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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](mailto: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

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## **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

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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.2.1) Previous publication concerning this procedure**

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

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## **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](mailto: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



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## **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