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Award

## **Private Sector Development Partner for the South East Territory**

The South East Territory, comprising Lothian NHS Board, Borders NHS Board, City of Edinburgh Council, Scottish Borders Council, East Lothian Council, West Lothian Council, Midlothian Council, Police Scotland, Scottish Ambulance Service, Scottish Fire and Rescue Service and their statutory successors

F15: Voluntary ex ante transparency notice

Notice identifier: 2021/S 000-002260

Procurement identifier (OCID): ocids-h6vhtk-02903b

Published 4 February 2021, 1:56pm

### **Section I: Contracting authority/entity**

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

The South East Territory, comprising Lothian NHS Board, Borders NHS Board, City of Edinburgh Council, Scottish Borders Council, East Lothian Council, West Lothian Council, Midlothian Council, Police Scotland, Scottish Ambulance Service, Scottish Fire and Rescue Service and their statutory successors

c/o Scottish Futures Trust, 1st Floor, 11-15 Thistle Street

Edinburgh

EH2 1DF

#### **Email**

[mailbox@scottishfuturestrust.org.uk](mailto:mailbox@scottishfuturestrust.org.uk)

#### **Telephone**

+44 1315100800

**Country**

United Kingdom

**NUTS code**

UKM75 - Edinburgh, City of

**Internet address(es)**

Main address

<http://www.scottishfuturestrust.org.uk>

Buyer's address

[https://www.publiccontractsscotland.gov.uk/search/Search\\_AuthProfile.aspx?ID=AA13383](https://www.publiccontractsscotland.gov.uk/search/Search_AuthProfile.aspx?ID=AA13383)

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

Body governed by public law

**I.5) Main activity**

General public services

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## **Section II: Object**

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

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

Private Sector Development Partner for the South East Territory

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

- 71000000 - Architectural, construction, engineering and inspection services

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

Services

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

On 30 July and 2 August 2010, as part of the Scotland-wide hub programme, the Participants (as defined below) concluded a territory partnering agreement (TPA) with hub South East Scotland Limited for a period of 20 years (with an option to extend for 5 years) for the performance of certain partnering services, as set out in the contract notice referenced in IV.2.1 (the Contract Notice). This notice contains further detail of the ongoing use of the TPA in line with the originally advertised scope.

The Participants are the South East Territory, comprising, Lothian NHS Board, Borders NHS Board, City of Edinburgh Council, Scottish Borders Council, East Lothian Council, West Lothian Council, Midlothian Council, Lothian and Borders Police Board, the Scottish Ambulance Service, the Lothian and Borders Fire and Rescue Board and their statutory successors and any organisation created as a result of a reorganisation or organisational change of the contracting authorities.

#### **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: £1,200,000,000

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

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

- 70000000 - Real estate services

- 71500000 - Construction-related services
- 71315210 - Building services consultancy services
- 71541000 - Construction project management services
- 51400000 - Installation services of medical and surgical equipment
- 50700000 - Repair and maintenance services of building installations
- 50800000 - Miscellaneous repair and maintenance services
- 51100000 - Installation services of electrical and mechanical equipment
- 45000000 - Construction work
- 45215140 - Hospital facilities construction work
- 79993000 - Building and facilities management services
- 85144000 - Residential health facilities services
- 45215100 - Construction work for buildings relating to health
- 79418000 - Procurement consultancy services
- 70100000 - Real estate services with own property
- 70110000 - Development services of real estate
- 77314000 - Grounds maintenance services
- 70330000 - Property management services of real estate on a fee or contract basis
- 45210000 - Building construction work
- 45215200 - Construction work for social services buildings
- 45216120 - Construction work for buildings relating to emergency services
- 45216110 - Construction work for buildings relating to law and order
- 45214000 - Construction work for buildings relating to education and research
- 45213100 - Construction work for commercial buildings
- 45212100 - Construction work of leisure facilities
- 45212200 - Construction work for sports facilities
- 75200000 - Provision of services to the community

**II.2.3) Place of performance**

NUTS codes

- UKM7 - Eastern Scotland

Main site or place of performance

The South East Territory, being the geographical areas covered by those public bodies listed in the notice.

