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Contract

Building Maintenance & Refurbishment Services Framework

Central & Cecil Housing Trust

F03: Contract award notice

Notice identifier: 2021/S 000-013560

Procurement identifier (OCID): ocds-h6vhtk-02a62e

Published 16 June 2021, 9:05am

Section I: Contracting authority

I.1) Name and addresses

Central & Cecil Housing Trust

266 Waterloo Road

London

SE1 8RQ

Email

info@procurepublic.co.uk

Telephone

+44 2079225300

Country

United Kingdom

NUTS code

UK - United Kingdom

Internet address(es)

Main address

<https://www.procurepublic.co.uk>

Buyer's address

https://www.mytenders.co.uk/search/Search_AuthProfile.aspx?ID=AA42904

I.2) Information about joint procurement

The contract is awarded by a central purchasing body

I.4) Type of the contracting authority

Body governed by public law

I.5) Main activity

General public services

Section II: Object

II.1) Scope of the procurement

II.1.1) Title

Building Maintenance & Refurbishment Services Framework

Reference number

PP14144

II.1.2) Main CPV code

- 50700000 - Repair and maintenance services of building installations

II.1.3) Type of contract

Services

II.1.4) Short description

ProcurePublic has established a Building Maintenance & Refurbishment Services Framework, covering the following workstreams

Lot 1 - Building Refurbishment Services (Unification of the lots)

Lot 2 - Internal & External Decoration / repairs

Lot 3 - Pitched and Flat Roofing

Lot 4 - Kitchen & bathrooms

Lot 5 - Windows and Doors

Lot 6 - Garage Doors

Lot 7 - Fire Safety Maintenance & Installations

The framework is open to all public sector organisations as listed within the Office of National Statistics, classification guide.

<https://www.ons.gov.uk/economy/nationalaccounts/uksectoraccounts/datasets/publicsectorclassificationguide>

II.1.6) Information about lots

This contract is divided into lots: Yes

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

Value excluding VAT: £95,000,000

II.2) Description

II.2.1) Title

Internal & External Decoration / repairs

Lot No

2

II.2.2) Additional CPV code(s)

- 45451000 - Decoration work
- 50000000 - Repair and maintenance services

II.2.3) Place of performance

NUTS codes

- UK - United Kingdom

II.2.4) Description of the procurement

Designed to encompass the provision of repairs and cyclical decoration works to internal or external structures identified by the client. Works are likely to include, but not be limited to:

The repair of various elements of the external envelope of the building identified including brickwork, rendering, re pointing, damp proof courses, coping stones, concrete surfaces, balustrading, timbers, guttering/rainwater pipes, cladding, small roofing repairs and the like

The upgrade/renewal of cavity wall insulation

The cyclical redecoration of previously painted external and communal areas (including anti graffiti paint, fire precaution works, etc)

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 60

Price - Weighting: 40

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

Pitched and Flat Roofing

Lot No

3

II.2.2) Additional CPV code(s)

- 45260000 - Roof works and other special trade construction works

II.2.3) Place of performance

NUTS codes

- UK - United Kingdom

II.2.4) Description of the procurement

This lot covers the provision for the replacement or repair of existing pitched or flat roof coverings, roof structures, guttering/rainwater pipes, fascia's / soffits, dormer windows where identified. Works are likely to include, but not be limited to:

The removal of the existing roof covering, roof timbers, roof structure, gutters/rainwater pipes, fascias/soffits & dormer windows (including coverings, battens, structural timbers, insulation, fixtures/fittings and the like) from site of all debris and the disposal of in the correct manner

The removal of any materials of asbestos content under controlled conditions and in accordance with all current legislation

Carrying out any structural alterations to allow for the installation of the new covering/roof structure, etc.

