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Tender

Legal Services Framework

Peabody Trust

F02: Contract notice

Notice identifier: 2022/S 000-014168

Procurement identifier (OCID): ocds-h6vhtk-033dfd

Published 24 May 2022, 10:05am

Section I: Contracting authority

I.1) Name and addresses

Peabody Trust

45 Westminster Bridge Road

London

SE1 7JB

Contact

Caroline Lamont

Email

caroline.lamont@peabody.org.uk

Telephone

+44 7796103592

Country

United Kingdom

NUTS code

UKI - London

Internet address(es)

Main address

www.peabody.org.uk

Buyer's address

www.peabody.org.uk

I.3) Communication

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

<https://www.delta-esourcing.com/tenders/UK-UK-London:-Legal-services./6VW4CH885V>

Additional information can be obtained from the above-mentioned address

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

Section II: Object

II.1) Scope of the procurement

II.1.1) Title

Legal Services Framework

II.1.2) Main CPV code

- 79100000 - Legal services

II.1.3) Type of contract

Services

II.1.4) Short description

Peabody is seeking to appoint a number of legal service providers to enter into Call-Off agreements in one or more specified Lots for Legal Services

II.1.5) Estimated total value

Value excluding VAT: £16,000,000

II.1.6) Information about lots

This contract is divided into lots: Yes

Tenders may be submitted for all lots

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

Lot 1 – Asset Management and Property

Lot 2 – Development and Construction

Lot 3 – Corporate, Commercial and Governance

Lot 4 – Corporate Finance and Treasury

Lot 5 – Residential Conveyancing

Lot 6 – Care & Support

Lot 7 – Major Contract/ Commercial Disputes

II.2) Description

II.2.1) Title

Asset Management and Property

Lot No

1

II.2.2) Additional CPV code(s)

- 79100000 - Legal services

II.2.3) Place of performance

NUTS codes

- UKI - London

Main site or place of performance

LONDON

II.2.4) Description of the procurement

Lot 1 – Asset Management and Property

- Landlord & Tenant - service charge
- Commercial Property - general
- Rights of First Refusal
- Property matters including party walls, boundaries, easements & way-leaves
- Security Charging work
- Related dispute resolution
- Environmental law

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: £4,500,000

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.2.9) Information about the limits on the number of candidates to be invited

Envisaged minimum number: 5

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.2.14) Additional information

To respond to this opportunity please click here: <https://www.delta-esourcing.com/respond/6VW4CH885V>

II.2) Description

II.2.1) Title

Development and Construction

Lot No

2

II.2.2) Additional CPV code(s)

- 79100000 - Legal services

II.2.3) Place of performance

NUTS codes

- UKI - London

Main site or place of performance

LONDON

II.2.4) Description of the procurement

Lot 2 – Development and Construction

- Site acquisitions and title verification work
- Development Agreements
- Planning, including Section 106 agreements
- Planning litigation and dispute work
- Construction law related advice including JCT Building contracts, licenses, performance bonds, appointments and warranties
- Environmental issues
- Infrastructure agreements e.g. Section 38. 104 and 287 agreements
- Building licences/leases
- Novation agreements
- Construction Joint Ventures
- Drafting of/advice on construction contract conditions including but not limited to the common forms of building/engineering contracts

- Advice relating to construction contractual disputes
- Guidance on legal developments, such as new legislation and their impact (e.g. Construction Act 2010)
- Advice (including the drafting of relevant provisions) on such other matters as consultant appointments, etc.
- Related dispute resolution

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: £3,500,000

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.2.9) Information about the limits on the number of candidates to be invited

Envisaged minimum number: 5

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.2.14) Additional information

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II.2) Description

II.2.1) Title

Corporate, Commercial and Governance

Lot No

3

II.2.2) Additional CPV code(s)

- 79100000 - Legal services

II.2.3) Place of performance

NUTS codes

- UKI - London

Main site or place of performance

LONDON

II.2.4) Description of the procurement

Lot 3 – Corporate, Commercial and Governance

- Group Structure, Governance, Charity Law and Policy
- Community Investment activities, Fundraising
- Mergers & Acquisitions and related due diligence
- Regulatory issues
- Health & Safety law and procedure, including corporate responsibility
- Company Secretarial matters
- General Contracts and commercial law

- ICT Contracts
- Services Contracts
- Employment and Pensions (including TUPE issues)
- Employment contracts and disputes (including tribunal claims and settlement agreements)
- Tax advice, including (but not limited to) VAT and Stamp Duty Land Tax
- Intellectual Property and Data Protection
- Company, Charity and Industrial & Provident Society law, regulation and best practice
- Compliance with relevant EU Directives and UK legislation/regulations relating to procurement including:
 - oPQQ drafting/evaluation
 - oITT drafting/evaluation
- Unsuccessful Application/Bidder feedback and matters arising therefrom such as the Remedies Directive 2009
- Fraud
- Shared services advice
- Related dispute resolution

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: £2,500,000

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.2.9) Information about the limits on the number of candidates to be invited

