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Tender

## **Brighter Places Repairs and Voids Contract**

Brighter Places

F02: Contract notice

Notice identifier: 2024/S 000-013854

Procurement identifier (OCID): ocds-h6vhtk-045602

Published 30 April 2024, 10:49am

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

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

Brighter Places

Eden House, 10 Eastgate Office Park, Eastgate Road, Eastville,

Bristol

BS5 6XX

#### **Contact**

Sharon Hunt

#### **Email**

[sharon@echelonconsultancy.co.uk](mailto:sharon@echelonconsultancy.co.uk)

#### **Telephone**

+44 01707339800

#### **Country**

United Kingdom

**Region code**

UK - United Kingdom

**National registration number**

5345282

**Internet address(es)**

Main address

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

Buyer's address

<https://uk.eu-supply.com/ctm/Company/CompanyInformation/Index/45191>

**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/rwlenrance\\_s.asp?PID=81128&B=ECHELON](https://uk.eu-supply.com/app/rfq/rwlenrance_s.asp?PID=81128&B=ECHELON)

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/rfq/rwlenrance\\_s.asp?PID=81128&B=ECHELON](https://uk.eu-supply.com/app/rfq/rwlenrance_s.asp?PID=81128&B=ECHELON)

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**

Brighter Places Repairs and Voids Contract

Reference number

ECH1304

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

- 45000000 - Construction work

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

Works

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

Brighter Places are seeking expressions of interest from suitably skilled and experienced Suppliers to deliver Repairs and Voids work across its stock in Bristol and the surrounding areas, consisting of approximately 3,600 properties.

There will be an option to deliver minor planned works and component replacement work as and when the existing contracts covering these expire and retrofit work from 2027.

The Contract will be for a total of 15 years, with an initial period of 10 years, followed by a potential 5 year extension.

The Contracts seek to offer the benefits of best practice in contract delivery and collaborative working practices for Brighter Places

Full details of the requirements and instructions are included in the procurement and tender documents.

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

Value excluding VAT: £93,750,000

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

This contract is divided into lots: No

## **II.2) Description**

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

- 45000000 - Construction work
- 09300000 - Electricity, heating, solar and nuclear energy
- 09331000 - Solar panels
- 09332000 - Solar installation
- 44112600 - Sound insulation
- 45211310 - Bathrooms construction work
- 45261920 - Roof maintenance work
- 45262100 - Scaffolding work
- 45262650 - Cladding works
- 45262660 - Asbestos-removal work
- 45310000 - Electrical installation work
- 45321000 - Thermal insulation work
- 45323000 - Sound insulation work
- 45330000 - Plumbing and sanitary works
- 45331210 - Ventilation installation work
- 45350000 - Mechanical installations
- 45400000 - Building completion work
- 45410000 - Plastering work
- 45420000 - Joinery and carpentry installation work
- 45421100 - Installation of doors and windows and related components
- 45421151 - Installation of fitted kitchens
- 45422000 - Carpentry installation work
- 45430000 - Floor and wall covering work
- 45450000 - Other building completion work

- 45451000 - Decoration work
- 50000000 - Repair and maintenance services
- 50700000 - Repair and maintenance services of building installations
- 50710000 - Repair and maintenance services of electrical and mechanical building installations
- 90650000 - Asbestos removal services

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

NUTS codes

- UKK1 - Gloucestershire, Wiltshire and Bristol/Bath area

Main site or place of performance

Bristol

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

Brighter Places are seeking expressions of interest from suitably skilled and experienced Suppliers to deliver Repairs and Voids work across its stock in Bristol and the surrounding areas, consisting of approximately 3,600 properties.

There will be an option to deliver minor planned works and component replacements as and when the existing contracts covering these expire.

Brighter Places will also be procuring Gas and Electrical Compliance Contracts through a separate procurement process, to follow in late June.

The Contract will be for a total of 15 years, with an initial period of 10 years, followed by a potential 5 year extension.

The Contracts seek to offer the benefits of best practice in contract delivery and collaborative working practices for Brighter Places

Brighter Places is following a three stage Competitive Dialogue procurement process in accordance with the Public Contract Regulations 2015. Under the first stage of the process, prospective bidders are required to complete a Selection Questionnaire and its associated appendices. Following evaluation of submitted SQ's, Brighter Places anticipate shortlisting six bidders to be Invited to Submit Detailed Solutions under the second stage of the process. Following evaluation of received ISDS submissions, Brighter Places anticipates shortlisting three bidders to be invited to participate in Competitive Dialogue and submit Final Tenders. Following evaluation of Final Tenders, Brighter Places intends

to award to a single contractor.

Full details of the requirements and instructions are included in the procurement and tender documents.

#### **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: £93,750,000

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

Duration in months

180

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: 6

Objective criteria for choosing the limited number of candidates:

As set out in the procurement documents

#### **II.2.10) Information about variants**

Variants will be accepted: No

#### **II.2.11) Information about options**

Options: Yes

Description of options

There is an option to include planned works, component replacement and retrofit work

There is an option to extend the contract after the initial 10 year term, for a further 5 years.

### **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**

Prospective bidders should note that TUPE will apply to the contract; prospective bidders are advised to seek their own independent advice about the implications of TUPE.

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## **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 detailed in the procurement and tender documents

#### **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 the procurement and tender documents

## **Section IV. Procedure**

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

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

Competitive dialogue

#### **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

3 June 2024

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: 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.3) Additional information**

Brighter Places reserves the right to cancel the procurement and not to proceed with the contract at any stage of the procurement process.

Brighter Places also reserves the right not to award the contract.

Nether Brighter Places, Echelon nor any person on whose behalf this procurement is undertaken is to be liable for any costs incurred by those expressing an interest or tendering for the contract.

All Contract Values shown are INCLUSIVE of VAT

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

Cabinet Office

70 Whitehall

London

SW1A 2AS

Country

United Kingdom