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Tender

# **London Borough of Havering - Compliance Works & Services**

London Borough of Havering

F02: Contract notice

Notice identifier: 2025/S 000-006985

Procurement identifier (OCID): ocds-h6vhtk-04e750

Published 21 February 2025, 4:16pm

## **Section I: Contracting authority**

## I.1) Name and addresses

London Borough of Havering

Town Hall, Main Road

Romford

RM1 3BB

#### Contact

Shelley Wood

#### **Email**

Shelley.wood@lumensol.co.uk

#### **Telephone**

+44 7342933523

#### Country

**United Kingdom** 

### Region code

UKI - London

#### Internet address(es)

Main address

https://www.havering.gov.uk/

Buyer's address

https://uk.eu-supply.com/ctm/Company/CompanyInformation/Index/131121

## I.3) Communication

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

https://uk.eu-supply.com/app/rfq/rwlentrance\_s.asp?PID=90817&B=LUMENSOL

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

https://uk.eu-supply.com/app/rfg/rwlentrance\_s.asp?PID=90817&B=LUMENSOL

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

## I.4) Type of the contracting authority

Regional or local authority

## I.5) Main activity

Housing and community amenities

## **Section II: Object**

## II.1) Scope of the procurement

#### II.1.1) Title

London Borough of Havering - Compliance Works & Services

Reference number

L124

#### II.1.2) Main CPV code

• 71630000 - Technical inspection and testing services

#### II.1.3) Type of contract

Services

#### II.1.4) Short description

London Borough of Havering is looking to procure suitable providers to deliver Compliance Works and Services across six Lots:

- a) Lot 1 Asbestos Surveys
- b) Lot 2 Asbestos Works
- c) Lot 3 Fire Risk Assessments
- d) Lot 4 Fire Servicing, Maintenance and Minor Works
- e) Lot 5 Lift Servicing & Maintenance
- f) Lot 6 Water Hygiene

The contract will be for an initial term of ten years with optional extensions of a maximum further five years to 31st March 2040

#### II.1.5) Estimated total value

Value excluding VAT: £80,000,000

#### 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: 4

The contracting authority reserves the right to award contracts combining the following lots or groups of lots:

The same supplier cannot win both:

- a) Lot 1 and Lot 2
- b) Lot 3 and Lot 4

Should a supplier bid for, and be successful, in both Lots 1 & 2 or Lots 3 & 4 they will be awarded the Lot in which they scored highest and the remaining Lots will be awarded to the second placed bidder for that Lot.

## II.2) Description

## II.2.1) Title

Asbestos Surveys

Lot No

1

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

- 71317000 Hazard protection and control consultancy services
- 71700000 Monitoring and control services
- 79212000 Auditing services
- 71600000 Technical testing, analysis and consultancy services

#### II.2.3) Place of performance

**NUTS** codes

• UKI - London

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

London Borough of Havering are seeking expressions of interest from suitably skilled and experienced suppliers to deliver Asbestos Surveys.

Within scope of this Contract is delivery of asbestos management surveys, bulk sampling and analysis and re-inspection.

All responsibility in relation to identification and management of asbestos shall be the Providers.

In addition, the Provider will be responsible for holding, maintaining and updating the asbestos register as set out in the Term Brief – Information and Communications Technology.

The successful provider will enter into contract with London Borough of Havering utilising a TAC-1 for an initial term of ten years, with a maximum optional extension of five years.

London Borough of Havering are following the open procurement procedure in accordance with the Public Contracts Register 2015.

Full information can be found in the attached tender documentation.

#### 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: £22,000,000

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

Start date

20 October 2025

End date

31 March 2040

This contract is subject to renewal

No

#### II.2.10) Information about variants

Variants will be accepted: No

#### II.2.11) Information about options

Options: Yes

Description of options

Optional contract extension of up to five years after initial term of 10 years to 31st March 2040

## 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

Havering are procuring a series of contracts which may work under a Strategic Alliance to deliver, reactive, cyclical and programmes work to Havering properties to support them in delivering their ambition of carbon neutrality by 2040. should the strategic Alliance be formed, there will be a need for the Provider to work both with and in a sub-contract arrangement for some of these other Providers

## II.2) Description

#### II.2.1) Title

Asbestos Works

Lot No

2

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

- 45262660 Asbestos-removal work
- 90650000 Asbestos removal services

#### II.2.3) Place of performance

**NUTS** codes

• UKI - London

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

London Borough of Havering are seeking expressions of interest from suitably skilled and experienced suppliers to deliver Asbestos works and removals.

The services required by this contract include asbestos repair, encapsulation and removal.

All responsibility in relation to identification and management of asbestos shall be the Providers.

In addition, the Provider will be responsible for holding, maintaining and updating the asbestos register as set out in the Term Brief – Information and Communications Technology

The successful provider will enter into contract with London Borough of Havering utilising a TAC-1 for an initial term of ten years, with a maximum optional extension of five years.

London Borough of Havering are following the open procurement procedure in accordance with the Public Contracts Register 2015.

Full information can be found in the attached tender documentation.