The supply and installation of new roof coverings (covering type as per the client's requirements and specification), roof structures, timbers (structural and non structural), roof insulation, gutters/rainwater pipes, fascias/soffits, dormer windows and like (including all tiles/slates, flashings, valleys, repairs to existing timbers, brickwork repairs, chimney

repairs, copping repairs/replacements, fire break barriers/walls, works to lightning protection systems, fixtures & fittings, making good of decorations and the like)

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 60

Price - Weighting: 40

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

Kitchens and Bathrooms

Lot No

4

II.2.2) Additional CPV code(s)

- 45421151 - Installation of fitted kitchens

II.2.3) Place of performance

NUTS codes

- UK - United Kingdom

II.2.4) Description of the procurement

Designed to cover the repair, maintenance or supply and installation of kitchens, bathrooms, wet rooms, W.C.'s and electrics, where identified. Works are likely to include, but not be limited to:

The stripping out of the existing kitchen / bathroom / wetroom / W.C. (including all existing fixtures, fittings, tiles, floor coverings and the like)

The removal of any materials of asbestos content under controlled conditions and in accordance with all current legislation

Carrying out any structural alterations to allow for the installation of the new kitchen or bathroom to occur

The removal from site of all debris and the disposal of in the correct manner

The supply and installation of new kitchens / bathrooms / wetrooms / wc's (including all new units, sanitary ware, tiling, floor coverings, pipework amendments, electrical alterations, ventilation works, fixtures & fittings, decoration works and the like)

Test and certify the works upon completion.

Occupational Therapy requirements and to comply with part M of the Building Regulations.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 60

Price - Weighting: 40

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

Windows and Doors

Lot No

II.2.2) Additional CPV code(s)

- 44221000 - Windows, doors and related items

II.2.3) Place of performance

NUTS codes

- UK - United Kingdom

II.2.4) Description of the procurement

This lot covers the repair or replacement of (UPVC, Timber, Aluminium) windows, (UPVC, Timber, Composite) doors, fire doors, guttering, fascia's, soffits, porches and external cladding where identified. Works are likely to include, but not be limited to:

The removal of the existing windows, doors, fascia's / soffits, porches and cladding (including all frames, secondary glazing, fixtures / fittings and the like)

The removal of any materials of asbestos content under controlled conditions and in accordance with all current legislation

Carrying out any structural alterations to allow for the installation of the new units

The removal from site of all debris and the disposal of in the correct manner

The supply and installation of new uPVC windows (casements, sashes, etc), doors, fascia's / soffits, porches and external cladding (including all new units, repairs to window / door surrounds, uPVC covering trims, spyholes, door chains, window / door locks, electrical alterations if necessary, ventilation works, fixtures & fittings, making good of decorations and the like)

Provide FENSA Certificates, Guarantees and any other certification required on completion of the works.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 60

Price - Weighting: 40

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

Garage Doors

Lot No

6

II.2.2) Additional CPV code(s)

- 44221240 - Garage doors

II.2.3) Place of performance

NUTS codes

- UK - United Kingdom

II.2.4) Description of the procurement

This lot covers the provision for the repair or replacement of existing Garage Doors. Works are likely to include, but

The removal of the existing doors, fascia's (including all frames, secondary glazing, fixtures / fittings and the like)

The removal of any materials of asbestos content under controlled conditions and in accordance with all current legislation

Carrying out any structural alterations to allow for the installation of the new Doors

The removal from site of all debris and the disposal of in the correct manner

The supply and installation of new Garage Doors

Provide Certificates, Guarantees and any other certification required on completion of the works.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 60

Price - Weighting: 40

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

Fire Safety Maintenance & Installations

Lot No

7

II.2.2) Additional CPV code(s)

- 24951210 - Fire-extinguisher powder
- 31625000 - Burglar and fire alarms
- 31625100 - Fire-detection systems
- 31625200 - Fire-alarm systems
- 35000000 - Security, fire-fighting, police and defence equipment
- 35111300 - Fire extinguishers
- 35111400 - Fire escape equipment

- 35111500 - Fire suppression system
- 44221220 - Fire doors
- 44480000 - Miscellaneous fire-protection equipment
- 44482000 - Fire-protection devices
- 45312100 - Fire-alarm system installation work
- 45343000 - Fire-prevention installation works
- 45343100 - Fireproofing work
- 51700000 - Installation services of fire protection equipment
- 75251110 - Fire-prevention services

II.2.3) Place of performance

NUTS codes

- UK - United Kingdom

II.2.4) Description of the procurement

Covering planned and reactive maintenance for Fire Safety Equipment, alarms and emergency lighting systems. Works are likely to include, but not be limited to:

Fire alarm Services

Emergency Lighting Services

Fire fighting equipment

Automatic Opening Vents

Suppression Systems such as sprinklers.

