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Planning

## **Maintenance and Improvement Services 2022**

Northern Ireland Housing Executive

F01: Prior information notice

Prior information only

Notice identifier: 2021/S 000-031190

Procurement identifier (OCID): ocids-h6vhtk-03014d

Published 15 December 2021, 10:05am

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

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

Northern Ireland Housing Executive

2 Adelaide Street

Belfast

BT2 8BP

#### **Email**

[Mark.Scott@nihe.gov.uk](mailto:Mark.Scott@nihe.gov.uk)

#### **Country**

United Kingdom

#### **NUTS 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**

Additional information can be obtained from the above-mentioned address

Electronic communication requires the use of tools and devices that are not generally available. Unrestricted and full direct access to these tools and devices is possible, free of charge, at

<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**

Maintenance and Improvement Services 2022

Reference number

CTO100

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

- 50000000 - Repair and maintenance services

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

Services

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

The Housing Executive currently delivers its Response Maintenance contracts through a number of contracts based on 'Lots' which incorporate one or more Area Offices.

The Housing Executive intends to advertise lot contracts in February 2022 with a view to mobilising in the summer of 2022 in order to continue to deliver its (business as usual) response maintenance service to tenants. The areas covered and approx. annual value of each Lot is as follows:

Lot 1 - SOUTH AND EAST BELFAST AREA: £4,420,726.55

Lot 2 - WEST AREA: £3,983,607.29

Lot 3 - MID ULSTER AREA: £1,663,826.01

Lot 4 - MID AND EAST ANTRIM: £3,757,194.40

Lot 5 - SOUTH WEST AREA: £1,849,807.50

Lot 6 - SOUTH AREA: £1,485,546.55

Lot 7 - CAUSEWAY AREA: £1,645,618.98

The initial contract period is expected to be for 2 years with an extension period of up to 4 years (2+2+2) however this is subject to change.

The Open procedure is expected to be used. The award criteria is expected to be set as 100% price. Among other things, successful Economic Operators will be required to provide those social value requirements identified as mandatory from 1st September 2021, as per Procurement Policy Note 01/21 - Scoring Social Value.

In order to inform the market of the upcoming opportunities, NIHE will host a Meet the Buyer event on 18th January 2022 at 15:30.

The event will be conducted online via the WebEx portal. A link to access the event will be forwarded to attendees prior to the event.

If you wish to attend this event please confirm your attendance by email to [Mark.Scott@nihe.gov.uk](mailto:Mark.Scott@nihe.gov.uk) no later than 5pm Thursday 13th January 2022.

It is envisioned at the current time that bidders will be restricted to winning 1 lot. This, however, may change prior to advertisement.

All information contained within this PIN such as, the above tender strategy, indicative date of publication of the contract notice, and scope of works is subject to change at the contracting authority's absolute discretion following feedback obtained from the meet the buyer event.

#### **II.1.5) Estimated total value**

Value excluding VAT: £153,883,496.96

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

This contract is divided into lots: Yes

Maximum number of lots that may be awarded to one tenderer: 1

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

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

SOUTH AND EAST BELFAST AREA

Lot No

1

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

- 50000000 - Repair and maintenance services
- 50700000 - Repair and maintenance services of building installations
- 50710000 - Repair and maintenance services of electrical and mechanical building installations
- 50711000 - Repair and maintenance services of electrical building installations
- 50712000 - Repair and maintenance services of mechanical building installations

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

NUTS codes

- UKN - Northern Ireland

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

This requirement is for a response/reactive maintenance and improvement service within south and east Belfast. The scope of the services required may include but may not be

limited to:

- responsive/reactive and emergency repairs on a 24/7/365(6) basis,
- void works,
- minor adaptations for people with disabilities,
- civil engineering works,
- demolition.

## **II.2) Description**

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

WEST AREA

Lot No

2

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

- 50000000 - Repair and maintenance services
- 50700000 - Repair and maintenance services of building installations
- 50710000 - Repair and maintenance services of electrical and mechanical building installations
- 50711000 - Repair and maintenance services of electrical building installations
- 50712000 - Repair and maintenance services of mechanical building installations

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

NUTS codes

- UKN - Northern Ireland

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

This requirement is for a reactive maintenance and improvement service within the west area of Northern Ireland.

