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Tender

CT082 - Regional Heating Contract 2024

Northern Ireland Housing Executive

F02: Contract notice

Notice identifier: 2023/S 000-023668

Procurement identifier (OCID): ocds-h6vhtk-03eb60

Published 14 August 2023, 9:57am

Section I: Contracting authority

I.1) Name and addresses

Northern Ireland Housing Executive

2 Adelaide Street

Belfast

BT2 8BP

Contact

Gary McCluskey

Email

procurement@nihe.gov.uk

Country

United Kingdom

Region code

UK - United Kingdom

Internet address(es)

Main address

<https://etendersni.gov.uk/epps>

Buyer's address

<https://etendersni.gov.uk/epps>

I.3) Communication

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

<https://etendersni.gov.uk/epps>

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

<https://etendersni.gov.uk/epps>

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

CT082 - Regional Heating Contract 2024

II.1.2) Main CPV code

- 45331100 - Central-heating installation work

II.1.3) Type of contract

Works

II.1.4) Short description

The Contracting Authority intends to enter into a NEC4 Term Service Contract with the successful Economic Operator(s) for the installation, maintenance, repair, servicing, replacement of boilers and heating systems within its properties to meet its obligations as a landlord. Full details can be found within the attached tender documents.

II.1.5) Estimated total value

Value excluding VAT: £603,868,668

II.1.6) Information about lots

This contract is divided into lots: Yes

Tenders may be submitted for maximum number of lots

4

II.2) Description

II.2.1) Title

Belfast (North / West Belfast)

Lot No

1

II.2.2) Additional CPV code(s)

- 45300000 - Building installation work
- 45330000 - Plumbing and sanitary works
- 45331000 - Heating, ventilation and air-conditioning installation work
- 45331110 - Boiler installation work
- 45333000 - Gas-fitting installation work
- 45210000 - Building construction work
- 45320000 - Insulation work
- 45321000 - Thermal insulation work
- 45261410 - Roof insulation work
- 45262640 - Environmental improvement works
- 09331000 - Solar panels
- 42511110 - Heat pumps

II.2.3) Place of performance

NUTS codes

- UKN0 - Northern Ireland

II.2.4) Description of the procurement

The Contracting Authority intends to enter into a NEC4 Term Service Contract with the successful Economic Operator(s) for the installation, maintenance, repair, servicing, replacement of boilers and heating systems within its properties to meet its obligations as a landlord. Full details can be found within the attached tender documents.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 40

Cost criterion - Name: Cost / Weighting: 60

II.2.6) Estimated value

Value excluding VAT: £114,000,634

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

Duration in months

36

This contract is subject to renewal

Yes

Description of renewals

A further tender competition will be carried out prior to the conclusion of this contract.

II.2.10) Information about variants

Variants will be accepted: No

II.2.11) Information about options

Options: Yes

Description of options

The initial service period is for 3 (three) years from the starting date, notwithstanding the date of the Contract if earlier. The Client has the option, at its sole discretion, to extend the period by such period(s) as the Client sees fit provided that the cumulative period of such extension(s) shall not exceed 4 (four) years from the date of the expiry of the initial service period.

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

Note it is envisaged that Low Carbon Technologies will be introduced during the life of these contracts and an allowance has been factored into the pre-tender estimates. Please refer to tender documents for further information.

II.2) Description

II.2.1) Title

South (Mid Ulster/South Area/South West Area)

Lot No

2

II.2.2) Additional CPV code(s)

- 45300000 - Building installation work
- 45330000 - Plumbing and sanitary works
- 45331000 - Heating, ventilation and air-conditioning installation work
- 45331110 - Boiler installation work
- 45333000 - Gas-fitting installation work
- 45210000 - Building construction work
- 45320000 - Insulation work
- 45321000 - Thermal insulation work
- 45261410 - Roof insulation work
- 45262640 - Environmental improvement works
- 09331000 - Solar panels
- 42511110 - Heat pumps

II.2.3) Place of performance

NUTS codes

- UKN0 - Northern Ireland

II.2.4) Description of the procurement

The Contracting Authority intends to enter into a NEC4 Term Service Contract with the successful Economic Operator(s) for the installation, maintenance, repair, servicing, replacement of boilers and heating systems within its properties to meet its obligations as a landlord. Full details can be found within the attached tender documents.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 40

Cost criterion - Name: Cost / Weighting: 60

II.2.6) Estimated value

Value excluding VAT: £111,931,472

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

Duration in months

36

This contract is subject to renewal

Yes

Description of renewals

A further tender competition will be carried out prior to the conclusion of this contract.

