

Committee(s): Residents' Consultation Committee - For Information Barbican Residential Committee – For Information	Dated: 6 March 2023 20 March 2023
Subject: Repairs and Maintenance Re-tender Timeline	Public
Which outcomes in the City Corporation's Corporate Plan does this proposal aim to impact directly?	4
Does this proposal require extra revenue and/or capital spending?	N
If so, how much?	£
What is the source of Funding?	
Has this Funding Source been agreed with the Chamberlain's Department?	
Report of Interim Executive Director, Community and Children's Services	For Information
Report author: Mike Saunders – Property Services	

Summary

This report, which is for information, sets out the estimated timeline for the re-tender of the Repairs and Maintenance contract.

Recommendation(s)

Members are asked to:

- Note the report.

Main Report

Background

1. The current repairs and maintenance contract commenced on 1st April 2019. The contract is let on 5-year term meaning that a new contract will be in place on 1st April 2024.
2. As part of the tender process, a working group of key stakeholders will be formed. This group will involve officers from Property Services, officers from the Barbican Estate Office, officers from City Procurement and residents

3. The working group will review the current service and specification and will amend accordingly to ensure the future contract meets resident's needs. This will include, but not limited to, a review of KPI's and service standards.
4. There are a number of procurement options to be considered which include:
 - i. **Option 1: Undertake an openly advertised procurement exercise using the Open procedure.** This procedure allows for a one-stage procurement exercise. Due to the nature of the services and the maturity of the market within this area it is likely to attract a large number of suppliers. The tender will implement Professional & Technical Ability criteria within the Qualification section of the tender process. By implementing a Professional & Technical Ability criterion, the City can identify those suitable suppliers which meet our minimum requirements and demonstrate the required level of technical expertise to meet our needs.
 - ii. **Option 2: Undertake a procurement exercise using the Restricted procedure.** The procedure allows for a two-staged process which seeks to select a set number of suppliers to participate at ITT stage. This is a resource intensive process with little benefit over using option 1.
 - iii. **Option 3: Competition under an existing framework.** A review of existing available frameworks would undertaken, including Crown Commercial Services, ESPO and Fusion 21. Whilst frameworks are competitively tendered through OJEU, competition for this contract is within the framework. This route limits the number of suppliers and removes the potential opportunities for the wider market to participate.

5. Below is the estimated timeline for the full procurement process.

Stages of Procurement Procedure		Start Date	Completion Date
Pre-tender stage			
1	Barbican Resident Consultation Committee	05/06/2023	05/06/2023
2	Barbican Residential Committee	19/06/2023	19/06/2023
2	Operational Property & Projects Committee	03/07/2023	03/07/2023
3	Finance Committee	06/06/2023	06/06/2023
4	S.20 consultation	01/05/2023	09/06/2023
5	Form Working Party	19/06/2023	01/12/2023
6	Draft specification, tender docs etc.	01/09/2023	01/09/2023
Tender stage			
7	ITT Submission deadline	13/10/2023	13/10/2023
8	Tender Evaluation - P&T	16/10/2023	23/10/2023
9	Moderation - P&T	24/10/2023	24/10/2023
10	Tender Evaluation - Technical Responses	25/10/2023	08/11/2023
11	Moderation - Technical Responses	09/11/2023	10/11/2023
Tender award stage			
12	Contract award approval - FS Category Board	TBD	TBD
13	Barbican Residential Committee	11/12/2023	11/12/2023
14	Finance Committee	12/12/2023	12/12/2023
15	Operational Property & Projects Committee	TBD	TBD
16	S.20 Consultation	13/12/2023	24/01/2024
Post Tender and mobilisation			
17	Standstill letters	25/01/2024	08/02/2024
18	Contract mobilisation	08/02/2024	01/04/2023

Mike Saunders

Head of Repairs and Maintenance

E: mike.saunders@cityoflondon.gov.uk