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Tender

Integrated Facilities Management (IFM) Framework

The Mayor and Commonalty and Citizens of the City of London ("the City of London") and the City of London Police

F02: Contract notice

Notice identifier: 2022/S 000-009826

Procurement identifier (OCID): ocds-h6vhtk-032cff

Published 13 April 2022, 8:02am

Section I: Contracting authority

I.1) Name and addresses

The Mayor and Commonalty and Citizens of the City of London ("the City of London") and the City of London Police

Guildhall

London

EC2P 2EJ

Email

Oliver.Watling@cityoflondon.gov.uk

Telephone

+44 2073321865

Country

United Kingdom

NUTS code

UK - United Kingdom

Internet address(es)

Main address

www.cityoflondon.gov.uk

I.3) Communication

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

https://www.capitalesourcing.com

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

https://www.capitalesourcing.com

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

General public services

Section II: Object

II.1) Scope of the procurement

II.1.1) Title

Integrated Facilities Management (IFM) Framework

II.1.2) Main CPV code

• 79000000 - Business services: law, marketing, consulting, recruitment, printing and security

II.1.3) Type of contract

Services

II.1.4) Short description

The City of London Corporation (contracting as the Mayor and Commonalty and Citizens of the City of London) and the City of London Police, acting as the Authority is putting in place a Framework Agreement for provision of Integrated Facilities Management (IFM) services, for use by UK public sector bodies.

IFM is the consolidation of Facility Management (FM) services under a single supplier including hard and soft FM services bringing efficiencies in contract management, supply chain, project management and collaborative planning.

The Framework will be divided into six Lots reflecting property groups:

- Lot 1 Corporate Property
- Lot 2 Commercial Property
- Lot 3 Performing Arts Venues
- Lot 4 Heritage property / Mixed Use (including Office Space, Events, & Archives)
- · Lot 5 Schools
- Lot 6 Police and Courts

By dividing property groups into six Lots which reflect the customer and clients' requirements, tailored service delivery models can be delivered in an integrated manner to provide FM services with differing objectives and drivers based on clients' needs and contract specifications which are adapted to meet these differing and unique requirements.

Suppliers can submit proposals to be shortlisted for Lots without restriction (i.e. suppliers can propose to be shortlisted for all six Lots). However to be shortlisted suppliers will need to demonstrate their skill and experience in delivering services relevant to the customer requirements for each Lot.

It will be open to all public sector bodies to use the Framework to undertake further competitions and award contracts.

II.1.5) Estimated total value

Value excluding VAT: £750,000,000

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: 6

II.2) Description

II.2.1) Title

Lot 1 - Corporate Property

Lot No

1 - Corporate Property

- 03121200 Cut flowers
- 31141000 Water coolers
- 39298910 Christmas tree
- 45000000 Construction work
- 45452000 Exterior cleaning work for buildings
- 50000000 Repair and maintenance services
- 50324200 Preventive maintenance services
- 50334400 Communications system maintenance services
- 50340000 Repair and maintenance services of audio-visual and optical equipment
- 50531200 Gas appliance maintenance services
- 50532000 Repair and maintenance services of electrical machinery, apparatus and associated equipment
- 50610000 Repair and maintenance services of security equipment
- 50700000 Repair and maintenance services of building installations

- 50750000 Lift-maintenance services
- 50800000 Miscellaneous repair and maintenance services
- 50850000 Repair and maintenance services of furniture
- 50883000 Repair and maintenance services of catering equipment
- 55300000 Restaurant and food-serving services
- 55500000 Canteen and catering services
- 55520000 Catering services
- 64100000 Post and courier services
- 71314000 Energy and related services
- 71315000 Building services
- 71317210 Health and safety consultancy services
- 72253000 Helpdesk and support services
- 72514300 Facilities management services for computer systems maintenance
- 77211500 Tree-maintenance services
- 77310000 Planting and maintenance services of green areas
- 77314000 Grounds maintenance services
- 79710000 Security services
- 79952000 Event services
- 79992000 Reception services
- 79993000 Building and facilities management services
- 79993100 Facilities management services
- 90500000 Refuse and waste related services
- 90700000 Environmental services
- 90710000 Environmental management
- 90900000 Cleaning and sanitation services
- 90910000 Cleaning services