II.2.10) Information about variants

Variants will be accepted: No

II.2.11) Information about options

Options: Yes

Description of options

The initial service period is for 3 (three) years from the starting date, notwithstanding the date of the Contract if earlier. The Client has the option, at its sole discretion, to extend the period by such period(s) as the Client sees fit provided that the cumulative period of such extension(s) shall not exceed 4 (four) years from the date of the expiry of the initial service period.

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

Note it is envisaged that Low Carbon Technologies will be introduced during the life of these contracts and an allowance has been factored into the pre-tender estimates. Please refer to tender documents for further information.

II.2) Description

II.2.1) Title

North (Causeway Area/West Area)

Lot No

3

II.2.2) Additional CPV code(s)

- 45300000 - Building installation work
- 45330000 - Plumbing and sanitary works
- 45331000 - Heating, ventilation and air-conditioning installation work
- 45331110 - Boiler installation work
- 45333000 - Gas-fitting installation work
- 45210000 - Building construction work

- 45320000 - Insulation work
- 45321000 - Thermal insulation work
- 45261410 - Roof insulation work
- 45262640 - Environmental improvement works
- 09331000 - Solar panels
- 42511110 - Heat pumps

II.2.3) Place of performance

NUTS codes

- UKN0 - Northern Ireland

II.2.4) Description of the procurement

The Contracting Authority intends to enter into a NEC4 Term Service Contract with the successful Economic Operator(s) for the installation, maintenance, repair, servicing, replacement of boilers and heating systems within its properties to meet its obligations as a landlord. Full details can be found within the attached tender documents.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 40

Cost criterion - Name: Cost / Weighting: 60

II.2.6) Estimated value

Value excluding VAT: £102,863,138

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

Duration in months

36

This contract is subject to renewal

Yes

Description of renewals

A further tender competition will be carried out prior to the conclusion of this contract.

II.2.10) Information about variants

Variants will be accepted: No

II.2.11) Information about options

Options: Yes

Description of options

The initial service period is for 3 (three) years from the starting date, notwithstanding the date of the Contract if earlier. The Client has the option, at its sole discretion, to extend the period by such period(s) as the Client sees fit provided that the cumulative period of such extension(s) shall not exceed 4 (four) years from the date of the expiry of the initial service period.

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

Note it is envisaged that Low Carbon Technologies will be introduced during the life of these contracts and an allowance has been factored into the pre-tender estimates. Please refer to tender documents for further information.

II.2) Description

II.2.1) Title

Belfast (South and East Belfast/Lisburn and Castlereagh)

Lot No

II.2.2) Additional CPV code(s)

- 45300000 - Building installation work
- 45330000 - Plumbing and sanitary works
- 45331000 - Heating, ventilation and air-conditioning installation work
- 45331110 - Boiler installation work
- 45333000 - Gas-fitting installation work
- 45210000 - Building construction work
- 45320000 - Insulation work
- 45321000 - Thermal insulation work
- 45261410 - Roof insulation work
- 45262640 - Environmental improvement works
- 09331000 - Solar panels
- 42511110 - Heat pumps

II.2.3) Place of performance

NUTS codes

- UKN0 - Northern Ireland

II.2.4) Description of the procurement

The Contracting Authority intends to enter into a NEC4 Term Service Contract with the successful Economic Operator(s) for the installation, maintenance, repair, servicing, replacement of boilers and heating systems within its properties to meet its obligations as a landlord. Full details can be found within the attached tender documents.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 40

Cost criterion - Name: Cost / Weighting: 60

II.2.6) Estimated value

Value excluding VAT: £99,015,839

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

Duration in months

36

This contract is subject to renewal

Yes

Description of renewals

A further tender competition will be carried out prior to the conclusion of this contract.

II.2.10) Information about variants

Variants will be accepted: No

II.2.11) Information about options

Options: Yes

Description of options

The initial service period is for 3 (three) years from the starting date, notwithstanding the date of the Contract if earlier. The Client has the option, at its sole discretion, to extend the period by such period(s) as the Client sees fit provided that the cumulative period of such extension(s) shall not exceed 4 (four) years from the date of the expiry of the initial service period.

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

Note it is envisaged that Low Carbon Technologies will be introduced during the life of these contracts and an allowance has been factored into the pre-tender estimates. Please refer to tender documents for further information.

