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Tender

## **Bastion House Strip Out & Fit Out Works**

City of London Corporation

F02: Contract notice

Notice identifier: 2024/S 000-015954

Procurement identifier (OCID): ocds-h6vhtk-046920

Published 21 May 2024, 10:09am

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

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

City of London Corporation

Guildhall

London

EC2P 2EJ

#### **Email**

[James.Carter@cityoflondon.gov.uk](mailto:James.Carter@cityoflondon.gov.uk)

#### **Telephone**

+44 2076063030

#### **Country**

United Kingdom

#### **Region code**

UKI - London

**Internet address(es)**

Main address

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

**I.3) Communication**

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

[www.capitalesourcing.com](http://www.capitalesourcing.com)

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

[www.capitalesourcing.com](http://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

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## **Section II: Object**

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

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

Bastion House Strip Out & Fit Out Works

Reference number

prj\_COL\_23756

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

- 45453000 - Overhaul and refurbishment work

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

Works

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

Bastion House is 15-storey office block located in the Barbican area of the City of London, with basement car parking/loading bay and is re-purposed to provide temporary decant space for City of London Corporation. Building was designed by Powell and Moya, it was completed in 1976. The Works will comprise of the soft strip out floors 3 to 10 and fit-out floors 11 to 15, podium and mezzanine floors and lift repair/refurbishment of Bastion House.

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

Value excluding VAT: £4,949,145

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

This contract is divided into lots: No

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

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

- 45216000 - Construction work for buildings relating to law and order or emergency services and for military buildings

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

NUTS codes

- UKI - London

Main site or place of performance

Bastion House is an office block located in the Barbican area of the City of London and is centered at post code EC2Y 5HN.

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

The intention is to procure the soft strip element of The Works using an amended form of the JCT Design and Build Contract 2016 and to include a Pre-Contract Services Agreement (PCSA) for the design of the refresh works on floors 11-15, mezzanine and podium. It is also intended to reuse the materials such as carpet, blinds, ceiling tiles, light fixtures etc. from strip out floors on to fit-out floors.

The main entrance provides access to all floors via the lifts. The offices are generally open plan with suspended ceilings and recessed lighting. In general all offices have been cleared of furniture etc. The basement area vehicle entrance is secured by an automatic roller shutter controlled via intercom to the Reception/Security. Where access is required, prior permission must be granted from the Client/Project Manager. Bastion House is and will remain vacant throughout the duration of these works.

The site is located in the Barbican area of the City of London and is centered at post code EC2Y 5HN. Nearby buildings/sites include the Museum of London, Ironmongers' Hall, Barber-Surgeons' Hall, existing high walks and the historic London Wall.

#### **II.2.5) Award criteria**

Quality criterion - Name: Technical / Weighting: 45

Quality criterion - Name: Commercial (Price) / Weighting: 40

Quality criterion - Name: Responsible Procurement / Weighting: 15

Price - Weighting: 40

#### **II.2.6) Estimated value**

Value excluding VAT: £4,949,145

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

Duration in months

9

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: Yes

Description of options

The duration of the strip out contract is 10 weeks and the fit-out contract is 18 weeks, subject to the right of the City (at its sole discretion) to exercise its right to extend the Contract by up to 18 weeks. The maximum length of the contract is therefore 36 weeks.

#### **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 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 stated in the procurement documents

#### **III.1.2) Economic and financial standing**

Selection criteria as stated in the procurement documents

#### **III.1.3) Technical and professional ability**

List and brief description of selection criteria

As stated in the procurement documents. Bidders must hold Non-Police Personnel Vetting Level 3 (NPPV3) and Security Clearance (SC).

### **III.2) Conditions related to the contract**

#### **III.2.2) Contract performance conditions**

As stated in the procurement documents

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## **Section IV. Procedure**

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

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

Open procedure

#### **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

20 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: 3 (from the date stated for receipt of tender)

#### **IV.2.7) Conditions for opening of tenders**

Date

20 June 2024

Local time

12:00pm

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## **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**

This tendering exercise is being undertaken using the electronic tendering system 'capitalEsourcing' ([www.capitalesourcing.com](http://www.capitalesourcing.com)). Suppliers will need to register an interest on the system in order to participate and registration is free.

The estimated value given at II.2.6) is for the full duration of the contract including the maximum possible extensions. The annual value for the purposes of economic and financial standing is therefore 4949145 GBP

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

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

High Court of England and Wales

Royal Courts of Justice, The Strand

London

WC1A 2LL

Country

United Kingdom

#### **VI.4.2) Body responsible for mediation procedures**

High Court of England and Wales

Royal Courts of Justice, The Strand



London

WC1A 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