- 90911000 Accommodation, building and window cleaning services
- 90922000 Pest-control services
- 98310000 Washing and dry-cleaning services
- 98341120 Portering services
- 98341130 Janitorial services

NUTS codes

• UK - United Kingdom

II.2.4) Description of the procurement

Facilities Management Services

Integrated Facilities Management is the consolidation of Facility Management services under a single supplier including hard and soft FM services bringing efficiencies in contract management, supply chain, project management and collaborative planning.

Tenderers are required to provide and deliver an integrated multidisciplinary range of facilities management services for customers.

Tenderers will need to able to provide the services within London and one or more of the following geographical regions: East Midlands; East of England; North East England; North West England; South East England; South West England; West Midlands; Yorkshire & Humber; Scotland; Wales; and Northern Ireland.

This specific Lot is for provision of integrated facilities management services to a corporate property or group of properties.

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: £350,000,000

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.2.10) 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

Lot 2- Commercial Property

Lot No

Lot 2- Commercial Property

- 03121200 Cut flowers
- 31141000 Water coolers
- 39298910 Christmas tree
- 45000000 Construction work
- 45452000 Exterior cleaning work for buildings
- 50000000 Repair and maintenance services
- 50324200 Preventive maintenance services
- 50334400 Communications system maintenance services

- 50340000 Repair and maintenance services of audio-visual and optical equipment
- 50531200 Gas appliance maintenance services
- 50532000 Repair and maintenance services of electrical machinery, apparatus and associated equipment
- 50610000 Repair and maintenance services of security equipment
- 50700000 Repair and maintenance services of building installations
- 50750000 Lift-maintenance services
- 50800000 Miscellaneous repair and maintenance services
- 50850000 Repair and maintenance services of furniture
- 50883000 Repair and maintenance services of catering equipment
- 55300000 Restaurant and food-serving services
- 55500000 Canteen and catering services
- 55520000 Catering services
- 64100000 Post and courier services
- 71314000 Energy and related services
- 71315000 Building services
- 71317210 Health and safety consultancy services
- 72253000 Helpdesk and support services
- 72514300 Facilities management services for computer systems maintenance
- 77211500 Tree-maintenance services
- 77310000 Planting and maintenance services of green areas
- 77314000 Grounds maintenance services
- 79710000 Security services
- 79952000 Event services
- 79992000 Reception services
- 79993000 Building and facilities management services

- 79993100 Facilities management services
- 90500000 Refuse and waste related services
- 90700000 Environmental services
- 90710000 Environmental management
- 90900000 Cleaning and sanitation services
- 90910000 Cleaning services
- 90911000 Accommodation, building and window cleaning services
- 90922000 Pest-control services
- 98310000 Washing and dry-cleaning services
- 98341120 Portering services
- 98341130 Janitorial services

NUTS codes

• UK - United Kingdom

II.2.4) Description of the procurement

Facilities Management Services

Integrated Facilities Management is the consolidation of Facility Management services under a single supplier including hard and soft FM services bringing efficiencies in contract management, supply chain, project management and collaborative planning.

Tenderers are required to provide and deliver an integrated multidisciplinary range of facilities management services for customers.

Tenderers will need to able to provide the services within London and one or more of the following geographical regions: East Midlands; East of England; North East England; North West England; South East England; South West England; West Midlands; Yorkshire & Humber; Scotland; Wales; and Northern Ireland.

This specific Lot is for provision of integrated facilities management services to a commercial property or group of properties.