II.2) Description

II.2.1) Title

North (South Antrim/East Area)

Lot No

5

II.2.2) Additional CPV code(s)

- 45300000 - Building installation work
- 45330000 - Plumbing and sanitary works
- 45331000 - Heating, ventilation and air-conditioning installation work
- 45331110 - Boiler installation work
- 45333000 - Gas-fitting installation work
- 45210000 - Building construction work
- 45320000 - Insulation work
- 45321000 - Thermal insulation work
- 45261410 - Roof insulation work
- 45262640 - Environmental improvement works
- 09331000 - Solar panels
- 42511110 - Heat pumps

II.2.3) Place of performance

NUTS codes

- UKNO - Northern Ireland

II.2.4) Description of the procurement

The Contracting Authority intends to enter into a NEC4 Term Service Contract with the successful Economic Operator(s) for the installation, maintenance, repair, servicing, replacement of boilers and heating systems within its properties to meet its obligations as a landlord. Full details can be found within the attached tender documents.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 40

Cost criterion - Name: Cost / Weighting: 60

II.2.6) Estimated value

Value excluding VAT: £90,668,457

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

Duration in months

36

This contract is subject to renewal

Yes

Description of renewals

A further tender competition will be carried out prior to the conclusion of this contract.

II.2.10) Information about variants

Variants will be accepted: No

II.2.11) Information about options

Options: Yes

Description of options

The initial service period is for 3 (three) years from the starting date, notwithstanding the date of the Contract if earlier. The Client has the option, at its sole discretion, to extend the period by such period(s) as the Client sees fit provided that the cumulative period of such extension(s) shall not exceed 4 (four) years from the date of the expiry of the initial service period.

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

Note it is envisaged that Low Carbon Technologies will be introduced during the life of these contracts and an allowance has been factored into the pre-tender estimates. Please refer to tender documents for further information.

II.2) Description

II.2.1) Title

South (North Down Ards/South Down)

Lot No

6

II.2.2) Additional CPV code(s)

- 45300000 - Building installation work
- 45330000 - Plumbing and sanitary works
- 45331000 - Heating, ventilation and air-conditioning installation work
- 45331110 - Boiler installation work
- 45333000 - Gas-fitting installation work
- 45210000 - Building construction work
- 45320000 - Insulation work

- 45321000 - Thermal insulation work
- 45261410 - Roof insulation work
- 45262640 - Environmental improvement works
- 09331000 - Solar panels
- 42511110 - Heat pumps

II.2.3) Place of performance

NUTS codes

- UKN0 - Northern Ireland

II.2.4) Description of the procurement

The Contracting Authority intends to enter into a NEC4 Term Service Contract with the successful Economic Operator(s) for the installation, maintenance, repair, servicing, replacement of boilers and heating systems within its properties to meet its obligations as a landlord. Full details can be found within the attached tender documents.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 40

Cost criterion - Name: Cost / Weighting: 60

II.2.6) Estimated value

Value excluding VAT: £85,389,128

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

Duration in months

36

This contract is subject to renewal

Yes

Description of renewals

A further tender competition will be carried out prior to the conclusion of this contract.

II.2.10) Information about variants

Variants will be accepted: No

II.2.11) Information about options

Options: Yes

Description of options

The initial service period is for 3 (three) years from the starting date, notwithstanding the date of the Contract if earlier. The Client has the option, at its sole discretion, to extend the period by such period(s) as the Client sees fit provided that the cumulative period of such extension(s) shall not exceed 4 (four) years from the date of the expiry of the initial service period.

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

Note it is envisaged that Low Carbon Technologies will be introduced during the life of these contracts and an allowance has been factored into the pre-tender estimates. Please refer to tender documents for further information.

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

Please see tender documents for further information.

III.1.2) Economic and financial standing

List and brief description of selection criteria

Please see tender documents for further information.

III.1.3) Technical and professional ability

List and brief description of selection criteria

Please see tender documents for further information.

III.2) Conditions related to the contract

III.2.2) Contract performance conditions

Please see tender documents for further information.

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.2.1) Previous publication concerning this procedure

Notice number: [2023/S 000-022033](#)

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

Date

13 September 2023

Local time

3:00pm

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

Tender must be valid until: 11 January 2024

IV.2.7) Conditions for opening of tenders

Date

13 September 2023

Local time

3:30pm

Section VI. Complementary information

VI.1) Information about recurrence

This is a recurrent procurement: Yes

Estimated timing for further notices to be published: A further tender competition will be carried out prior to the conclusion of this contract.

VI.3) Additional information

Note it is envisaged that Low Carbon Technologies will be introduced during the life of these contracts and an allowance has been factored into the pre-tender estimates. Please refer to tender documents for further information.

VI.4) Procedures for review

VI.4.1) Review body

Royal Courts of Justice

Belfast

Country

United Kingdom