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Contract

CTO139 - CONTRACT FOR RESPONSE MAINTENANCE AND IMPROVEMENT – NORTH REGION WEST AND CAUSEWAY AREA

Northern Ireland Housing Executive

F03: Contract award notice

Notice identifier: 2024/S 000-023811

Procurement identifier (OCID): ocds-h6vhtk-044686

Published 30 July 2024, 3:58pm

Section I: Contracting authority

I.1) Name and addresses

Northern Ireland Housing Executive

2 Adelaide Street

Belfast

BT2 8BP

Contact

CHRISTOPHER BROWN

Email

CHRISTOPHER.BROWN@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.4) Type of the contracting authority

Regional or local authority

I.5) Main activity

Housing and community amenities

Section II: Object

II.1) Scope of the procurement

II.1.1) Title

CTO139 - CONTRACT FOR RESPONSE MAINTENANCE AND IMPROVEMENT – NORTH REGION WEST AND CAUSEWAY AREA

II.1.2) Main CPV code

- 45000000 - Construction work

II.1.3) Type of contract

Works

II.1.4) Short description

In accordance with the Procurement Policy Note 01/21 – Scoring Social Value, this Contract will deliver measurable social value outcomes. Under this Procurement the Economic Operators will be required to support the Contracting Authority's social value

objectives. Accordingly, Contract performance conditions and/or Award Criteria may relate, in particular, to social value. This requirement is for response maintenance and improvement works. This includes, inter alia: responsive and emergency repairs on a 24/7/365(6) basis to occupied and void properties, pest control services, commercial, fire safety and civil engineering works. Scope also includes for ad hoc demolition work and installation of bathrooms, kitchens and rewiring. The scope of this Contract will include new Task Orders relating to response maintenance and improvement works in Coleraine for a period of time at the Contracting Authority's sole discretion; refer to Invitation to Tender document for more information.

II.1.6) Information about lots

This contract is divided into lots: No

II.1.7) Total value of the procurement (excluding VAT)

Value excluding VAT: £86,264,557.75

II.2) Description

II.2.2) Additional CPV code(s)

- 45215210 - Construction work for subsidised residential accommodation
- 45211300 - Houses construction work
- 45210000 - Building construction work
- 45211340 - Multi-dwelling buildings construction work
- 45211000 - Construction work for multi-dwelling buildings and individual houses
- 45421151 - Installation of fitted kitchens
- 45211310 - Bathrooms construction work
- 45261900 - Roof repair and maintenance work
- 45262660 - Asbestos-removal work
- 45110000 - Building demolition and wrecking work and earthmoving work
- 45340000 - Fencing, railing and safety equipment installation work
- 45312100 - Fire-alarm system installation work

II.2.3) Place of performance

NUTS codes

- UKN - Northern Ireland

II.2.4) Description of the procurement

In accordance with the Procurement Policy Note 01/21 – Scoring Social Value, this Contract will deliver measurable social value outcomes. Under this Procurement the Economic Operators will be required to support the Contracting Authority's social value objectives. Accordingly, Contract performance conditions and/or Award Criteria may relate, in particular, to social value. This requirement is for response maintenance and improvement works. This includes, inter alia: responsive and emergency repairs on a 24/7/365(6) basis to occupied and void properties, pest control services, commercial, fire safety and civil engineering works. Scope also includes for ad hoc demolition work and installation of bathrooms, kitchens and rewiring. The scope of this Contract will include new Task Orders relating to response maintenance and improvement works in Coleraine for a period of time at the Contracting Authority's sole discretion; refer to Invitation to Tender document for more information.

II.2.5) Award criteria

Quality criterion - Name: Method Statement Questionnaires /Quality Questionnaires /
Weighting: 30

Price - Weighting: 70

II.2.11) Information about options

Options: Yes

Description of options

The Contracting Authority has the option, at its sole discretion, to extend the service period by such periods as the Contracting Authority sees fit provided that the cumulative period of such extensions shall not exceed two 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

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: [2024/S 000-007399](#)

Section V. Award of contract

Contract No

1

Title

CTO139 - CONTRACT FOR RESPONSE MAINTENANCE AND IMPROVEMENT –
NORTH REGION WEST AND CAUSEWAY AREA

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

27 June 2024

V.2.2) Information about tenders

Number of tenders received: 1

Number of tenders received from SMEs: 1

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 1

Number of tenders received by electronic means: 1

The contract has been awarded to a group of economic operators: No

V.2.3) Name and address of the contractor

COMBINED FACILITIES MANAGEMENT LTD

65 Deerpark Road

MAGHERAFELT

BT45 8BS

Email

kenny.carson@cfm-ni.com

Telephone

+44 02879386451

Fax

+44 02879386006

Country

United Kingdom

NUTS code

- UK - United Kingdom

Internet address

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

The contractor is an SME

Yes

V.2.4) Information on value of contract/lot (excluding VAT)

Initial estimated total value of the contract/lot: £73,520,622.66

Total value of the contract/lot: £86,264,557.75

V.2.5) Information about subcontracting

The contract is likely to be subcontracted

Section VI. Complementary information

VI.3) Additional information

The value shown in sections II.1.7 (Total value of the procurement) and V.2.4 (Total value of the contract/lot) represents the potential total value of the contract inclusive of the initial Contract period, potential extension period, demolition and contingency values.

VI.4) Procedures for review

VI.4.1) Review body

Royal Courts of Justice

Chichester Street

Belfast

Country

United Kingdom