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Contract

Total Facilities Management Home Office North

Ministry of Justice

F03: Contract award notice

Notice identifier: 2023/S 000-035540

Procurement identifier (OCID): ocds-h6vhtk-042121

Published 1 December 2023, 3:36pm

Section I: Contracting authority

I.1) Name and addresses

Ministry of Justice

102 Petty France

London

SW1H 9AJ

Email

CCMDMOJCluster@justice.gov.uk

Telephone

+44 02033343555

Country

United Kingdom

Region code

UK - United Kingdom

Internet address(es)

Main address

<https://www.gov.uk/government/organisations/ministry-of-justice>

I.4) Type of the contracting authority

Ministry or any other national or federal authority

I.5) Main activity

General public services

Section II: Object

II.1) Scope of the procurement

II.1.1) Title

Total Facilities Management Home Office North

II.1.2) Main CPV code

- 70330000 - Property management services of real estate on a fee or contract basis

II.1.3) Type of contract

Services

II.1.4) Short description

Extension to existing contract for the Provision of Total Facilities Management Services to the Home Office North Estate (which includes South West England) to 31 March 2026

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: £46,168,129

II.2) Description

II.2.3) Place of performance

NUTS codes

- UK - United Kingdom

II.2.4) Description of the procurement

The Home Office awarded a contract to Interserve (Facilities Management) Limited (now Mitie FM LTD) on 1st July 2016 for the provision of facilities management services following a competitive procurement (Contracts Finder Reference CCS1111 (Home Office North)). This contract, including options for extension included within the contract ran from 1st July 2016 to the 30th June 2023. The estimated value of the original contract including extensions was £78,400,000. The contract is managed by the Ministry of Justice (MoJ) on behalf of the Home Office. The Home Office will be re-procuring their own FM contract(s) under its FM26 Programme including the services currently being provided under this contract and a PIN is due to be issued shortly regarding future procurement of these services. Given its scale and complexity, it is anticipated that the FM26 contracts will not be mobilised until 2025. The MoJ, on behalf of the Home Office, has therefore opted to extend the existing contract to 31st March 2026 to allow time for full consideration of the Home Office's FM procurement strategy and conduct any procurement activity (including any delays to the implementation of FM26 beyond the currently anticipated timetable). The estimated value of the extension is £46,168,129.

II.2.5) Award criteria

Price

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

Section IV. Procedure

IV.1) Description

IV.1.1) Type of procedure

Award of a contract without prior publication of a call for competition in the cases listed below

- No tenders or no suitable tenders/requests to participate in response to restricted procedure
- The services can be provided only by a particular economic operator for the following reason:
 - absence of competition for technical reasons
- New works/services, constituting a repetition of existing works/services

Explanation:

The MoJ has implemented the above modifications to the existing contract under Regulation 72(9) PCR, using a negotiated procedure without prior publication in accordance with Reg. 32(2)(b)(ii) PCR, on the basis that the services to be supplied can only be supplied by Mitie because competition is absent for technical reasons. The FM services to be supplied are particularly complex because they incorporate secure sites, require a vetted workforce and supply chain, an understanding of Home Office operations and an ability to respond to urgent and unforeseen matters. The estate includes a variety of different buildings varying in age, size and capacity levels. Maintaining service continuity is a critical element of the service, which takes expertise and time to understand. Specialist knowledge of the services in question is therefore critical in order to maintain the functioning of essential public services. Although alternative suppliers exist for FM services in general, it would not be feasible for the Home Office to competitively procure and successfully mobilise a new contract of this complexity with an alternative supplier for a relatively short time period in advance of the anticipated transition to FM26; particularly given the likely complexities associated with mobilisation, complexities arising from what would be potentially a dual transition involving up to three contractors, associated workforce issues and the risk of disruption to critical public services should the Home Office be unable to successfully transition to a new supplier prior to expiry of the existing contract. The forthcoming FM26 competition will provide the market with the new procurement opportunity.

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

The procurement is covered by the Government Procurement Agreement: Yes

Section V. Award of contract

Contract No

con_19502

Title

Total Facilities Management Home Office North

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

1 November 2023

V.2.2) Information about tenders

Number of tenders received: 1

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

V.2.3) Name and address of the contractor

MITIE FM LIMITED

Level 12, The Shard, 32 London Bridge Street

London

SE1 9SG

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

No

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

Total value of the contract/lot: £46,168,129

Section VI. Complementary information

VI.4) Procedures for review

VI.4.1) Review body

Public Procurement Review Service Cabinet Office

70 Whitehall

London

SW1A 2AS

Country

United Kingdom