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Tender

## **Operation, Management and Maintenance Requirements for Communal Heating Systems in Council Homes**

The City of Edinburgh Council

F02: Contract notice

Notice identifier: 2022/S 000-024081

Procurement identifier (OCID): ocds-h6vhtk-02f309

Published 29 August 2022, 12:33pm

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

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

The City of Edinburgh Council

Waverley Court, 4 East Market Street

Edinburgh

EH8 8BG

#### **Contact**

Kelly Faulds

#### **Email**

[kelly.faulds@edinburgh.gov.uk](mailto:kelly.faulds@edinburgh.gov.uk)

#### **Country**

United Kingdom

**NUTS code**

UKM75 - Edinburgh, City of

**Internet address(es)**

Main address

<http://www.edinburgh.gov.uk>

Buyer's address

[https://www.publiccontractsscotland.gov.uk/search/Search\\_AuthProfile.aspx?ID=AA00290](https://www.publiccontractsscotland.gov.uk/search/Search_AuthProfile.aspx?ID=AA00290)

**I.3) Communication**

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

[www.publiccontractsscotland.gov.uk](http://www.publiccontractsscotland.gov.uk)

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

[www.publiccontractsscotland.gov.uk](http://www.publiccontractsscotland.gov.uk)

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

Regional or local authority

**I.5) Main activity**

General public services

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## **Section II: Object**

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

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

Operation, Management and Maintenance Requirements for Communal Heating Systems in Council Homes

Reference number

CT0961

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

- 50720000 - Repair and maintenance services of central heating

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

Services

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

The City of Edinburgh Council currently own and operate a number of communal heating systems and small-scale heat networks throughout the city and is actively developing new local heat networks as part of its development plan in delivering affordable housing.

The council is seeking to appoint up to 5 organisations that can provide design development guidance and support in addition to operational, maintenance, metering and billing services for existing and new build housing developments that will be served by communal heating or local heat network systems under a Framework Agreement.

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

This contract is divided into lots: No

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

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

- 50000000 - Repair and maintenance services
- 45232140 - District-heating mains construction work

- 45232141 - Heating works
- 45259300 - Heating-plant repair and maintenance work
- 45315000 - Electrical installation work of heating and other electrical building-equipment
- 45331100 - Central-heating installation work
- 71321200 - Heating-system design services

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

NUTS codes

- UKM75 - Edinburgh, City of

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

The City of Edinburgh Council is seeking to appoint up to five organisations, under a Framework Agreement, that can provide design development guidance and support in addition to operational, maintenance, metering and billing services for existing and new build housing developments that will be served by communal heating or local heat network systems.

The primary services required include:

- Metering and Billing Services
- Tariff Setting Advice
- System Performance Reviews
- Operational Maintenance
- Reactive Maintenance
- Design Process Input
- Life Cycle Asset Replacement

These services will apply to existing/ legacy, in development and new/future council owned communal heat networks.

Furthermore, the framework partner(s) will help guide the Council in meeting its obligations

as a supplier of heat services, this may include, but not be limited to:

- Engagement at scheme briefing and feasibility stages including development of statement of applicability and agreeing performance targets and SLAs.
- Input to the CP1 led design development process of new and ongoing communal heat networks.
- Liaison with main contractors during the design development and construction phases for compliance with CP1 and smooth transition to the OMMB phase.
- Advice for ongoing optimisation and improvements in the existing communal heating and housing stock.
- Remediation works which may include new or major upgrades to the existing communal heating or local heat networks.
- Remediation works which may be framework partner led, designed and delivered or designed and delivered as part of a council appointed wider works programme.
- New developments local heat networks which may be end to end delivery as design and build contract.
- Fuel procurement and managing fuel price.
- Guidance in adopting/securing external funding schemes.
- Input in connecting to potential future local heat networks.
- Advice in respect of existing and new private wire schemes.
- Advice in respect of ESCo responsibility

A full scope of services is included with the Invitation to Tender which can be downloaded when your note of interest is submitted.