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: £150,000,000

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.2.10) 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

Lot 3 - Music and Arts Venues

Lot No

Lot 3 - Music and Arts Venues

- 03121200 Cut flowers
- 31141000 Water coolers

- 39298910 Christmas tree
- 45000000 Construction work
- 45452000 Exterior cleaning work for buildings
- 50000000 Repair and maintenance services
- 50324200 Preventive maintenance services
- 50334400 Communications system maintenance services
- 50340000 Repair and maintenance services of audio-visual and optical equipment
- 50531200 Gas appliance maintenance services
- 50532000 Repair and maintenance services of electrical machinery, apparatus and associated equipment
- 50610000 Repair and maintenance services of security equipment
- 50700000 Repair and maintenance services of building installations
- 50750000 Lift-maintenance services
- 50800000 Miscellaneous repair and maintenance services
- 50850000 Repair and maintenance services of furniture
- 50883000 Repair and maintenance services of catering equipment
- 55300000 Restaurant and food-serving services
- 55500000 Canteen and catering services
- 55520000 Catering services
- 64100000 Post and courier services
- 71314000 Energy and related services
- 71315000 Building services
- 71317210 Health and safety consultancy services
- 72253000 Helpdesk and support services
- 72514300 Facilities management services for computer systems maintenance
- 77211500 Tree-maintenance services

- 77310000 Planting and maintenance services of green areas
- 77314000 Grounds maintenance services
- 79710000 Security services
- 79952000 Event services
- 79992000 Reception services
- 79993000 Building and facilities management services
- 79993100 Facilities management services
- 90500000 Refuse and waste related services
- 90700000 Environmental services
- 90710000 Environmental management
- 90900000 Cleaning and sanitation services
- 90910000 Cleaning services
- 90911000 Accommodation, building and window cleaning services
- 90922000 Pest-control services
- 98310000 Washing and dry-cleaning services
- 98341120 Portering services
- 98341130 Janitorial services

NUTS codes

• UK - United Kingdom

II.2.4) Description of the procurement

Facilities Management Services

Integrated Facilities Management is the consolidation of Facility Management services under a single supplier including hard and soft FM services bringing efficiencies in contract management, supply chain, project management and collaborative planning.

Tenderers are required to provide and deliver an integrated multidisciplinary range of facilities management services for customers.

Tenderers will need to able to provide the services within London and one or more of the following geographical regions: East Midlands; East of England; North East England; North West England; South East England; South West England; West Midlands; Yorkshire & Humber; Scotland; Wales; and Northern Ireland.

This specific Lot is for provision of integrated facilities management services to Music and Arts Venues, or group of properties, including Music and Art Schools.

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: £50,000,000

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.2.10) 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

Lot 4 - Historic Buildings and Archives

Lot No

4 - Heritage Buildings and Archives

- 03121200 Cut flowers
- 31141000 Water coolers
- 39298910 Christmas tree
- 45000000 Construction work
- 45452000 Exterior cleaning work for buildings
- 50000000 Repair and maintenance services
- 50324200 Preventive maintenance services
- 50334400 Communications system maintenance services
- 50340000 Repair and maintenance services of audio-visual and optical equipment
- 50531200 Gas appliance maintenance services
- 50532000 Repair and maintenance services of electrical machinery, apparatus and associated equipment
- 50610000 Repair and maintenance services of security equipment
- 50700000 Repair and maintenance services of building installations
- 50750000 Lift-maintenance services
- 50800000 Miscellaneous repair and maintenance services
- 50850000 Repair and maintenance services of furniture
- 50883000 Repair and maintenance services of catering equipment
- 55300000 Restaurant and food-serving services
- 55500000 Canteen and catering services
- 55520000 Catering services
- 64100000 Post and courier services
- 71314000 Energy and related services

- 71315000 Building services
- 71317210 Health and safety consultancy services
- 72253000 Helpdesk and support services
- 72514300 Facilities management services for computer systems maintenance
- 77211500 Tree-maintenance services
- 77310000 Planting and maintenance services of green areas
- 77314000 Grounds maintenance services
- 79710000 Security services
- 79952000 Event services
- 79992000 Reception services
- 79993000 Building and facilities management services
- 79993100 Facilities management services
- 90500000 Refuse and waste related services
- 90700000 Environmental services
- 90710000 Environmental management
- 90900000 Cleaning and sanitation services
- 90910000 Cleaning services
- 90911000 Accommodation, building and window cleaning services
- 90922000 Pest-control services
- 98310000 Washing and dry-cleaning services
- 98341120 Portering services
- 98341130 Janitorial services

NUTS codes

• UK - United Kingdom

II.2.4) Description of the procurement

Facilities Management Services

Integrated Facilities Management is the consolidation of Facility Management services under a single supplier including hard and soft FM services bringing efficiencies in contract management, supply chain, project management and collaborative planning.

