT: £1,200,000,000

#### **II.1.6) Information about lots**

This contract is divided into lots: No

### **II.2) Description**

#### **II.2.2) Additional CPV code(s)**

- 44212310 - Scaffolding
- 42512300 - HVAC packages

- 44100000 - Construction materials and associated items
- 44111000 - Building materials
- 44211000 - Prefabricated buildings
- 44211100 - Modular and portable buildings
- 45000000 - Construction work
- 45211000 - Construction work for multi-dwelling buildings and individual houses
- 45311000 - Electrical wiring and fitting work
- 45313000 - Lift and escalator installation work
- 45315300 - Electricity supply installations
- 45331000 - Heating, ventilation and air-conditioning installation work
- 45331100 - Central-heating installation work
- 45343000 - Fire-prevention installation works
- 45350000 - Mechanical installations
- 45400000 - Building completion work
- 45421000 - Joinery work
- 45430000 - Floor and wall covering work
- 45440000 - Painting and glazing work
- 45450000 - Other building completion work
- 50531200 - Gas appliance maintenance services
- 50700000 - Repair and maintenance services of building installations
- 50800000 - Miscellaneous repair and maintenance services
- 51000000 - Installation services (except software)

- 77300000 - Horticultural services
- 90000000 - Sewage, refuse, cleaning and environmental services
- 92222000 - Closed circuit television services
- 90900000 - Cleaning and sanitation services
- 77211500 - Tree-maintenance services
- 42515000 - District heating boiler
- 44480000 - Miscellaneous fire-protection equipment
- 45100000 - Site preparation work
- 45200000 - Works for complete or part construction and civil engineering work
- 45300000 - Building installation work
- 45310000 - Electrical installation work
- 45312000 - Alarm system and antenna installation work
- 45312100 - Fire-alarm system installation work
- 45312310 - Lightning-protection works
- 45312330 - Radio aerial installation work
- 45313100 - Lift installation work
- 45313200 - Escalator installation work
- 45313210 - Travelator installation work
- 45317000 - Other electrical installation work
- 45331210 - Ventilation installation work
- 45343100 - Fireproofing work
- 45343200 - Firefighting equipment installation work

- 45343210 - CO2 fire-extinguishing equipment installation work
- 45343220 - Fire-extinguishers installation work
- 45343230 - Sprinkler systems installation work
- 45351000 - Mechanical engineering installation works
- 45410000 - Plastering work
- 45421100 - Installation of doors and windows and related components
- 45421150 - Non-metal joinery installation work
- 45421151 - Installation of fitted kitchens
- 45421160 - Ironmongery work
- 45431000 - Tiling work
- 45432000 - Floor-laying and covering, wall-covering and wall-papering work
- 45432112 - Laying of paving
- 45441000 - Glazing work
- 45442000 - Application work of protective coatings
- 45442100 - Painting work
- 45442121 - Painting work of structures
- 45442180 - Repainting work
- 45443000 - Facade work
- 45452000 - Exterior cleaning work for buildings
- 45454100 - Restoration work
- 50531000 - Repair and maintenance services for non-electrical machinery
- 50531100 - Repair and maintenance services of boilers

- 50710000 - Repair and maintenance services of electrical and mechanical building installations
- 50711000 - Repair and maintenance services of electrical building installations
- 50712000 - Repair and maintenance services of mechanical building installations
- 50720000 - Repair and maintenance services of central heating
- 50721000 - Commissioning of heating installations
- 50750000 - Lift-maintenance services
- 51100000 - Installation services of electrical and mechanical equipment
- 51310000 - Installation services of radio, television, sound and video equipment
- 51700000 - Installation services of fire protection equipment
- 51810000 - Installation services of tanks
- 77211300 - Tree-clearing services
- 77211400 - Tree-cutting services
- 77310000 - Planting and maintenance services of green areas
- 77313000 - Parks maintenance services
- 77314000 - Grounds maintenance services
- 77340000 - Tree pruning and hedge trimming
- 45232420 - Sewage work
- 45232421 - Sewage treatment works
- 90410000 - Sewage removal services
- 90420000 - Sewage treatment services
- 90430000 - Sewage disposal services
- 90440000 - Treatment services of cesspools

- 90450000 - Treatment services of septic tanks
- 90620000 - Snow-clearing services
- 90640000 - Gully cleaning and emptying services
- 90650000 - Asbestos removal services
- 90690000 - Graffiti removal services
- 90700000 - Environmental services
- 90910000 - Cleaning services
- 90922000 - Pest-control services
- 92224000 - Digital television

### **II.2.3) Place of performance**

NUTS codes

- UKD - North West (England)

Main site or place of performance

NORTH WEST (ENGLAND)

### **II.2.4) Description of the procurement**

The predominant type of activity under this framework will be to deliver a responsive and planned property repairs, investment and management service to Torus property assets, in Northwest region of the UK and surrounding areas, currently set at approx. 38,000 homes, which may increase during the life of the framework.

- The primary workstreams to be delivered through this framework are: -
- Responsive Repairs on a 24/7, 365 days a year basis
- Void Repairs;
- Legislative Compliance and Servicing; such as gas servicing and responsive repairs and electrical testing with associated servicing repairs

- Cyclical Maintenance;
- Estate Services (including ground maintenance, trees and communal cleaning);
- Investment Work;
- Facilities Management (Hard FM)

Torus proposes to enter into a Framework Agreement with five top ranked Service Providers for a period of four years.

Presently, the areas that will be covered are Liverpool, St Helens, Warrington, Cheshire East and West, Chester, Wirral, Knowsley, Sefton, West Lancashire and Wigan properties, however in the future this could expand with new developments, acquisitions or the possibility of another housing association joining the group therefore the supplier may be asked to carry out works outside of these areas but still within the Northwest region and surrounding areas.

Torus is carrying out this procurement on behalf of itself as principle and as parent company of the Torus Group, however the framework will also be accessible to the wider Torus Group, and any other registered providers of social housing located within the North West, West Midlands, East Midlands, Yorkshire and Humber and Wales.

The NUTs code for North West England has been selected but could expand into neighbouring areas.

### **II.2.5) Award criteria**

Price is not the only award criterion and all criteria are stated only in the procurement documents

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

Duration in months

48

This contract is subject to renewal

No

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

Envisaged number of candidates: 8

#### **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**

To respond to this opportunity please click here: <https://www.delta-sourcing.com/respond/XA429H4P58>

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### **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

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### **Section IV. Procedure**

#### **IV.1) Description**

##### **IV.1.1) Type of procedure**

Restricted procedure

#### **IV.1.3) Information about a framework agreement or a dynamic purchasing system**

The procurement involves the establishment of a framework agreement

Framework agreement with several operators

#### **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

29 March 2022

Local time

2:00pm

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

27 April 2022

#### **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)

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## **Section VI. Complementary information**

## **VI.1) Information about recurrence**

This is a recurrent procurement: No

## **VI.2) Information about electronic workflows**

Electronic ordering will be used

Electronic invoicing will be accepted

Electronic payment will be used

## **VI.3) Additional information**

For more information about this opportunity, please visit the Delta eSourcing portal at:

<https://www.delta-esourcing.com/tenders/UK-UK-St-Helens:-Repair-and-maintenance-services./XA429H4P58>

To respond to this opportunity, please click here:

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GO Reference: GO-2022225-PRO-19711489

## **VI.4) Procedures for review**

### **VI.4.1) Review body**

High Court of England and Wales

The Strand

London

WC2A 2LL

Country

United Kingdom