#### 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: £10,000,000

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

Start date

20 October 2025

End date

31 March 2040

This contract is subject to renewal

No

#### II.2.10) Information about variants

Variants will be accepted: No

#### II.2.11) Information about options

Options: Yes

Description of options

Optional contract extension of up to five years after initial term of 10 years to 31st March 2040

#### 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

Havering are procuring a series of contracts which may work under a Strategic Alliance to deliver, reactive, cyclical and programmes work to Havering properties to support them in delivering their ambition of carbon neutrality by 2040. should the strategic Alliance be formed, there will be a need for the Provider to work both with and in a sub-contract arrangement for some of these other Providers

## II.2) Description

#### II.2.1) Title

Fire Risk Assessments

Lot No

3

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

- 71315200 Building consultancy services
- 71630000 Technical inspection and testing services
- 75251110 Fire-prevention services

- 79212000 Auditing services
- 79417000 Safety consultancy services
- 71313410 Risk or hazard assessment for construction

#### II.2.3) Place of performance

**NUTS** codes

• UKI - London

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

London Borough of Havering are seeking expressions of interest from suitably skilled and experienced suppliers to deliver Fire Risk Assessments.

The services required by this contract include delivery of Fire Risk Assessments (FRAs) in Havering properties.

The successful provider will enter into contract with London Borough of Havering utilising a TAC-1 for an initial term of ten years, with a maximum optional extension of five years.

London Borough of Havering are following the open procurement procedure in accordance with the Public Contracts Register 2015.

Full information can be found in the attached tender documentation.

#### 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: £8,000,000

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

Start date

20 October 2025

End date

31 March 2040

This contract is subject to renewal

No

#### II.2.10) Information about variants

Variants will be accepted: No

#### II.2.11) Information about options

Options: Yes

Description of options

Optional contract extension of up to five years after initial term of 10 years to 31st March 2040

#### 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

Havering are procuring a series of contracts which may work under a Strategic Alliance to deliver, reactive, cyclical and programmes work to Havering properties to support them in delivering their ambition of carbon neutrality by 2040. should the strategic Alliance be formed, there will be a need for the Provider to work both with and in a sub-contract arrangement for some of these other Providers

## II.2) Description

#### II.2.1) Title

Fire Servicing, Maintenance and Minor Works

Lot No

4

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

- 45312100 Fire-alarm system installation work
- 31625000 Burglar and fire alarms

- 31625100 Fire-detection systems
- 31625200 Fire-alarm systems
- 35111500 Fire suppression system
- 50700000 Repair and maintenance services of building installations
- 31518200 Emergency lighting equipment
- 44115500 Sprinkler systems
- 44165000 Hoses, risers and sleeves
- 45343000 Fire-prevention installation works
- 90731700 Carbon dioxide monitoring services
- 38431200 Smoke-detection apparatus
- 90731500 Toxic gas detection services
- 42512510 Dampers
- 50222100 Repair and maintenance services of dampers
- 35111000 Firefighting equipment
- 35111300 Fire extinguishers
- 45343200 Firefighting equipment installation work
- 45343210 CO2 fire-extinguishing equipment installation work
- 45343220 Fire-extinguishers installation work
- 50413200 Repair and maintenance services of firefighting equipment

#### II.2.3) Place of performance

**NUTS** codes

• UKI - London

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

London Borough of Havering are seeking expressions of interest from suitably skilled and experienced suppliers to deliver Compliance works.

The services required by this contract includes but is not limited to:

- a) Automatic Opening Vents
- b) CO, heat and smoke alarms
- c) Emergency lighting
- d) Fire detection and alarms
- e) Fire dampers
- f) Fire Door Checks
- g) Fire extinguishers and other firefighting equipment
- h) Lightning protection systems
- i) Risers
- j) Sprinklers.
- k) Minor adhoc remedials

The successful provider will enter into contract with London Borough of Havering utilising a TAC-1 for an initial term of ten years, with a maximum optional extension of five years.

London Borough of Havering are following the open procurement procedure in accordance with the Public Contracts Register 2015.

Full information can be found in the attached tender documentation

#### 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: £30,000,000

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

Start date

20 October 2025

End date

31 March 2040

This contract is subject to renewal

No

#### II.2.10) Information about variants

Variants will be accepted: No

#### II.2.11) Information about options

Options: Yes

Description of options

Optional contract extension of up to five years after initial term of 10 years to 31st March 2040

#### 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

Havering are procuring a series of contracts which may work under a Strategic Alliance to deliver, reactive, cyclical and programmes work to Havering properties to support them in delivering their ambition of carbon neutrality by 2040. should the strategic Alliance be formed, there will be a need for the Provider to work both with and in a sub-contract arrangement for some of these other Providers

## II.2) Description

#### II.2.1) Title

Lift Servicing & Maintenance

Lot No

5

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

- 42416000 Lifts, skip hoists, hoists, escalators and moving walkways
- 42416100 Lifts
- 45313000 Lift and escalator installation work
- 45313100 Lift installation work
- 50750000 Lift-maintenance services

#### II.2.3) Place of performance

**NUTS** codes

• UKI - London

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

London Borough of Havering are seeking expressions of interest from suitably skilled and experienced suppliers to deliver Lift Servicing and Maintenance.