Tenderers are required to provide and deliver an integrated multidisciplinary range of facilities management services for customers.

Tenderers will need to able to provide the services within London and one or more of the following geographical regions: East Midlands; East of England; North East England; North West England; South East England; South West England; West Midlands; Yorkshire & Humber; Scotland; Wales; and Northern Ireland.

This specific Lot is for provision of integrated facilities management services to Heritage Properties and Archive Stores, or group of properties

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: £100,000,000

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.2.10) 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

Lot 5 - Schools

Lot No

Lot 5 - Schools

- 03121200 Cut flowers
- 15894210 School meals
- 31141000 Water coolers
- 39160000 School furniture
- 39298910 Christmas tree
- 43324100 Equipment for swimming pools
- 45000000 Construction work
- 45214200 Construction work for school buildings
- 45452000 Exterior cleaning work for buildings
- 50000000 Repair and maintenance services
- 50324200 Preventive maintenance services
- 50334400 Communications system maintenance services
- 50340000 Repair and maintenance services of audio-visual and optical equipment
- 50531200 Gas appliance maintenance services
- 50532000 Repair and maintenance services of electrical machinery, apparatus and associated equipment
- 50610000 Repair and maintenance services of security equipment

- 50700000 Repair and maintenance services of building installations
- 50750000 Lift-maintenance services
- 50800000 Miscellaneous repair and maintenance services
- 50850000 Repair and maintenance services of furniture
- 50883000 Repair and maintenance services of catering equipment
- 55300000 Restaurant and food-serving services
- 55500000 Canteen and catering services
- 55520000 Catering services
- 55523100 School-meal services
- 55524000 School catering services
- 64100000 Post and courier services
- 71314000 Energy and related services
- 71315000 Building services
- 71317210 Health and safety consultancy services
- 72253000 Helpdesk and support services
- 72514300 Facilities management services for computer systems maintenance
- 77211500 Tree-maintenance services
- 77310000 Planting and maintenance services of green areas
- 77314000 Grounds maintenance services
- 79710000 Security services
- 79952000 Event services
- 79992000 Reception services
- 79993000 Building and facilities management services
- 79993100 Facilities management services
- 90500000 Refuse and waste related services
- 90700000 Environmental services

- 90710000 Environmental management
- 90900000 Cleaning and sanitation services
- 90910000 Cleaning services
- 90911000 Accommodation, building and window cleaning services
- 90919000 Office, school and office equipment cleaning services
- 90919300 School cleaning services
- 90922000 Pest-control services
- 98310000 Washing and dry-cleaning services
- 98341120 Portering services
- 98341130 Janitorial services

NUTS codes

• UK - United Kingdom

II.2.4) Description of the procurement

Facilities Management Services

Integrated Facilities Management is the consolidation of Facility Management services under a single supplier including hard and soft FM services bringing efficiencies in contract management, supply chain, project management and collaborative planning.

Tenderers are required to provide and deliver an integrated multidisciplinary range of facilities management services for customers.

Tenderers will need to able to provide the services within London and one or more of the following geographical regions: East Midlands; East of England; North East England; North West England; South East England; South West England; West Midlands; Yorkshire & Humber; Scotland; Wales; and Northern Ireland.