Envisaged minimum number: 5

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.2.14) Additional information

To respond to this opportunity please click here: <https://www.delta-sourcing.com/respond/6VW4CH885V>

II.2) Description

II.2.1) Title

Corporate Finance and Treasury

Lot No

4

II.2.2) Additional CPV code(s)

- 79100000 - Legal services

II.2.3) Place of performance

NUTS codes

- UKI - London

Main site or place of performance

LONDON

II.2.4) Description of the procurement

Lot 4 – Corporate Finance and Treasury

- Financing including those sourced from banks, the capital markets, private placement, any form of private equity and inter-company loans
- On-lending arrangements
- Loan security
- Advice on launching new product services such as mortgage products, affordable rent products etc.
- Consumer Credit Licences

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: £1,000,000

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.2.9) Information about the limits on the number of candidates to be invited

Envisaged minimum number: 5

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.2.14) Additional information

To respond to this opportunity please click here: <https://www.delta-esourcing.com/respond/6VW4CH885V>

II.2) Description

II.2.1) Title

Residential Conveyancing

Lot No

5

II.2.2) Additional CPV code(s)

- 79100000 - Legal services

II.2.3) Place of performance

NUTS codes

- UKI - London

Main site or place of performance

LONDON

II.2.4) Description of the procurement

Residential Conveyancing

- Development Plot Sales – freehold & leasehold, including shared ownership
- Shared ownership stair-casing
- Non-development related residential sales and acquisitions (freehold and leasehold)
- Leasehold Management (inc. statutory notices)
- Right to Manage
- Enfranchisement

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: £2,000,000

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.2.9) Information about the limits on the number of candidates to be invited

Envisaged minimum number: 5

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.2.14) Additional information

To respond to this opportunity please click here: <https://www.delta-sourcing.com/respond/6VW4CH885V>

II.2) Description

II.2.1) Title

Care & Support

Lot No

6

II.2.2) Additional CPV code(s)

- 79100000 - Legal services

II.2.3) Place of performance

NUTS codes

- UKI - London

Main site or place of performance

LONDON

II.2.4) Description of the procurement

Lot 6 – Care & Support

- Care and Support contracts with Local Authorities and other commissioners
- Regulatory advice for Health and Social Care activities
- Contract management within Health and Social Care
- Subcontracting arrangements
- Related Procurement advice

- Related Disputes advice

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: £1,500,000

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.2.9) Information about the limits on the number of candidates to be invited

Envisaged minimum number: 5

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.2.14) Additional information

To respond to this opportunity please click here: <https://www.delta-esourcing.com/respond/6VW4CH885V>

II.2) Description

II.2.1) Title

Major Contract/ Commercial Disputes

Lot No

7

II.2.2) Additional CPV code(s)

- 79100000 - Legal services

II.2.3) Place of performance

NUTS codes

- UKI - London

Main site or place of performance

LONDON

II.2.4) Description of the procurement

Lot 7 – Major Contract/ Commercial Disputes

- Major Contract/ Commercial Disputes, particularly as they relate to development agreements and long-term maintenance and asset management contracts

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: £1,000,000

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.2.9) Information about the limits on the number of candidates to be invited

Envisaged minimum number: 5

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.2.14) Additional information

To respond to this opportunity please click here: <https://www.delta-sourcing.com/respond/6VW4CH885V>

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

Suitability to pursue the professional activity, including requirements relating to enrolment on professional or trade registers

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

Section IV. Procedure

IV.1) Description

IV.1.1) Type of procedure

Restricted 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

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.2.2) Time limit for receipt of tenders or requests to participate

Date

23 June 2022

Local time

5:00pm

IV.2.3) Estimated date of dispatch of invitations to tender or to participate to selected candidates

29 July 2022

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)

Section VI. Complementary information

VI.1) Information about recurrence

This is a recurrent procurement: Yes

Estimated timing for further notices to be published: 2026

VI.2) Information about electronic workflows

Electronic invoicing will be accepted

Electronic payment will be used

VI.3) Additional information

The contracting authority considers that this contract may be suitable for economic operators that are small or medium enterprises (SMEs). However, any selection of tenderers will be based solely on the criteria set out for the procurement. This procurement is being conducted by Peabody Trust on behalf of itself and all present and future members of the Peabody Group

For more information about this opportunity, please visit the Delta eSourcing portal at:

<https://www.delta-esourcing.com/tenders/UK-UK-London:-Legal-services./6VW4CH885V>

To respond to this opportunity, please click here:

<https://www.delta-esourcing.com/respond/6VW4CH885V>

GO Reference: GO-2022524-PRO-20189564

VI.4) Procedures for review

VI.4.1) Review body

High Courts of Justice of The Royal Court of Justice

The Strand

London

WC2A 2LL

Country

United Kingdom

VI.4.2) Body responsible for mediation procedures

Peabody Trust

Minster Court

London

SE1 7JB

Telephone

+44 2038284233

Country

United Kingdom

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

Peabody Trust

Minster Court

London

SE1 7JB

Telephone

+44 2038284233

Country

United Kingdom