

1718-0512 The Supply and Installation of Power and Lighting (including emergency lighting) at 24 Residential High-Rise Tower Blocks within Islington

Islington Council invites suitable expressions of interest from suppliers for the replacement of communal lighting and power (including emergency lighting to high rise residential tower blocks.

Current status / Background

The existing electrical power and lighting to communal and back of house areas is to be replaced. These works are to include emergency lighting which provides a minimum of three hours plus three' battery powered lighting from a central battery source in the event of a mains power failure.

These works provide a central / distributed battery back-up for emergency lighting system.

The requirement

To install a new lighting, off the shelf central/ distributed battery system with remote monitoring and testing function.

To remove existing lighting and power and install a replacement system in its place, to commission the new power and lighting, to install fire protection to all penetrations, to make good and repair all walls, ceilings and floors matching all RAL colours to existing.

Areas to be included in the work:

- Communal corridor and stairwell lighting
- Lighting in Lift Motor Room and Mechanical Services Plant Room areas are included
- Lighting on roof and within basement areas have been included
- All back of house areas

Items not included in the work:

- Electrical supplies to dwellings (lateral mains)
- Electrical installations for mechanical plant

The contract is to commit the winning contractor to employing an apprentice for a minimum duration of one year per million pound spend for the duration of the contract who is to be employed under the pastoral care of the Council.

Lots

The scheme is to be tendered as two lots:

- Lot 1-10 Building Blocks
- Lot 2-14 Building Blocks

Organisations may apply for Lot 1 and /or Lot 2 or both. Prospective bidders must indicate in their selection questionnaire submission which Lot(s) they wish to apply for. If a single contractor wins both Lots, then there will be single contract for both Lots.

Lot 1 consists of 10 blocks. Lot 2 consists of 14 blocks. Both Lots are for electrical works to be undertaken within buildings replacing the existing power and lighting. Blocks have been grouped in a practical way for ease of undertaking the proposed works, as follows:

Building included in Lot 1:

UPRN	Admin Unit Name	Estate	Lot
SBKBESANTCT1TO40	1-40 BESANT CT NEWINGTON GRN RD N1 4RE	BESANT COURT ESTATE	Lot 1
SBKDIDBINHSE	DIDBIN HSE MINGARD WLK N7 7RT	ANDOVER ESTATE	Lot 1
SBKDOCURAHSE	DOCURA HSE CORKER WLK N7 7RU	ANDOVER ESTATE	Lot 1
SBKGAMBIERHSEMORAST	GAMBIER HSE MORA ST EC1V 8EH	PLEYDELL ESTATE	Lot 1
SBKGUERNSEYHSE	GUERNSEY HSE CLEPHANE RD N1 2TR	CHANNEL ISLANDS ESTATE	Lot 1
SBKILFORDHSE	ILFORD HSE DOVE RD N1 3LZ	DOVER COURT ESTATE	Lot 1

SBKJERSEYHSE	JERSEY HSE CLEPHANE RD N1 2JF	CHANNEL ISLANDS ESTATE	Lot 1
SBKMIDWAYHSE	MIDWAY HSE MANNINGFORD CL EC1V 7HP - include Moorgreen and seek capital funding	EARLSTOKE ESTATE	Lot 1
SBKMOORGREENHSE	MOORGREEN HSE WYNYATT ST EC1V 7JA	EARLSTOKE ESTATE	Lot 1
SBKNOLLHSE	NOLL HSE CORKER WLK N7 7RX	ANDOVER ESTATE	Lot 1

Buildings included in Lot 2

UPRN	Admin Unit Name	Estate	Lot
SBKCLIFTONCT1TO68	1-68 CLIFTON CT PLAYFORD RD N4 3NH	CLIFTON COURT ESTATE	Lot 2
SBKBECKFORDHSE	BECKFORD HSE MATTHIAS RD N16 8LR	MAYVILLE ESTATE	Lot 2
SBKCOLTASHCT	COLTASH CT WHITECROSS ST EC1Y 8QL	WHITECROSS ESTATE	Lot 2
SBKCONRADHSE	CONRAD HSE MATTHIAS RD N16 8LJ	MAYVILLE ESTATE	Lot 2
SBKDIXONCLARKCT	DIXON CLARK CT CANONBURY RD N1 2UR	standalone not on an estate (TMO resident)	Lot 2
SBKFOXCROFT	FOXCROFT PENTON RISE WC1X 9EF	WESTON RISE ESTATE	Lot 2
SBKFREARSONHSE	FREARSON HSE PENTON RISE WC1X 9EB	WESTON RISE ESTATE	Lot 2
SBKHALIDAYHSE	HALIDAY HSE MILD MAY ST N1 4NF	MILD MAY ESTATE	Lot 2
SBKHURSTHSE	HURST HSE PENTON RISE WC1X 9ED	WESTON RISE ESTATE	Lot 2

SBKMCINDOECT	MCINDOE CT SHERBORNE ST N1 3EY	standalone not on an estate	Lot 2
SBKORKNEYHSE	ORKNEY HSE CALEDONIAN RD N1 0AF	BEMERTON ESTATE	Lot 2
SBKREDWOODCT	REDWOOD CT SUNNYSIDE RD N19 3SN	standalone not on an estate	Lot 2
SBKSHARWOOD	SHARWOOD PENTON RISE WC1X 9EG	WESTON RISE ESTATE	Lot 2
SBKSTELFOXHSE	STELFOX HSE PENTON RISE WC1X 9EA	WESTON RISE ESTATE	Lot 2

TUPE [Transfer of Undertakings (Protection of Employment) Regulations]

TUPE rules do not apply.

