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Tender

The Green, Southall, Development Joint Venture Delivery Partner

Peabody Developments Limited

F02: Contract notice

Notice identifier: 2022/S 000-012173

Procurement identifier (OCID): ocds-h6vhtk-03362a

Published 10 May 2022, 4:05pm

Section I: Contracting authority

I.1) Name and addresses

Peabody Developments Limited

Minster Court, 45-47 Westminster Bridge Road

London

SE1 7JB

Contact

Caroline Lamont

Email

Caroline.Lamont@peabody.org.uk

Telephone

+44 2038284233

Country

United Kingdom

NUTS code

UKI73 - Ealing

Internet address(es)

Main address

<https://www.peabody.org.uk>

I.3) Communication

The procurement documents are available for unrestricted and full direct access, free of charge, at

<https://www.delta-esourcing.com/tenders/UK-UK-London:-Building-construction-work./7HJ4NVM43V>

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted to the above-mentioned address

I.4) Type of the contracting authority

Body governed by public law

I.5) Main activity

Housing and community amenities

Section II: Object

II.1) Scope of the procurement

II.1.1) Title

The Green, Southall, Development Joint Venture Delivery Partner

II.1.2) Main CPV code

- 45210000 - Building construction work

II.1.3) Type of contract

Works

II.1.4) Short description

Peabody Developments Limited is seeking a delivery partner with the right skills and expertise to deliver The Green in line with the Authority's requirements, visions and objectives. The Project aims to deliver 564 new homes (50% of which will be affordable) and high quality public spaces creating a green sustainable community offering new employment space and creating new job opportunities.

II.1.5) Estimated total value

Value excluding VAT: £140,000,000

II.1.6) Information about lots

This contract is divided into lots: No

II.2) Description

II.2.2) Additional CPV code(s)

- 45211000 - Construction work for multi-dwelling buildings and individual houses
- 45211340 - Multi-dwelling buildings construction work
- 45211350 - Multi-functional buildings construction work

- 45211360 - Urban development construction work
- 70111000 - Development of residential real estate
- 70112000 - Development of non-residential real estate
- 45233000 - Construction, foundation and surface works for highways, roads
- 45111000 - Demolition, site preparation and clearance work
- 71520000 - Construction supervision services

II.2.3) Place of performance

NUTS codes

- UKI73 - Ealing

Main site or place of performance

Ealing

II.2.4) Description of the procurement

Peabody Developments Limited (the "Authority") is seeking, by means of this Procurement, to establish a joint venture ("JV") between the Authority and a private sector partner (the "Partner") in relation to The Green, Southall (the "Project"). The Authority is working with Ealing Council under a Development Agreement to redevelop the Project, a major regeneration project located within the Southall Opportunity Area. The Southall Opportunity Area Planning Framework was adopted by Ealing Council and the Mayor of London as Supplementary Planning Guidance (SPG) to the London Plan. The development of the site provides an opportunity to create a new urban quarter situated minutes from the new Southall Crossrail Station creating distinctive forms within the skyline that enhance the existing townscape. Further information is available in the supporting Procurement documentation. The Authority is carrying out the Procurement for a Partner in accordance with the Public Contracts Regulations 2015, using the competitive dialogue procedure.

II.2.5) Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

II.2.6) Estimated value

Value excluding VAT: £140,000,000

II.2.7) Duration of the contract, framework agreement or dynamic purchasing system

Duration in months

60

This contract is subject to renewal

No

II.2.9) Information about the limits on the number of candidates to be invited

Envisaged minimum number: 3

II.2.10) Information about variants

Variants will be accepted: No

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

II.2.14) Additional information

Development Agreement: password protected, released following receipt of signed NDA. If the Bidder is a consortium, each member of the consortium must sign an NDA. Design Information Pack: access via a weblink, provided as per SQ pack instructions. HOT additional info password protected, released on request.

Section III. Legal, economic, financial and technical information

III.1) Conditions for participation

III.1.1) Suitability to pursue the professional activity, including requirements relating to enrolment on professional or trade registers

List and brief description of conditions

Please refer to the procurement documents being released at this stage, notably the Draft Invitation to Participate in Dialogue and the Draft Heads of Terms, for further information.

III.1.2) Economic and financial standing

Selection criteria as stated in the procurement documents

III.1.3) Technical and professional ability

Selection criteria as stated in the procurement documents

Section IV. Procedure

IV.1) Description

IV.1.1) Type of procedure

Competitive dialogue

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.2.2) Time limit for receipt of tenders or requests to participate

Date

13 June 2022

Local time

12:00pm

IV.2.3) Estimated date of dispatch of invitations to tender or to participate to selected candidates

8 July 2022

IV.2.4) Languages in which tenders or requests to participate may be submitted

English

IV.2.6) Minimum time frame during which the tenderer must maintain the tender

Duration in months: 6 (from the date stated for receipt of tender)

Section VI. Complementary information

VI.1) Information about recurrence

This is a recurrent procurement: No

VI.2) Information about electronic workflows

Electronic invoicing will be accepted

Electronic payment will be used

VI.3) Additional information

Final award criteria and further procurement documents will be provided at the commencement of the competitive dialogue stages to bidders that are shortlisted to participate.

The Authority reserves the right not to award the opportunity or to award only part (or a different arrangement) of the opportunity described in this contract notice.

For more information about this opportunity, please visit the Delta eSourcing portal at:

<https://www.delta-esourcing.com/tenders/UK-UK-London:-Building-construction-work./7HJ4NVM43V>

To respond to this opportunity, please click here:

<https://www.delta-esourcing.com/respond/7HJ4NVM43V>

GO Reference: GO-2022510-PRO-20109479

VI.4) Procedures for review

VI.4.1) Review body

High Court of Justice

The Strand

London

WC2A 2LL

Country

United Kingdom

VI.4.2) Body responsible for mediation procedures

Peabody Trust

Minster Court

London

SE1 7JB

Telephone

+44 2038284233

Country

United Kingdom

VI.4.3) Review procedure

Precise information on deadline(s) for review procedures

In accordance with Regulation 86 (Notices of decisions to award a contract or conclude a framework agreement); regulation 87 (Standstill period) and the other relevant provisions of the Public Contracts Regulations 2015, following any decision to award a contract or contracts the contracting authority will be providing debriefing information to unsuccessful bidders and observe a minimum 10 day standstill period before the contracts are entered into.

Peabody reserves the right not to award the opportunity or to award only part (or a different arrangement) of the opportunity described in this Notice.

VI.4.4) Service from which information about the review procedure may be obtained

Peabody Trust

Minster Court

London

SE1 7JB

Telephone

+44 2038284233

Country

United Kingdom