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Planning

Property and Asset Management Services

Buckinghamshire Council

F01: Prior information notice

Prior information only

Notice identifier: 2023/S 000-017796

Procurement identifier (OCID): ocds-h6vhtk-03dbac

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Section I: Contracting authority

I.1) Name and addresses

Buckinghamshire Council

Walton Street Offices

Aylesbury

HP20 1UA

Contact

Mr Rafael Lima

Email

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Telephone

+44 1296585248

Country

United Kingdom

Region code

UK - United Kingdom

Internet address(es)

Main address

<https://www.buckinghamshire.gov.uk/>

Buyer's address

<https://www.supplybucksbusiness.org.uk/bucks/portal.nsf/content/DEVA-A4MR89>

I.3) Communication

Additional information can be obtained from the above-mentioned address

I.4) Type of the contracting authority

Regional or local authority

I.5) Main activity

General public services

Section II: Object**II.1) Scope of the procurement****II.1.1) Title**

Property and Asset Management Services

II.1.2) Main CPV code

- 70000000 - Real estate services

II.1.3) Type of contract

Services

II.1.4) Short description

Background

The Buckinghamshire Council is looking to procure property and asset management services for its owned estate. The existing contract expires in March 2024, and in order to mitigate disruption of business this process is expected to run between July and November 2023. The initial intention is to follow the Open Procedure – this is subject to change depending on further market analysis and procurement strategy.

The Council aims to introduce enhancements to the existing contract by means of competitive tender. The aim is to award the contract to the solution offering best value for money for service delivery, but also improve contract management and overall service performance.

The successful delivery of this investment will require a high quantity of high-quality professional services across a wide range of disciplines. The value of the contract has been estimated at approximately £1,000,000 per annum, as follows:

- Property and Asset Management Services: £650,000 pa
- Strategic Asset Management and Consultancy: £350,000 pa
- Special projects (subject to projects being approved): £1,500,000 (during contract term)

The initial contract term is expected to be 4 years, with an option to extend for 3 periods of 12 months.

For avoidance of doubt, this PIN is not a call for competition.

II.1.5) Estimated total value

Value excluding VAT: £8,500,000

II.1.6) Information about lots

This contract is divided into lots: No

II.2) Description

II.2.3) Place of performance

NUTS codes

- UKJ13 - Buckinghamshire CC

II.2.4) Description of the procurement

Objective and expectations

The current single contract will be offered as one lot covering all estate categories and service requirements. It is expected that a portion of the services will then be sub-contracted. Tenderers will be invited to submit pricing, to respond to method statement questions, and deliver presentation to an evaluation panel.

The pricing will be made of different elements, e.g. fixed fees per case/service depending upon size and value, and daily/hourly rates. Indicative volumes will be provided to allow the contract value to be estimated (within reasonable tolerances e.g. +/- 25%).

Performance measures will aim to focusing upon visibility of response times delivered, and workflow and execution of services.

The Council intends to proceed to procurement in accordance with the following indicative timescales:

- Issue of Contract Notice (tender documents): mid-July 2023
- Evaluation/presentations: end of august 2023
- Contract Award: October 2023.

However, the Council makes no guarantees that this PIN and market engagement will be followed with a Contract Notice or Tender.

Scope of services

Whilst the following items are expected to be included and detailed within the service specification, the Council makes no guaranteed that these items will be included.

The Council welcome recommendations and clarification questions about the scope of services, and reserves the right to produce a service specification that reflects the business requirements in the best interest of the Council.

- Strategic Asset Management and Consultancy

- Estate Management
- Property Management - Full Service including, HSSE, Service Charges, and Financial
- Building Surveying
- Agency
- Planning Applications and Advice
- Valuations and CPO cases
- Rating and council tax
- Rural Estate Management
- Minerals Management

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

This contract is subject to renewal

Yes

Description of renewals

The initial contract term is expected to be 4 years, with an option to extend for 3 periods of 12 months.

II.3) Estimated date of publication of contract notice

17 July 2023

Section IV. Procedure

IV.1) Description

IV.1.8) Information about the Government Procurement Agreement (GPA)

The procurement is covered by the Government Procurement Agreement: Yes