Dry Risers

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 60

Price - Weighting: 40

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

Building Refurbishment Services (Unification of all lots)

Lot No

1

II.2.2) Additional CPV code(s)

- 50000000 - Repair and maintenance services
- 45260000 - Roof works and other special trade construction works
- 39141400 - Fitted kitchens
- 39141000 - Kitchen furniture and equipment
- 45421151 - Installation of fitted kitchens
- 44221000 - Windows, doors and related items
- 45451000 - Decoration work
- 31625100 - Fire-detection systems
- 45210000 - Building construction work

II.2.3) Place of performance

NUTS codes

- UK - United Kingdom

II.2.4) Description of the procurement

Designed for large planned programme improvements or repair services. This lot allows for clients to call-offs a major refurbishment project or individual requirements. Works could include, but are not limited to:

Major programme refurbishment works

Building Fabric works

Kitchen and bathroom refurbishment works

New windows, doors, garage doors, fascias/soffits, porches, external cladding, guttering and rainwater pipes

Pitched roofing repairs/replacement

Roofing repairs/replacement

Electricals

Fire safety

External repairs and Cyclical Redecorations.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 60

Price - Weighting: 40

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 IV. Procedure

IV.1) Description

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

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.2.1) Previous publication concerning this procedure

Notice number: [2021/S 000-007869](#)

Section V. Award of contract

Lot No

1

Title

Building Refurbishment Services (Unification of all lots)

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

15 June 2021

V.2.2) Information about tenders

Number of tenders received: 9

Number of tenders received from SMEs: 7

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 9

Number of tenders received by electronic means: 9

The contract has been awarded to a group of economic operators: Yes

V.2.3) Name and address of the contractor

Seville Developments Ltd

Unit 2, Old Station Yard, Wallington Road, Cowley

Oxford

OX4 6FE

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

R.Benson property maintenance LTD

Unit 1 Anglo Business Park, Asheridge Road

Chesham

HP5 2QA

Country

United Kingdom

NUTS code

- UKI7 - Outer London – West and North West

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

Arc Group London Ltd

4a Nobel Road, Edmonton

London

N18 3BH

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

Saltash Enterprises Limited

110-116 Ormside Street, London

London

SE15 1TF

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

Novus Property Solutions

PO Box 13, Five Towns House

Stoke-on-Trent

ST1 5SH

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

No

V.2.3) Name and address of the contractor

Breyer Group PLC

Faringdon Avenue, Harold Hill

Romford

RM3 8ST

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

No

V.2.3) Name and address of the contractor

The AD Construction Group (Architectural Decorators Ltd)

Samuel House, 7 Powerscroft Road, Sidcup, Kent

Sidcup

DA14 5DT

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

DMA Maintenance

Unit 5 Beaufort House, Sir Thomas Longley Road

Rochester

ME2 4FB

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

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

Total value of the contract/lot: £95,000,000

Section V. Award of contract

Lot No

2

Title

Internal & External Decoration / repairs

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

15 June 2021

V.2.2) Information about tenders

Number of tenders received: 7

Number of tenders received from SMEs: 5

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 7

Number of tenders received by electronic means: 7

The contract has been awarded to a group of economic operators: Yes

V.2.3) Name and address of the contractor

Armour Hart Group Ltd

Laurel's Court, Rock Road

Borough Green

TN15 8RD

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

Trident Maintenance Services Ltd

Unit 12, 33 Coatbank Street

Coatbridge

ML5 3SP

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

Mitie Property Services (UK) Ltd

35 Duchess Road

Glasgow

G73 1AU

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

No

V.2.3) Name and address of the contractor

George Jones & Son (Contractors) Limited

Head Office - 10 Merchants Place, Century Building, Brunswick Business Park

Liverpool

L3 4BJ

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

Bell Decorating Group Limited

Bell Business Park, Rochsolloch Road

Airdrie

ML6 9BG

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

No

V.2.3) Name and address of the contractor

R & B Decorators

4 Abbey Trading Estate, Bell Green Lane

London

SE26 5TW

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

Kabaku General Services Ltd.