This specific Lot is for provision of integrated facilities management services to Schools, or group of Schools

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: £50,000,000

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

Duration in months

48

This contract is subject to renewal

Nο

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

Lot 6- Police and Courts

Lot No

6 - Police and Courts

- 03121200 Cut flowers
- 31141000 Water coolers
- 39298910 Christmas tree

- 45000000 Construction work
- 45452000 Exterior cleaning work for buildings
- 50000000 Repair and maintenance services
- 50324200 Preventive maintenance services
- 50334400 Communications system maintenance services
- 50340000 Repair and maintenance services of audio-visual and optical equipment
- 50531200 Gas appliance maintenance services
- 50532000 Repair and maintenance services of electrical machinery, apparatus and associated equipment
- 50610000 Repair and maintenance services of security equipment
- 50700000 Repair and maintenance services of building installations
- 50750000 Lift-maintenance services
- 50800000 Miscellaneous repair and maintenance services
- 50850000 Repair and maintenance services of furniture
- 50883000 Repair and maintenance services of catering equipment
- 55300000 Restaurant and food-serving services
- 55500000 Canteen and catering services
- 55520000 Catering services
- 64100000 Post and courier services
- 71314000 Energy and related services
- 71315000 Building services
- 71317210 Health and safety consultancy services
- 72253000 Helpdesk and support services
- 72514300 Facilities management services for computer systems maintenance
- 75241100 Police services
- 77211500 Tree-maintenance services

- 77310000 Planting and maintenance services of green areas
- 77314000 Grounds maintenance services
- 79710000 Security services
- 79952000 Event services
- 79992000 Reception services
- 79993000 Building and facilities management services
- 79993100 Facilities management services
- 90500000 Refuse and waste related services
- 90700000 Environmental services
- 90710000 Environmental management
- 90900000 Cleaning and sanitation services
- 90910000 Cleaning services
- 90911000 Accommodation, building and window cleaning services
- 90922000 Pest-control services
- 98310000 Washing and dry-cleaning services
- 98341120 Portering services
- 98341130 Janitorial services

NUTS codes

• UK - United Kingdom

II.2.4) Description of the procurement

Facilities Management Services

Integrated Facilities Management is the consolidation of Facility Management services under a single supplier including hard and soft FM services bringing efficiencies in contract management, supply chain, project management and collaborative planning.

Tenderers are required to provide and deliver an integrated multidisciplinary range of facilities management services for customers.

Tenderers will need to able to provide the services within London and one or more of the following geographical regions: East Midlands; East of England; North East England; North West England; South East England; South West England; West Midlands; Yorkshire & Humber; Scotland; Wales; and Northern Ireland.

This specific Lot is for provision of integrated facilities management services to properties managed by the Police and Judiciary (Courts)

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: £50,000,000

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.2.10) 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

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

Facilities Services

Tenderers must be able to provide the facilities services listed within the specification, either directly or through subcontracting arrangements.

Tenderers should have suitable relevant experience of delivering facilities management services to end customers / users groups relevant to the property group (Lot 1 to 6) they are bidding for.

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

The City of London will operate on-going contract monitoring procedures following award, to ensure financial stability requirements are maintained.

Credit rating checks will be carried out on a regular basis using either the City's own published criteria, and/or Dun and Bradstreet reporting.

It will be at the sole discretion of the City of London to suspend or permanently remove the Service Provider from the Framework Agreement based on ongoing financial stability checks.

The City of London shall monitor the Service Provider's performance against the template framework key performance indicators, and the social value proposed by Service Providers, on behalf of the City of London and Awarding Bodies.

Section	11/	Dro	224	IIFO
Section	IV.	Pro	ceo	ure

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IV.1.1) Type of procedure

Open 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

Envisaged maximum number of participants to the framework agreement: 36

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

18 May 2022

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

IV.2.7) Conditions for opening of tenders

Date

18 May 2022

Local time

12:00pm

Place

Electronically, via web-based portal.

Section VI. Complementary information

VI.1) Information about recurrence

This is a recurrent procurement: No

VI.2) Information about electronic workflows

Electronic invoicing will be accepted

Electronic payment will be used

VI.3) Additional information

The procurement involves the establishment of a framework agreement

Envisaged maximum number of participants to the framework agreement: 36 (six per Lot)

VI.4) Procedures for review

VI.4.1) Review body

High Court of England and Wales

WC1A 2LL

London

Country

United Kingdom

VI.4.2) Body responsible for mediation procedures

Cabinet Office

70 Whitehall

Whitehall

SW1A 2AS

Country

United Kingdom