The services required by this contract includes, but is not limited to:

- a) Routine maintenance, repair and adjustment of any part of the lift should it fail or be worn beyond adequate adjustment. Any replacements or repairs shall be of a standard equal to the original installation.
- b) All technical and associated administrative actions that will maintain the lifts in a condition where they can perform their required function (materials included except where excluded as a variation)
- c) Ensuring the safe and efficient operation of the lift/lifts, the Provider shall clean, lubricate, adjust, realign, replace consumable parts, carry out further investigations, detailed checks using special tools and basic fault finding.
- d) All lift equipment located within the lift well, machine room and on landings etc.
- e) All lighting (including emergency lighting function monthly test) associated with the lifts, lift well, machine room and lift car enclosure (including replacing lamps where required).

The successful provider will enter into contract with London Borough of Havering utilising a TAC-1 for an initial term of ten years, with a maximum optional extension of five years.

London Borough of Havering are following the open procurement procedure in accordance with the Public Contracts Register 2015.

Full information can be found in the attached tender documentation.

#### 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: £5,000,000

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

Start date

20 October 2025

End date

31 March 2040

This contract is subject to renewal

No

#### II.2.10) Information about variants

Variants will be accepted: No

## II.2.11) Information about options

Options: Yes

Description of options

Optional contract extension of up to five years after initial term of 10 years to 31st March 2040

#### 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

Havering are procuring a series of contracts which may work under a Strategic Alliance to deliver, reactive, cyclical and programmes work to Havering properties to support them in delivering their ambition of carbon neutrality by 2040. should the strategic Alliance be formed, there will be a need for the Provider to work both with and in a sub-contract arrangement for some of these other Providers

## II.2) Description

#### II.2.1) Title

Water Hygiene

Lot No

6

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

- 45232430 Water-treatment work
- 71600000 Technical testing, analysis and consultancy services
- 90733000 Services related to water pollution
- 90711500 Environmental monitoring other than for construction
- 31161400 Primary water systems
- 44611500 Water tanks
- 71317000 Hazard protection and control consultancy services
- 71700000 Monitoring and control services
- 71800000 Consulting services for water-supply and waste consultancy

#### II.2.3) Place of performance

**NUTS** codes

• UKI - London

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

London Borough of Havering are seeking expressions of interest from suitably skilled and experienced suppliers to deliver Compliance works.

The services required by this contract include Legionella testing and remedial works.

The successful provider will enter into contract with London Borough of Havering utilising a TAC-1 for an initial term of ten years, with a maximum optional extension of five years.

London Borough of Havering are following the open procurement procedure in accordance with the Public Contracts Register 2015.

Full information can be found in the attached tender documentation

#### 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: £5,000,000

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

Start date

20 October 2025

End date

31 March 2040

This contract is subject to renewal

No

#### II.2.10) Information about variants

Variants will be accepted: No

#### II.2.11) Information about options

Options: Yes

Description of options

Optional contract extension of up to five years after initial term of 10 years to 31st March 2040

#### 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

Havering are procuring a series of contracts which may work under a Strategic Alliance to deliver, reactive, cyclical and programmes work to Havering properties to support them in delivering their ambition of carbon neutrality by 2040. should the strategic Alliance be formed, there will be a need for the Provider to work both with and in a sub-contract arrangement for some of these other Providers

## 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

As outlined in each accompanying Term Brief

#### 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

As detailed in accompanying tender 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

14 April 2025

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

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

#### IV.2.7) Conditions for opening of tenders

Date

14 April 2025

Local time

12:00pm

## **Section VI. Complementary information**

## VI.1) Information about recurrence

This is a recurrent procurement: No

## VI.3) Additional information

London Borough of Havering reserve the right not to award any contract pursuant to this procurement exercise and/or to abandon this procurement exercise at any time and/or to award a contract for part of the services at it's sole discretion. London Borough of Havering shall have no liability whatsoever to any applicant or tenderer as a result of its exercise of that discretion. For the avoidance of doubt, all costs incurred by any applicant and/or tenderer before signature of any contract with London Borough of Havering shall be incurred entirely at that applicant's/tenderer's risk.

## VI.4) Procedures for review

#### VI.4.1) Review body

High Court of England and Wales

The Strand

London

WC2A 2LL

Country

**United Kingdom** 

#### VI.4.2) Body responsible for mediation procedures

High Court of England and Wales

The Strand

London

WC2A 2LL

Country

## **United Kingdom**

## VI.4.3) Review procedure

Precise information on deadline(s) for review procedures

The Contracting Authority will observe a 10-day stand still period following the aware of the contract and conduct itself in respect of any appeals in accordance with the Public Contracts Regulations 2015 (as amended)

## VI.4.4) Service from which information about the review procedure may be obtained

Cabinet Office

70 Whitehall

London

SW1A 2AS

Country

**United Kingdom**