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Contract

## **Electrical Maintenance Services - Halls and Academic**

University of Southampton

F03: Contract award notice

Notice identifier: 2023/S 000-035846

Procurement identifier (OCID): ocds-h6vhtk-03cfac

Published 5 December 2023, 4:45pm

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

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

University of Southampton

Building 37, Highfield Campus, University Road

Southampton

SO171BJ

#### **Contact**

Diana Despina

#### **Email**

[procurement@soton.ac.uk](mailto:procurement@soton.ac.uk)

#### **Telephone**

+44 2380595000

#### **Country**

United Kingdom

**Region code**

UKJ32 - Southampton

**UK Register of Learning Providers (UKPRN number)**

UKJ32

**Internet address(es)**

Main address

<https://www.southampton.ac.uk>

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

Body governed by public law

**I.5) Main activity**

Education

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## **Section II: Object**

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

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

Electrical Maintenance Services - Halls and Academic

Reference number

2023UoS-0674

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

- 50711000 - Repair and maintenance services of electrical building installations

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

Services

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

The University of Southampton is a multi-campus educational and research organisation. Properties on the Estate range from highly serviced clean room complexes, through laboratories, sports complexes, teaching facilities, halls of residencies to residential houses.

The Estates & Facilities (E&F) Department at the University are responsible for managing and maintaining the University's estate, developing and improving the environment we work, live and study in. The University has five campuses in Southampton and one in Winchester and Estates & Facilities provide a range of essential services to staff, students and visitors.

To ensure reliability of services across the Estate the University appointed two separate suppliers who are wholly unrelated and independent of each other.

The successful supplier for Halls of Residence will be providing tests, services and maintenance for all electrical systems and associated equipment within its Estate (in Southampton and in Winchester) in accordance with its specification and the standards referred to in it.

The successful supplier for Academic sites will carry out small scale electrical installation works, measured against an agreed Schedule of Rates, within its Estate (in Southampton and in Winchester) in accordance with its specification and the standards referred to in it.

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

This contract is divided into lots: Yes

### **II.1.7) Total value of the procurement (excluding VAT)**

Value excluding VAT: £8,400,000

## **II.2) Description**

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

Electrical Maintenance Services - Lot 1 - Halls of Residence

Lot No

1

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

- 31212200 - Circuit testers
- 45310000 - Electrical installation work
- 50532400 - Repair and maintenance services of electrical distribution equipment
- 51110000 - Installation services of electrical equipment
- 71334000 - Mechanical and electrical engineering services
- 71631000 - Technical inspection services
- 71632000 - Technical testing services

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

NUTS codes

- UKJ3 - Hampshire and Isle of Wight

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

The University of Southampton is a multi-campus educational and research organisation. Properties on the Estate range from highly serviced clean room complexes, through laboratories, sports complexes, teaching facilities, halls of residencies to residential houses.

The Estates & Facilities (E&F) Department at the University are responsible for managing and maintaining the University's estate, developing and improving the environment we work, live and study in. The University has five campuses in Southampton and one in Winchester and Estates & Facilities provide a range of essential services to staff, students and visitors.

The scope of service for Halls of Residence is for the successful supplier to test, service and maintain all electrical systems and associated equipment within its Estate (in Southampton and in Winchester) in accordance with its specification and the standards referred to in it.

The main work to be undertaken by the awarded supplier will cover:

- Routine Maintenance and installation in accordance with BS7671, Building Testing in accordance with BS7671 as described in IEE Guidance note 3, in service inspection and testing of electrical equipment in accordance with the IET Code of practice and any other current legislation.
- Defect rectification and upgrade work as directed by the Contract Administrator to a maximum value of £50,000 per order. The successful supplier will be required to submit a quotation for larger projects in excess of the above value. The execution of works can only start on formal approval by the University of Southampton.
- Provide 24-hour call-out breakdown service with maximum 2-hour response time.
- Other duties as per the scope of service, and as instructed by the Contract Administrator.

Procurement Process:

This procurement process was conducted as a restricted procedure consisting of both Selection and Invitation to Tender stages.

Contract Period:

The University entered into a contract until 14th July 2028 with the awarded supplier.

This comprise of an initial contract period until 14th July 2026 with an option to extend by a further 2 years subject to satisfactory performance and at the discretion of the University.

The initial contract period of 2 years and 7 months has been decided as part of the University's strategy for Estates & Facilities. Its end date aligns with the end date of the Critical Maintenance contract for Halls of Residence allowing these to be reviewed

together.

