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Award

## **Leisure Management Contract**

Epping Forest District Council

F15: Voluntary ex ante transparency notice

Notice identifier: 2021/S 000-011531

Procurement identifier (OCID): ocds-h6vhtk-02b47d

Published 24 May 2021, 6:14pm

### **Section I: Contracting authority/entity**

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

Epping Forest District Council

Civic Offices

Epping

CM16 4BZ

#### **Email**

[procurement@eppingforestdc.gov.uk](mailto:procurement@eppingforestdc.gov.uk)

#### **Telephone**

+44 1992564000

#### **Country**

United Kingdom

**NUTS code**

UKH3 - Essex

**Internet address(es)**

Main address

[www.eppingforestdc.gov.uk](http://www.eppingforestdc.gov.uk)

**I.4) Type of the contracting authority**

Regional or local authority

**I.5) Main activity**

General public services

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## **Section II: Object**

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

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

Leisure Management Contract

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

- 45212000 - Construction work for buildings relating to leisure, sports, culture, lodging and restaurants

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

Works

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

EFDC let a contract in 2017 to deliver leisure management services on its behalf to include Design, Build, Operate and Maintain of a new facility to replace Waltham Abbey Swimming Pool, long term operation and investment in Epping Sports Centre, Ongar Sports Centre and Loughton Leisure Centre and included an option to build a new leisure centre in North Weald. The location of the new centre has since changed from North Weald to Epping, and EFDC are making a variation to the contract to reflect the location, build and operation changes as well as accepting and incorporating the Design, Build, Operate and Maintain option for the new site into the existing contract.

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

This contract is divided into lots: No

#### **II.1.7) Total value of the procurement (excluding VAT)**

Value excluding VAT: £25,000,000

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

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

NUTS codes

- UKH3 - Essex

Main site or place of performance

Essex

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

EFDC let a contract in 2017 to deliver leisure management services on its behalf to include the Design, Build, Operation and Maintenance of a new facility to replace Waltham Abbey Swimming Pool, long term operation and investment in Epping Sports Centre, Ongar Sports Centre and Loughton Leisure Centre and included an option to build a new leisure centre in North Weald. The location of the new centre has since changed from North Weald to Epping, and EFDC are making a variation to the contract to reflect the location build and operation changes as well as accepting and incorporating the Design, Build, Operate and Maintain option for the new site into the existing contract.

### **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

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## **Section IV. Procedure**

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

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

Award of a contract without prior publication of a call for competition in the cases listed below

- The procurement falls outside the scope of application of the regulations

Explanation:

EFDC let a contract in April 2017 for the Management of Leisure Facilities to Places for People Leisure Management Ltd. As per paragraphs 1.1 and 1.2 of Schedule 33 of the Contract and as per the Descriptive Document issued during the tender process to all bidders, if the Authority wished to develop a new leisure centre in North Weald, it was required to invite the Contractor to submit a proposal for the “Design Build Operate and

Maintenance” of that centre. Thereupon the Authority and the Contractor were obliged to agree a time scale for the delivery of such a proposal. Accordingly, the Contract conferred a first option on the Contractor to bid for those works.

EFDC is making a variation to the contract in order to accept and incorporate the Design, Build, Operation and Maintenance of a new Leisure Centre in Epping with Places for People Leisure Management Ltd.

Since the contract was let, the site of the proposed new centre has been changed from North Weald to Epping.

In accordance with Regulation 72(1)(e), EFDC does not believe that the variation to change the location of the site from North Weald to Epping constitutes a substantial variation because, geographically, the two locations are in close proximity and are to serve a similar catchment area for leisure services

In accordance with Regulation 72(1)(e), EFDC does not believe that the variation to require Places for People Leisure Management Ltd. to design and construct the new leisure facility to replace existing facilities in Epping and Ongar constitutes a substantial variation. In accordance with Regulation 72(1)(e), EFDC also does not believe that the variation to give effect to the closure of the two existing leisure centres at Epping and Ongar and add the new leisure centre into the operational arrangements for the Contract constitutes a substantial variation. This is because the option was provided for in the original tender documentation, and because the new facility is an extension of the existing design and build arrangement and does not substantially divert from it.

#### **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.2.1) Previous publication concerning this procedure**

Notice number: [2015/S 214-391395](#)

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## **Section V. Award of contract/concession**

A contract/lot is awarded: Yes

### **V.2) Award of contract/concession**

### **V.2.1) Date of conclusion of the contract**

1 April 2021

### **V.2.2) Information about tenders**

The contract has been awarded to a group of economic operators: No

### **V.2.3) Name and address of the contractor/concessionaire**

Places for People Leisure Management Limited

80 Cheapside

London

EC2V 6EE

Country

United Kingdom

NUTS code

- UKI - London

National registration number

02585598

The contractor/concessionaire is an SME

No

### **V.2.4) Information on value of contract/lot/concession (excluding VAT)**

Initial estimated total value of the contract/lot/concession: £25,000,000

Total value of the contract/lot/concession: £25,000,000

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## **Section VI. Complementary information**

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

To view this notice, please click here:

<https://www.delta-esourcing.com/delta/viewNotice.html?noticeId=585008260>

GO Reference: GO-2021524-PRO-18289572

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

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

Epping Forest District Council

Civic Offices

Epping

CM16 4BZ

Telephone

+44 1992564000

Country

United Kingdom