4 Westchester court, Westchester drive

LONDON

NW4 1RB

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

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

Total value of the contract/lot: £95,000,000

Section V. Award of contract

Lot No

3

Title

Pitched and Flat Roofing

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

15 June 2021

V.2.2) Information about tenders

Number of tenders received: 3

Number of tenders received from SMEs: 3

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 3

Number of tenders received by electronic means: 3

The contract has been awarded to a group of economic operators: Yes

V.2.3) Name and address of the contractor

Kingsley Roofing (London) Limited

391-403 Croydon Road

Caterham

CR3 6PN

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

Acclaim Contracts Ltd.

Acclaim House, 8 Robert Way

Wickford

SS11 8DD

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

UK Gunitite Limited

Unit 2 Orchard Business Centre, Kangley Bridge Road

Sydenham

SE265AQ

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

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

Total value of the contract/lot: £95,000,000

Section V. Award of contract

Lot No

4

Title

Kitchens and Bathrooms

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

15 June 2021

V.2.2) Information about tenders

Number of tenders received: 2

Number of tenders received from SMEs: 2

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 2

Number of tenders received by electronic means: 2

The contract has been awarded to a group of economic operators: Yes

V.2.3) Name and address of the contractor

ICB Building and Civil Engineering

212a, Green Street

Enfield

EN3 7NB

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

ABC Building & Maintenance Contractors Ltd

118 Windermere Ave, Wembley

London

HA98RB

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

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

Total value of the contract/lot: £95,000,000

Section V. Award of contract

Lot No

5

Title

Windows and Doors

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

15 June 2021

V.2.2) Information about tenders

Number of tenders received: 2

Number of tenders received from SMEs: 2

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 2

Number of tenders received by electronic means: 2

The contract has been awarded to a group of economic operators: Yes

V.2.3) Name and address of the contractor

Heywood Williams Components TA Mila Maintenance

Unit 4 Capital Close , Capital Park, Dodworth

Barnsley

S75 3UB

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

The Window company (Contracts) Ltd

100 Beehive lane

Chelmsford

CM2 9SG

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

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

Total value of the contract/lot: £95,000,000

Section V. Award of contract

Lot No

6

Title

Garage Doors

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

15 June 2021

V.2.2) Information about tenders

Number of tenders received: 2

Number of tenders received from SMEs: 2

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 2

Number of tenders received by electronic means: 2

The contract has been awarded to a group of economic operators: Yes

V.2.3) Name and address of the contractor

Associated Garage Doors Ltd

57 High Brooms Road

Tunbridge Wells

TN4 9BW

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

JB Garage Doors

The Business Terrace, King Street

Maidstone

ME15 6AW

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

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

Total value of the contract/lot: £95,000,000

Section V. Award of contract

Lot No

7

Title

Fire Safety Maintenance & Installations

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

15 June 2021

V.2.2) Information about tenders

Number of tenders received: 7

Number of tenders received from SMEs: 5

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 7

Number of tenders received by electronic means: 7

The contract has been awarded to a group of economic operators: Yes

V.2.3) Name and address of the contractor

Ventro Ltd

Aquilam House, 7 Darklake View, Estover

Plymouth

PL6 7TL

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

Sureserve Fire and Electrical Ltd (Formally Allied Protection)

Unit 2, Regent Business Centre, Jubilee Road

Burgess Hill

BN6 8BA

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

No

V.2.3) Name and address of the contractor

Mcintyre Electrical Ltd

Waterworks Lane, Glington

Peterborough

PE6 7LP

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

Openview Security Solutions Limited

openview house, chesham close

romford

RM7 7PJ

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

No

V.2.3) Name and address of the contractor

Secure Electronic Applications Ltd

36 Pearson Way, Questor

Dartford

DA1 1JN

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

V.2.3) Name and address of the contractor

TP Fire & Security Management Ltd

Mainline House, Roudham Industrial Estate

East Harling

NR16 2SN

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

Yes

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

Total value of the contract/lot: £95,000,000

Section VI. Complementary information

VI.3) Additional information

(MT Ref:223088)

VI.4) Procedures for review

VI.4.1) Review body

Public Procurement Review Service

Cabinet Office

London

Email

publicprocurementreview@cabinetoffice.gov.uk

Telephone

+44 3450103503

Country

United Kingdom

Internet address

<https://www.gov.uk/government/publications/public-procurement-review-service-scope-and-remit>