### **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**

Duration in months

36

This contract is subject to renewal

Yes

Description of renewals

Option to extend for one additional year

**II.2.10) Information about variants**

Variants will be accepted: No

**II.2.11) Information about options**

Options: No

**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.1.2) Economic and financial standing**

Selection criteria as stated in the procurement documents

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

Selection criteria as stated in the procurement documents

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

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

Set out in the procurement documents

#### **III.2.3) Information about staff responsible for the performance of the contract**

Obligation to indicate the names and professional qualifications of the staff assigned to performing the contract

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## **Section IV. Procedure**

### **IV.1) Description**

#### **IV.1.1) Type of procedure**

Open procedure

#### **IV.1.3) Information about a framework agreement or a dynamic purchasing system**

The procurement involves the establishment of a framework agreement

Framework agreement with several operators

Envisaged maximum number of participants to the framework agreement: 5

#### **IV.1.8) Information about the Government Procurement Agreement (GPA)**

The procurement is covered by the Government Procurement Agreement: No

#### **IV.2) Administrative information**

##### **IV.2.1) Previous publication concerning this procedure**

Notice number: [2021/S 000-027547](#)

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

Date

5 October 2022

Local time

12:00pm

##### **IV.2.4) Languages in which tenders or requests to participate may be submitted**

English

##### **IV.2.7) Conditions for opening of tenders**

Date

5 October 2022

Local time

12:00pm

Place

Remotely.

Information about authorised persons and opening procedure

Tenders opened by members of the procurement team prior to distribution to evaluation panel.

Pricing information will not be shared with the evaluation panel.



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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: Dependant on framework extension.

### **VI.2) Information about electronic workflows**

Electronic ordering will be used

Electronic invoicing will be accepted

Electronic payment will be used

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

NOTE: To register your interest in this notice and obtain any additional information please visit the Public Contracts Scotland Web Site at

[https://www.publiccontractsscotland.gov.uk/Search/Search\\_Switch.aspx?ID=704962](https://www.publiccontractsscotland.gov.uk/Search/Search_Switch.aspx?ID=704962).

The buyer has indicated that it will accept electronic responses to this notice via the Postbox facility. A user guide is available at

[https://www.publiccontractsscotland.gov.uk/sitehelp/help\\_guides.aspx](https://www.publiccontractsscotland.gov.uk/sitehelp/help_guides.aspx).

Suppliers are advised to allow adequate time for uploading documents and to dispatch the electronic response well in advance of the closing time to avoid any last minute problems.

A sub-contract clause has been included in this contract. For more information see:

<http://www.publiccontractsscotland.gov.uk/info/InfoCentre.aspx?ID=2363>

Community benefits are included in this requirement. For more information see:

<https://www.gov.scot/policies/public-sector-procurement/community-benefits-in-procurement/>

A summary of the expected community benefits has been provided as follows:

The City of Edinburgh Council is committed to achieving and maximising Community Benefits through its procurement activities. Community benefits are contractual clauses included in Council frameworks relating to training and recruitment, sub-contracting

opportunities or a range of economic, social or environmental wellbeing outcomes when delivering Council goods, services and works and support Council's economic and social regeneration objectives.

Community benefits must be as a direct result of winning a place on the framework and not something the provider is already engaged in delivering, relevant and of economic, social or environmental benefit to the locality the contract is being delivered, City of Edinburgh, and the city's citizens.

Community Benefits delivery and performance will be monitored throughout the life of the framework/contracts using Cenefits, the council's online system. The Provider/Supplier has a responsibility to upload evidence against each benefit agreed and by the timeframe agreed. Community Benefits are reported in the Council Sustainable Procurement Strategy Annual Report to the Council's Finance and Resources Committee and Scottish Government.

(SC Ref:704962)

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

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

Edinburgh Sheriff Court

27 Chambers Street

Edinburgh

EH1 1LB

Country

United Kingdom