The scope of the services required may include but may not be limited to:

- responsive/reactive and emergency repairs on a 24/7/365(6) basis,
- void works,
- minor adaptations for people with disabilities,
- civil engineering works,
- demolition.

## **II.2) Description**

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

MID ULSTER AREA

Lot No

3

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

- 50000000 - Repair and maintenance services
- 50700000 - Repair and maintenance services of building installations
- 50710000 - Repair and maintenance services of electrical and mechanical building installations
- 50711000 - Repair and maintenance services of electrical building installations
- 50712000 - Repair and maintenance services of mechanical building installations

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

NUTS codes

- UKN - Northern Ireland

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

This requirement is for a reactive maintenance and improvement service within Mid Ulster.

The scope of the services required may include but may not be limited to:

- responsive/reactive and emergency repairs on a 24/7/365(6) basis,
- void works,
- minor adaptations for people with disabilities,
- civil engineering works,
- demolition.

## **II.2) Description**

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

MID AND EAST ANTRIM

Lot No

4

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

- 50000000 - Repair and maintenance services
- 50700000 - Repair and maintenance services of building installations
- 50710000 - Repair and maintenance services of electrical and mechanical building installations
- 50711000 - Repair and maintenance services of electrical building installations
- 50712000 - Repair and maintenance services of mechanical building installations

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

NUTS codes

- UKN - Northern Ireland

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

This requirement is for a reactive maintenance and improvement service within Mid and East Antrim.

The scope of the services required may include but may not be limited to:

- responsive/reactive and emergency repairs on a 24/7/365(6) basis,
- void works,
- minor adaptations for people with disabilities,
- civil engineering works,
- demolition.

## **II.2) Description**

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

SOUTH WEST AREA

Lot No

5

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

- 50000000 - Repair and maintenance services
- 50700000 - Repair and maintenance services of building installations
- 50710000 - Repair and maintenance services of electrical and mechanical building installations
- 50711000 - Repair and maintenance services of electrical building installations
- 50712000 - Repair and maintenance services of mechanical building installations

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

NUTS codes

- UKN - Northern Ireland

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

This requirement is for a reactive maintenance and improvement service within the South West area of Northern Ireland.

The scope of the services required may include but may not be limited to:

- responsive/reactive and emergency repairs on a 24/7/365(6) basis,
- void works,
- minor adaptations for people with disabilities,
- civil engineering works,
- demolition.

## **II.2) Description**

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

SOUTH AREA

Lot No

6

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

- 50000000 - Repair and maintenance services
- 50700000 - Repair and maintenance services of building installations
- 50710000 - Repair and maintenance services of electrical and mechanical building installations
- 50711000 - Repair and maintenance services of electrical building installations
- 50712000 - Repair and maintenance services of mechanical building installations

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

NUTS codes

- UKN - Northern Ireland

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

This requirement is for a reactive maintenance and improvement service within the South Area of Northern Ireland.

The scope of the services required may include but may not be limited to:

- responsive/reactive and emergency repairs on a 24/7/365(6) basis,
- void works,
- minor adaptations for people with disabilities,
- civil engineering works,
- demolition.

## **II.2) Description**

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

CAUSEWAY AREA

Lot No

7

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

- 50000000 - Repair and maintenance services
- 50700000 - Repair and maintenance services of building installations
- 50710000 - Repair and maintenance services of electrical and mechanical building installations
- 50711000 - Repair and maintenance services of electrical building installations
- 50712000 - Repair and maintenance services of mechanical building installations

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

NUTS codes

- UKN - Northern Ireland

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

This requirement is for a reactive maintenance and improvement service within the Causeway area of Northern Ireland.

The scope of the services required may include but may not be limited to:

- responsive/reactive and emergency repairs on a 24/7/365(6) basis,
- void works,
- minor adaptations for people with disabilities,
- civil engineering works,
- demolition

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

7 February 2022

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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: Yes

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## **Section VI. Complementary information**

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

If you are interested in tendering, and you have not already done so, you must register with: <https://etendersni.gov.uk/epps/home.do>. Tenders will ONLY be accepted if submitted through eTendersNI and no tender documentation will be provided via email. It is also the Economic Operator's responsibility to locate this competition upon advertisement. eTendersNI is not a Housing Executive managed system. Should you experience any difficulties or have any questions regarding the system, please contact the eTendersNI help desk. The information contained within this PIN is indicative only and is subject to change at any time without notice.