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Planning

## **EEM0071 Vacant Property Services Framework**

EFFICIENCY EAST MIDLANDS LIMITED

F01: Prior information notice

Prior information only

Notice identifier: 2024/S 000-023948

Procurement identifier (OCID): ocds-h6vhtk-048653

Published 31 July 2024, 1:20pm

### **Section I: Contracting authority**

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

EFFICIENCY EAST MIDLANDS LIMITED

Alfreton

DE55 2DS

#### **Email**

[tenders@eem.org.uk](mailto:tenders@eem.org.uk)

#### **Telephone**

+44 1246395610

#### **Country**

United Kingdom

#### **Region code**

UK - United Kingdom

## **Companies House**

07762614

## **Internet address(es)**

Main address

[www.eem.org.uk](http://www.eem.org.uk)

## **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.delta-esourcing.com/>

Additional information can be obtained from the above-mentioned address

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

Body governed by public law

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

General public services

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## **Section II: Object**

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

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

EEM0071 Vacant Property Services Framework

Reference number

EEM0071 (24/28)

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

- 70331000 - Residential property services

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

Services

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

Efficiency East Midlands (EEM Ltd) is a procurement consortium which establishes and manages a range of frameworks and DPS agreements.

Our membership has now grown to over 365 members including organisations providing services to the whole public sector including housing associations, local authorities, NHS Trusts, Education Providers and Emergency Services. EEM Ltd will be conducting a tender exercise for the renewal of our existing Void Property Framework (EEM0071) which will expire in November 2024.

The contract will have geographical Sublots which will be Midlands and National as well as 3 lots to include cleaning and clearing, security services and a turn key property management to include property inspections/assessments and repairs and maintenance (subject to change). Organisations who are interested in this opportunity will need to register for a supplier account via (<https://www.delta-esourcing.com/>) and email; [tenders@eem.org.uk](mailto:tenders@eem.org.uk) to confirm their interest and registration with the portal.

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

This contract is divided into lots: Yes

## **II.2) Description**

### **II.2.1) Title**

Lot 1 - Vacant Property Clearing and Cleaning (Interior & Exterior)

Lot No

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

- 90520000 - Radioactive-, toxic-, medical- and hazardous waste services
- 90690000 - Graffiti removal services
- 90900000 - Cleaning and sanitation services

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

NUTS codes

- UKC - North East (England)
- UKD - North West (England)
- UKE - Yorkshire and the Humber
- UKF - East Midlands (England)
- UKG - West Midlands (England)
- UKH - East of England
- UKI - London
- UKJ - South East (England)
- UKK - South West (England)
- UKL - Wales

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

Lot 1 covers vacant property cleaning and clearing requirements. Contractors appointed to Lot 1 will support Members meet their vacant re-let policy and standards and turnaround timescales by completing cleaning and clearance works in accordance with specified requirements and within required timescales.

- Builders clean
- Light/sparkle property cleaning
- Deep/heavy property cleaning

- Environmental and specialist cleaning
- Priority property cleaning
- Additional cleaning services
- Internal property clearances
- Property garden clearances to include front, side and back garden including bin store areas and sheds
- Loft, cellar and garage clearances
- Clearing and disposal of general waste
- Clearing and disposal of hazardous and bio-hazardous waste
- Clearing and disposal of waste electrical and electronic equipment (WEEE Waste)
- Persistent Organic Pollutions (POPs) for waste upholstered domestic seating
- One off and adhoc clearing and disposal services including attendance to fly tipped waste
- Pest Control
- Additional waste clearance requirements

## **II.2) Description**

### **II.2.1) Title**

Lot 2 - Vacant Property Security Services and Call Handling

Lot No

2

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

- 35120000 - Surveillance and security systems and devices
- 44212329 - Security screens

- 44521000 - Miscellaneous padlocks and locks
- 79510000 - Telephone-answering services
- 79700000 - Investigation and security services

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

NUTS codes

- UKC - North East (England)
- UKD - North West (England)
- UKE - Yorkshire and the Humber
- UKF - East Midlands (England)
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### **II.2.4) Description of the procurement**

Lot 2 of this framework covers vacant property security by means of installation, monitoring and responsive security services to prevent trespass, unauthorised access, vandalism, and theft.