### **II.2.5) Award criteria**

Quality criterion - Name: Contract Implementation / Weighting: 10%

Quality criterion - Name: Management and Resources / Weighting: 5%

Quality criterion - Name: Training and Competencies / Weighting: 5%

Quality criterion - Name: Scenario One / Weighting: 10%

Quality criterion - Name: Scenario Two / Weighting: 10%

Quality criterion - Name: Contract Management - Management/Administrative Structure / Weighting: 5%

Quality criterion - Name: Contract Management - Escalation Procedure / Weighting: 5%

Quality criterion - Name: Service Delivery / Weighting: 10%

Cost criterion - Name: Basket of Goods / Weighting: 30%

Cost criterion - Name: Overhead & Profit on plant hire, subcontractors and non scheduled materials / Weighting: 10%

### **II.2.11) Information about options**

Options: No

## **II.2) Description**

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

Electrical Maintenance Services - Lot 2 - Academic

Lot No

2

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

- 31212200 - Circuit testers
- 45310000 - Electrical installation work

- 50532400 - Repair and maintenance services of electrical distribution equipment
- 51110000 - Installation services of electrical equipment
- 71334000 - Mechanical and electrical engineering services
- 71631000 - Technical inspection services
- 71632000 - Technical testing services

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

NUTS codes

- UKJ3 - Hampshire and Isle of Wight

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

The University of Southampton is a multi-campus educational and research organisation. Properties on the Estate range from highly serviced clean room complexes, through laboratories, sports complexes, teaching facilities, halls of residencies to residential houses.

Scope of service for Academic sites is for the awarded supplier to carry out electrical installation works measured against an agreed Schedule of Rates, within its Estate (in Southampton and Winchester) in accordance with its specification and the standards referred to in it.

The main work to be undertaken by the supplier under Lot 2 - Academic will cover electrical installation works.

Procurement Process:

This procurement process was conducted as a restricted procedure consisting of both Selection and Invitation to Tender stages.

Contract Period:

The University entered into a contract until 14th July 2028 with the awarded supplier.

This comprise of an initial contract period until 14th July 2026 with an option to extend by a further 2 years subject to satisfactory performance and at the discretion of the University.

The initial contract period of 2 years and 7 months has been decided as part of the University's strategy for Estates & Facilities. Its end date aligns with the end date of the

Critical Maintenance contract for Halls of Residence allowing these to be reviewed together.

### **II.2.5) Award criteria**

Quality criterion - Name: Contract Implementation / Weighting: 5%

Quality criterion - Name: Management and Resources - assigning this contract / Weighting: 5%

Quality criterion - Name: Management and Resources - Staff Training / Weighting: 5%

Quality criterion - Name: Scenario One / Weighting: 15%

Quality criterion - Name: Scenario Two / Weighting: 20%

Quality criterion - Name: Contract Management / Weighting / Weighting: 5%

Quality criterion - Name: Service Delivery / Weighting: 5%

Cost criterion - Name: Basket of goods / Weighting: 30%

Cost criterion - Name: Overheads & Profit on plant hire, subcontractors and non scheduled materials / Weighting: 10%

### **II.2.11) Information about options**

Options: No

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## **Section IV. Procedure**

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

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

Restricted 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: [2023/S 000-015038](#)

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## **Section V. Award of contract**

### **Contract No**

2023UoS-0674

### **Lot No**

1

### **Title**

Electrical Maintenance Services - Lot 1 - Halls of Residence

A contract/lot is awarded: Yes

### **V.2) Award of contract**

#### **V.2.1) Date of conclusion of the contract**

30 November 2023

#### **V.2.2) Information about tenders**

Number of tenders received: 4

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

**V.2.3) Name and address of the contractor**

Durabilis Electrical & Maintenance Ltd

Southampton

Country

United Kingdom

NUTS code

- UKJ3 - Hampshire and Isle of Wight

Companies House

12131141

The contractor is an SME

Yes

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

Total value of the contract/lot: £6,600,000

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**Section V. Award of contract**

**Contract No**

2023UoS-0674

**Lot No**

2

**Title**

Electrical Maintenance Services - Lot 2 - Academic

A contract/lot is awarded: Yes

## **V.2) Award of contract**

### **V.2.1) Date of conclusion of the contract**

27 November 2023

### **V.2.2) Information about tenders**

Number of tenders received: 2

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

### **V.2.3) Name and address of the contractor**

Rigfone Electrics Limited

Southampton

Country

United Kingdom

NUTS code

- UKJ3 - Hampshire and Isle of Wight

Companies House

00746766

The contractor is an SME

Yes

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

Total value of the contract/lot: £1,800,000

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## **Section VI. Complementary information**

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

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

University of Southampton

Building 37, Highfield Campus, University Road

Southampton

SO17 1BJ

Email

[procurement@soton.ac.uk](mailto:procurement@soton.ac.uk)

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