Social Value

The winning tenderer is to aim to meet the following requirements in order to enhance their Social Value impact in the local community:

- i. Islington Council is a London Living Wage employer; all staff and anyone working on LBI contracts is to be paid the London Living Wage
- ii. The winning Contractor is to support and encourage for all employees, the adoption of the Sugar Smart Campaign and the adoption of the Healthy Workplace Charter
- iii. The winning Contractor is to provide training and development opportunities for Contractors own staff in order to improve skills

Contract Period

The contract period will be for 32 months from an estimated start date 16/03/2020 and an estimated completion date 01/08/22.
An estimated programme envisages the works for both Lots as follows:

Lot	Programme start (base line starts)	Contractor Starts	start of construction works mobilisation (8 wks)	Work starts on site (12 wks)	work starts on next scheme	Programme complete (24 wks)	Defects Liability Start (12 months)	Defects Liability End
Lot 1	16/03/20	16/03/20	11/05/20	08/06/20	06/07/20	31/08/20	31/08/20	30/08/21
Lot 1	16/03/20	06/07/20	31/08/20	28/09/20	06/07/20	21/12/20	21/12/20	20/12/21
Lot 1	16/03/20	26/10/20	21/12/20	18/01/21		12/04/21	12/04/21	11/04/22
Lot 2	16/03/20	16/03/20	11/05/20	08/06/20	06/07/20	31/08/20	31/08/20	30/08/21
Lot 2	16/03/20	06/07/20	31/08/20	28/09/20	06/07/20	21/12/20	21/12/20	20/12/21
Lot 2	16/03/20	26/10/20	21/12/20	18/01/21	26/10/20	12/04/21	12/04/21	11/04/22
Lot 2	16/03/20	15/02/21	12/04/21	10/05/21		02/08/21	02/08/21	01/08/22

Contract Value

The estimated total value of this contract is £2.6m over the maximum 32 months term of the contract for each Lot.

- The estimated total value of Lot 1 is £1,325,512.34
- The estimated total value of Lot 2 is £1,279,320.25

However, the Council is confident the bids received will be lower than the estimated value.

Award criteria

The contract will be awarded to the Most Economically Advantageous Tender (MEAT) in accordance with the Public Contracts Regulations. MEAT for this contract is Cost 60% and Quality 40%. Tender submissions will be subject to minimum quality thresholds of achieving a score of three (3) or above for each question. Further details will be provided in the invitation to tender.

Cost 60%

Quality 40%

Quality made up of:

Proposed approach to Health and Safety 10%

Proposed approach to Design 10%

Proposed approach to Programme 10%

Proposed approach to Workmanship 10%

Total 100%

Tenderers should be aware that we reserve the right to hold site visits and/or presentations and/or interviews during the tender process. Site visits and/or presentations and/or interviews will be for verification/clarification purposes of the written submission.

We reserve the right to interview leading bidders.

Procurement Process

This contract is over the Official Journal of the European Union (OJEU) threshold. The contract will be procured using the Restricted Procedure. The Restricted Procedure means the procurement process will be conducted in two stages.

The first stage will involve selecting the five (5) highest scoring organisations per Lot. All submissions will be subject to minimum requirements as stated in the SQ.

The second stage will be an evaluation of tenders submitted by bidders who are the five highest organisations selected at the SQ stage per Lot.

Organisations may apply for Lot 1 and /or Lot 2 or both. If a single contractor wins both Lots, then there will be single contract for both Lots.

How to express an interest

If you wish to apply for this contract, please follow the steps below:

Register your company free of charge via the **London Tenders Portal**.

Link: <https://procontract.due-north.com>

Await acceptance. You will receive an email confirming your username and password.

Use your username and password to log into the London Tenders Portal and express your interest in contract ***1718-0512 The Supply and Installation of Power and Lighting (including emergency lighting) at 24 Residential High-Rise Tower Blocks within Islington-Category 45000000-7 - Construction work and 50000000 - Repair and maintenance services.***

Shortly after you have expressed interest, you will receive a second email containing a link to access the selection questionnaire/tender documents.

Deadlines

The deadline for expressions of interest is: 11:59am Wednesday 11 September 2019.

Submission of selection questionnaires by: 12noon Wednesday 11 September 2019.

Late submissions will not be accepted.

Additional information

- Islington Council and its partners are committed to work towards a 'Fairer Islington', for more information see www.islington.gov.uk.
- Please **do not** include any publicity material with your submissions.
- Islington Council aims to provide equality of opportunity and welcomes applicants who meet the qualitative selection criteria from black and minority ethnic communities and disabled groups.
- The Council encourages all types of organisation who meet the qualitative selection criteria including Voluntary and Community Sector (VCS) organisations, Social Enterprises or not for profit enterprises and small to medium enterprises (SME) to tender.
- Your submission will be marked in stages. Only applicants who meet the requirements at each stage will progress to the next stage. Further details will be contained in the tender documents.
- Please include the Contract Number of this tender process when communicating with the Council in any way.
- All questions relating to this contract should be raised via the question and answer section of the relevant contract on the London Tenders Portal. Please do not contact any officer of the council directly.

- Applicants are advised that all costs incurred either directly or indirectly in preparation, submission or otherwise related to this advertisement will be borne by them, and in no circumstances will the council be responsible for any such costs. Applicants are also advised that the council at its sole discretion acting reasonably and in good faith reserves the right to abandon the procurement at any stage prior to contract award.
- As part of a commitment to transparency the council is now publishing all spend over £500 each month. This includes spend on contracts, so the successful contractor should expect details of spend against the contract to appear on the council website [Islington Council: Council contracts](#). The council is also committed to publishing tender and contract documentation after contract award stage. Commercially sensitive information will be redacted from documentation. What constitutes commercially sensitive information is a matter for the council's sole discretion. However, tenderers will be invited to identify information they consider to be commercially sensitive in their tender return and this will be taken into account in the council forming a view.