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

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**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

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**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

- The procurement falls outside the scope of application of the regulations

#### Explanation:

This notice provides an update on progress under the TPA to ensure transparency of the remaining pipeline of projects and to direct interested persons to the ongoing publicity relating to the hub programme. Each project is the subject of a separate Project Agreement which is entered into in accordance with the terms of the TPA. As part of the original competitive procurement process the Contract Notice stated an estimated, cumulative capital value of the projects to be awarded under the TPA being in the region of 300m GBP in the first ten years, and approximately 400m GBP for the life of the TPA including those projects awarded in the first ten years. These were stated to be anticipated values on the basis of then current estimates only. This was an indication of value provided for information purposes. The procurement documents made clear that the initial detail provided of the project pipeline was indicative for information only and that there was no guarantee or commitment as to the facilities that would be developed through the TPA. The full scope and extent of the partnering services and the TPAs was clearly delineated elsewhere in the Contract Notice and in the accompanying procurement documents, and was not linked to or to any extent constrained by the indicative cumulative estimates of value provided. The original competitive procurement process did not envisage that the agreement to be awarded would contain any limit or any other reference to any cumulative or other project values and consistent with that the TPA does not contain any such limit or reference. It is currently anticipated that the overall capital value of projects which may be procured over the next 48 months may extend to an estimated capital value of approximately 550m GBP which would bring the total value of projects award under the TPA to approximately 1200m GBP. The list of potential projects can be viewed by following the link set out in the additional information section of this notice. All such projects fall within the scope advertised through the Contract Notice and the original competitive procurement process. No change to that scope is envisaged and, for the avoidance of doubt no substantial modifications will be made to the terms of the TPA or any Project Agreement. The TPA remains a long term partnering arrangement for the development of public and community infrastructure, and no change is envisaged to the TPA period of 20 years with an option to extend for 5 years.

#### **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: [2009/S 126-184258](#)

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

A contract/lot is awarded: Yes

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

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

2 August 2010

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

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

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

Hub South East Scotland Limited

8 Melville Street

Edinburgh

EH3 7NS

Country

United Kingdom

NUTS code

- UKM7 - Eastern Scotland

Internet address

[www.hubsoutheastscotland.co.uk](http://www.hubsoutheastscotland.co.uk)

The contractor/concessionaire is an SME

No

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

Total value of the contract/lot/concession: £1,200,000,000

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## Section VI. Complementary information

### VI.3) Additional information

The list of potential projects can be accessed here:

<https://www.scottishfuturestrust.org.uk/storage/uploads/possiblepipelineofhubsoutheastprojects.pdf> and this list will be updated on an ongoing basis at this link.

The hub programme is committed to ensuring value for money to the public sector, and as such welcomes any enquiries in respect of supply chain opportunities for any of the currently anticipated projects referenced by this notice. Hub South East Scotland Ltd is currently refreshing its supply chain with the intention of adding a minimum of one further Tier 1 contractor. This procurement will commence with the publication of a sub-contractor opportunity notice on the Public Contracts Scotland website. It is anticipated that this will be advertised on Public Contracts Scotland following publication of this notice. It is anticipated that any appointments to the Supply Chain of hub South East Scotland will be made by the end of May 2021.

Interested persons should contact Greig Jamieson, Commercial Director, hub South East Scotland Ltd at [Greig.Jamieson@hubsoutheast.co.uk](mailto:Greig.Jamieson@hubsoutheast.co.uk) in the first instance to discuss any future opportunities.

Details of projects completed and progress to date under the hub programme can be viewed in the periodic updates published by Scottish Futures Trust (SFT), which are available here and continue to be updated on a regular basis:

<https://www.scottishfuturestrust.org.uk/page/hub>

NOTE: To register your interest in this notice and obtain any additional information please visit the Public Contracts Scotland Web Site at

[https://www.publiccontractsscotland.gov.uk/Search/Search\\_Switch.aspx?ID=643017](https://www.publiccontractsscotland.gov.uk/Search/Search_Switch.aspx?ID=643017).

(SC Ref:643017)

### VI.4) Procedures for review

#### VI.4.1) Review body

Scottish Courts and Tribunals Service

Saughton House, Broomhouse Drive

Edinburgh



EH11 3XD

Country

United Kingdom

Internet address

[www.scotcourts.gov.uk](http://www.scotcourts.gov.uk)