- Supply, installation, and removal of on hire de-mountable screens and doors
- Responsive out of hours service for security screens
- Supply and installation of de-mountable screens and doors on an outright purchase basis.
- Non demountable pre-demolition security screens on an outright purchase basis
- Supply, Installation, and removal of net curtains on a hire basis

- Supply and Installation of net curtain on an outright purchase basis
- Supply and installation of concrete barriers, bollards, perimeter fencing & prickly strips
- Boarding up services including emergency boarding and glazing
- Supply and installation of temporary wireless intruder alarms with multiple detectors (on hire)
- Temporary alarm system monitoring and response service from alarm response centre (ARC).
- Temporary steel security keyed or keyless doors (on hire or purchase)
- End of tenancy door lock changes
- Keyholding services
- Access control solutions
- Temporary CCTV (solar or mains)
- Mobile CCTV towers
- Call Handling Services
- Additional security service such as vacant property guardian, bluetooth key safes and doors, meter box covers, letter box seals, CCTV solutions, drone survey services.
- Any other security services as required by our Members.

## **II.2) Description**

### **II.2.1) Title**

Lot 3 Turn-key Vacant Property Management Service

Lot No

3

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

- 35121000 - Security equipment
- 35125000 - Surveillance system
- 39000000 - Furniture (incl. office furniture), furnishings, domestic appliances (excl. lighting) and cleaning products
- 44212329 - Security screens
- 44613700 - Refuse skips
- 45261000 - Erection and related works of roof frames and coverings
- 45300000 - Building installation work
- 45400000 - Building completion work
- 50700000 - Repair and maintenance services of building installations
- 70331000 - Residential property services
- 71510000 - Site-investigation services
- 79700000 - Investigation and security services
- 90900000 - Cleaning and sanitation services

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

NUTS codes

- UKC - North East (England)
- UKD - North West (England)
- UKE - Yorkshire and the Humber
- UKF - East Midlands (England)
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- UKJ - South East (England)
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#### **II.2.4) Description of the procurement**

It is intended that Members will utilise Lot 3 where multiple services are required and where Members would like one Contractor to manage all their vacant property requirements under one contract for bringing a property back to lettable standards. Through this Lot EEM are trying to provide Members a full turnkey approach to their vacant property management ensuring a smooth and efficient service to meet their individual turnaround times. Whilst this is the intention, there may be occasions when a Member wishes to call off one single service that is only covered by Lot 3. Contractors may be provided a "Letting Standard Policy" by members that they must adhere to.

- Initial Property Assessments
- Vacant Property Inspections, Inventory and Condition Reporting
- Repairs and Maintenance
- Upgrades and Improvements
- Electrics During Property Inspections
- Gas Plumbing
- Water System Drain Down
- Utility Turn Off and Reinstatement

#### **II.3) Estimated date of publication of contract notice**

27 August 2024

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## 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: No

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## Section VI. Complementary information

### VI.3) Additional information

This is a prior information notice to notify interested organisations of an up and coming tender opportunity. There are no further details or documents available at the moment. The full details of the framework and the tender documents are estimated to be available around September 2024 on Delta portal.

Organisations who are interested in this opportunity will need to register for a supplier account with the Delta e-sourcing portal

<https://www.delta-esourcing.com/>

and email; [tenders@eem.org.uk](mailto:tenders@eem.org.uk) to confirm their interest and registration with the portal.

The value information contained within this notice is the provisional total framework value £105,000,000 and takes into consideration the full 4 year framework term, the lot structure, length of call off contracts and that the EEM membership may grow over the framework lifetime.

The details contained within this notice are provisional and are subject to change.