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Tender

## **Building Property Professional Services**

Caledonian Maritime Assets Ltd

F02: Contract notice

Notice identifier: 2024/S 000-019000

Procurement identifier (OCID): ocds-h6vhtk-04715f

Published 20 June 2024, 10:05am

The closing date and time has been changed to:

**30 July 2024, 12:00pm**

See the [change notice](#).

## **Section I: Contracting authority**

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

Caledonian Maritime Assets Ltd

Caledonian Maritime Assets Ltd

Port Glasgow

PA14 5EQ

### **Contact**

Denise Kyle

### **Email**

[denise.kyle@cmassets.co.uk](mailto:denise.kyle@cmassets.co.uk)

## **Country**

United Kingdom

## **NUTS code**

UKM83 - Inverclyde, East Renfrewshire and Renfrewshire

## **Internet address(es)**

Main address

<http://www.cmassets.co.uk>

Buyer's address

[https://www.publiccontractsscotland.gov.uk/search/Search\\_AuthProfile.aspx?ID=AA12082](https://www.publiccontractsscotland.gov.uk/search/Search_AuthProfile.aspx?ID=AA12082)

## **I.2) Information about joint procurement**

The contract is awarded by a central purchasing body

## **I.3) Communication**

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

<https://www.publictendersscotland.publiccontractsscotland.gov.uk/>

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

<https://www.publictendersscotland.publiccontractsscotland.gov.uk/>

## **I.4) Type of the contracting authority**

Body governed by public law

## **I.5) Main activity**

Other activity

Transport

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## **Section II: Object**

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

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

Building Property Professional Services

Reference number

CMAL0310

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

- 71311200 - Transport systems consultancy services

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

Services

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

CMAL wish to appoint a sole supplier to provide property professional services. CMAL employs a Chartered General Practice Surveyor and a Chartered Building Surveyor who are both based in Port Glasgow. The Building & Property team undertakes the majority of the property management activities and manage property repairs and refurbishments, however they require support and back up for specialised Property Services including but not limited to building surveying, architectural services, rating services, asset valuations, energy efficiency & sustainability, planning services, agency services & professional services.

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

This contract is divided into lots: No

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

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

- 71210000 - Advisory architectural services

- 70112000 - Development of non-residential real estate

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

NUTS codes

- UKM - Scotland

Main site or place of performance

The West of Scotland and Clyde Estuary

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

CMAL wish to appoint a sole supplier to provide support for specialist property services including but not limited to building surveying, architectural services, rating services, asset valuations, energy efficiency & sustainability, planning services, agency services and professional services.

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

Quality criterion - Name: Quality / Weighting: 70%

Price - Weighting: 30%

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

Start date

2 September 2024

End date

1 September 2032

This contract is subject to renewal

Yes

Description of renewals

The contract is for a 5 year core term with 3 optional extensions of 1 year each (up to 8 years in total)

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

Variants will be accepted: Yes

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

Options: Yes

Description of options

CMAL reserves the right to request additional services from the successful supplier.

CMAL reserves the right to appoint a further firm or firms of property advisers for specialist matters or where a large CMAL project includes alternative advisors as part of the project team.

### **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 per the SPD accreditation is required for The Royal Institute of Chartered Surveyors (RICS). Failure to have this accreditation will result in your bid response being rejected and considered no further.

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

Minimum level(s) of standards possibly required

Economic operators may be excluded from this competition if they are in any of the situations referred to in Regulation 58 of the Public Contracts (Scotland) Regulations 2015. Information regarding the Single Procurement Document and contracting authority specific requirements can be found in the Supplier Guidance Document which is located in the Buyers Attachment area of Public Contracts Scotland-Tender (PCS-T).

Financial Standing - CMAL reserves the right, at its own discretion, to seek such information from the Bidder in accordance with Regulation 61(7) or Regulation 61(8) of the Public Contracts (Scotland) Regulations 2015 to prove the Bidder's economic and financial standing.

SPD 4B - Insurance: it is a requirement of this contract that bidders hold, or can commit to obtain prior to the commencement of any subsequently awarded contract, the types and levels of insurance indicated below;

Employers Liability: The minimum indemnity limit of GBP TEN MILLION 10,000,000 pounds STERLING shall be taken out and maintained throughout the period of services in respect of each claim without limit to the number of claims

Public Liability: The minimum indemnity limit of GBP FIVE MILLION 5,000,000 pounds STERLING shall be taken out and maintained throughout the period of services in respect of each claim without limit to the number of claims

Professional Risk Indemnity: The minimum indemnity limit of GBP FIVE MILLION 5,000,000 pounds STERLING shall be taken out and maintained throughout the period of services in

respect of each claim without limit to the number of claims

Part 2D SPD - Bidders will require to confirm whether they intend to sub contract elements of the contract, and if so, what proportion of the contract will be sub contracted.

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

List and brief description of selection criteria

See tender documents.

Minimum level(s) of standards possibly required

Bidders must ensure that all organisational representatives who attend site to provide services are adequately trained and competent to carry out the required tasks. Bidders must provide appropriate written site specific Risk Assessment and Method Statements (RAMMS) for all aspects of the work to appropriate CMAL staff. The successful supplier shall programme works around Caledonian MacBrayne ferry and other vessel usage of the berths and other CMAL facilities. Timescales are published by CalMac Ferries Ltd (CFL) and further details are available from the local Port Manager having responsibility for the respective location. The successful supplier shall liaise with the CFL Port Manager having responsibility for the location with regard to site induction, work permits, ferry and other harbour operations.

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

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

See tender 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**

Originally published as:

Date

22 July 2024

Local time

12:00pm

Changed to:

Date

30 July 2024

Local time

12:00pm

See the [change notice](#).

#### **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

22 July 2024

Local time

12:00pm

Place

Port Glasgow

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## **Section VI. Complementary information**

### **VI.1) Information about recurrence**

This is a recurrent procurement: Yes

Estimated timing for further notices to be published: June 2029 at the earliest if no optional extensions are let. Otherwise plus 1 year for each of the 3 optional 1 year extensions.

### **VI.3) Additional information**

The buyer is using PCS-Tender to conduct this ITT exercise. The Project code is 26710 . For more information see:

<http://www.publiccontractsscotland.gov.uk/info/InfoCentre.aspx?ID=2343>

(SC Ref:766603)

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

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

Greenock Sherriff Court

Greenock

Country

United Kingdom