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Planning

Early Market Engagement: Design and Build Regina Road

London Borough of Croydon

F01: Prior information notice

Prior information only

Notice identifier: 2025/S 000-005128

Procurement identifier (OCID): ocds-h6vhtk-04e1d9

Published 14 February 2025, 12:42pm

Section I: Contracting authority

I.1) Name and addresses

London Borough of Croydon

8 Mint Walk

Croydon

CR0 1EA

Contact

John O'Dor

Email

john.o'dor@croydon.gov.uk

Country

United Kingdom

NUTS code

UKI62 - Croydon

Internet address(es)

Main address

www.croydon.gov.uk

Buyer's address

<https://in-tendhost.co.uk/croydontenders.aspx/Home>

I.3) Communication

Additional information can be obtained from the above-mentioned address

I.4) Type of the contracting authority

Regional or local authority

I.5) Main activity

General public services

Section II: Object

II.1) Scope of the procurement

II.1.1) Title

Early Market Engagement: Design and Build Regina Road

Reference number

LBC/TN/421

II.1.2) Main CPV code

- 45210000 - Building construction work

II.1.3) Type of contract

Works

II.1.4) Short description

London Borough of Croydon is looking for supplier(s) for the Design and Build of Regina Road. This is not a call for competition. LBC will conduct Early Market Engagement and reserves the right to use a framework, DPS or any other compliant route. To register your interest, please use this link for Intend London Borough of Croydon. <https://intendhost.co.uk/croydontenders.aspx/HomeRegistration> is free and takes only 5 minutes. Once registered, you will be able to download a site plan and a background briefing document and short Survey : https://www.surveymonkey.com/r/Regina_Road_SMT_2025 The deadline to respond to the PIN is 7th March 2025 at 12noon.

II.1.5) Estimated total value

Value excluding VAT: £100,000,000

II.1.6) Information about lots

This contract is divided into lots: No

II.2) Description

II.2.2) Additional CPV code(s)

- 45210000 - Building construction work
- 45400000 - Building completion work
- 45500000 - Hire of construction and civil engineering machinery and equipment with operator
- 45000000 - Construction work
- 45100000 - Site preparation work
- 45300000 - Building installation work

II.2.3) Place of performance

NUTS codes

- UKI62 - Croydon

Main site or place of performance

Regina Road in Croydon

II.2.4) Description of the procurement

The Regina Road Regeneration is a priority project for the London Borough of Croydon (LBC). It is the first major regeneration scheme that LBC is undertaking directly in recent times and has vested interest from both senior members of the Council and in the wider community. The Project commenced following a successful ballot and decision of London Borough of Croydon's Cabinet on 25 October 2023 approving full redevelopment of the estate via direct delivery by LBC. The project now seeks to deliver a minimum of 340 new quality homes for residents to replace existing 191 post-war housing which is in poor condition. Phase 1 of the project comprises delivery of 225 affordable homes (including 215 social rent, 10 shared equity/shared ownership), a community space, and a nursery. The balance of a minimum of 115 units is to be delivered as part of Phase 2. Refer to appendix A for the site phasing layout plan. The site layout plan details the existing blocks on site as highlighted in red. The demolition of 1-87 Regina Road tower block has commenced and will be completed by the time the main works is scheduled to commence in March 2026. The demolition of the remaining blocks is anticipated to form part of the main works contract. The LBC is committed to the delivery of the phase 1 works in this initial stage of the project, which requires a start on site by March 2026. Accordingly, bidders are requested to only focus on phase 1 of this project when responding to the prior information notice (PIN), soft market testing questionnaire and future tender. London Borough of Croydon is looking for a supplier(s). We will conduct Early Market Engagement & LBC reserves the to use a framework, DPS or any other compliant route. To register your interest, please use this link for Intend London Borough of Croydon. Registration is free and takes only 5 minutes. Once registered, you will be able to download a site plan and a background briefing document and short survey : https://www.surveymonkey.com/r/Regina_Road_SMT_2025 Following receipt of questionnaires, the Council reserves the right to invite all or some of the respondents to further face to face/virtual meetings. The information in this document is solely for the purposes of a soft market testing exercise and no representation, warranty, or undertaking is given by the Council as to its accuracy or completeness, and the Council accepts no liability in relation to it. The Council reserves the right to, at its discretion: (a) to change this document and/or the process for the soft market testing exercise; (b) to proceed or not with a subsequent procurement. Any subsequent procurement will be separate. Neither participation (or otherwise) in this exercise nor any information supplied will advantage or disadvantage any person in such procurement. No expense in responding to soft market testing will be reimbursed by the Council. The Council will not treat as confidential any information submitted in response to the Exercise, and respondents should note that the Council is subject to the Freedom of Information Act 2000 and may be obliged to disclose responses under that Act.

II.3) Estimated date of publication of contract notice

16 June 2025

Section IV. Procedure

IV.1) Description

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

The procurement is covered by the Government Procurement Agreement: Yes

Section VI. Complementary information

VI.3) Additional information

<https://in-tendhost.co.uk/croydontenders.aspx/Home>