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Tender

## **Lambeth and Maudsley Redevelopment - Development Management Services**

South London and Maudsley NHS Foundation Trust

F02: Contract notice

Notice identifier: 2022/S 000-013668

Procurement identifier (OCID): ocds-h6vhtk-033c09

Published 20 May 2022, 5:32pm

### **Section I: Contracting authority**

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

South London and Maudsley NHS Foundation Trust

Bethlem Royal Hospital

Beckenham

BR3 3BX

#### **Contact**

Altaf Kara

#### **Email**

[Altaf.Kara@slam.nhs.uk](mailto:Altaf.Kara@slam.nhs.uk)

#### **Country**

United Kingdom

#### **NUTS code**

UKI - London

**Internet address(es)**

Main address

<https://www.slam.nhs.uk>

Buyer's address

<https://www.health-family.force.com/s/Welcome>

**I.3) Communication**

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

<https://health-family.force.com/s/Welcome>

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

<https://health-family.force.com/s/Welcome>

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

Electronic communication requires the use of tools and devices that are not generally available. Unrestricted and full direct access to these tools and devices is possible, free of charge, at

<https://health-family.force.com/s/Welcome>

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

Body governed by public law

**I.5) Main activity**

Health

## **Section II: Object**

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

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

Lambeth and Maudsley Redevelopment - Development Management Services

Reference number

ST22-P039

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

- 70000000 - Real estate services

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

Services

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

A corporate entity to be established by SLaM and the Maudsley Charity seeks the provision of development management services in support of the development of two surplus sites in the ownership of SLaM.

#### **II.1.5) Estimated total value**

Value excluding VAT: £20,000,000

#### **II.1.6) Information about lots**

This contract is divided into lots: No

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

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

- 70110000 - Development services of real estate
- 70000000 - Real estate services
- 70112000 - Development of non-residential real estate
- 71000000 - Architectural, construction, engineering and inspection services

- 71220000 - Architectural design services
- 70110000 - Development services of real estate
- 70331000 - Residential property services
- 71247000 - Supervision of building work
- 71251000 - Architectural and building-surveying services
- 71312000 - Structural engineering consultancy services
- 70111000 - Development of residential real estate
- 70123200 - Sale of non-residential estate
- 70120000 - Buying and selling of real estate
- 70123100 - Sale of residential real estate
- 71000000 - Architectural, construction, engineering and inspection services
- 71541000 - Construction project management services
- 70300000 - Real estate agency services on a fee or contract basis
- 71311000 - Civil engineering consultancy services
- 71311000 - Civil engineering consultancy services
- 71312000 - Structural engineering consultancy services
- 71530000 - Construction consultancy services
- 71240000 - Architectural, engineering and planning services
- 71247000 - Supervision of building work
- 71220000 - Architectural design services
- 71240000 - Architectural, engineering and planning services
- 71540000 - Construction management services
- 71251000 - Architectural and building-surveying services
- 71315200 - Building consultancy services
- 71400000 - Urban planning and landscape architectural services
- 45000000 - Construction work

### **II.2.3) Place of performance**

NUTS codes

- UKI44 - Lewisham and Southwark

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

The Trust has a significant capital programme to be part funded through the proceeds from the development of sites vacated at Landor Road, Lambeth, and Mapother and Michael Rutter buildings at Maudsley Hospital (the sites). The Trust has obtained detailed planning permission for housing-led redevelopment of these sites from the relevant planning authorities (London Boroughs of Southwark and Lambeth), details of which are contained in the Descriptive Document and supporting documents (included with the procurement documents and available for unrestricted and full direct electronic access, free of charge). The Trust and Maudsley Charity have determined to establish a limited liability partnership (LLP) to carry out the development of the sites, consistent with NHS policy which encourages release of value from surplus land.

The Sites comprise circa 8.40 acres (3.4 ha) of land and consists of two separate boundaries. Detailed planning provides for combined 740 units across the two sites of which a minimum of 50% is to be affordable.

The successful development manager will enter into a development management agreement with the LLP (as developer) (or by way of appointment by the Trust and subsequent novation to the LLP), under the terms of which the development manager will provide a full range of development management services to achieve start on site and during construction.

### **II.2.5) Award criteria**

Price

### **II.2.6) Estimated value**

Value excluding VAT: £20,000,000

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

Duration in months

120

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

Maximum number: 6

Objective criteria for choosing the limited number of candidates:

Selection will be based on applicant's submission of the SQ and expression of interest. Please refer to the SQ for a detailed understanding of the scoring criteria, weightings and how applicants will be ranked.

#### **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**

The Trust reserves the right to terminate the process at any time prior to award of contract.

The Trust does not bind itself to accept any tender received and reserves the right to call for new tenders should they consider this necessary.

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## **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

The requirements are stated in SQ, ITPD and in the procurement documents.

If a group of economic operators submits a bid, the group must nominate a lead organisation to deal with the Council. The Council shall require the group to form a legal entity before entering into the contract documents.

#### **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

1 July 2022

Local time

12:00pm

#### **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: 9 (from the date stated for receipt of tender)

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## Section VI. Complementary information

### VI.1) Information about recurrence

This is a recurrent procurement: No

### VI.3) Additional information

For a detailed timetable of the procurement, please refer to the Selection Questionnaire and Invitation to Participate in Dialogue which can be accessed via the portal.

<https://health-family.force.com/s/Welcome>

To register for this procurement opportunity and access the documents, click on the above URL and follow the instructions 1 and 2:

1) Click on “New supplier registration”

2) Complete the Supplier Registration form

If you need any further assistance with registration or have any queries about using the portal, please contact EU Supply as follows:

E-mail: [uksupport@eu-supply.com](mailto:uksupport@eu-supply.com)

Telephone: 0800 840 2050 during office hours ONLY (08.00 to 17.00).

### VI.4) Procedures for review

#### VI.4.1) Review body

High Court of England and Wales

Strand

London

WC2A 2LL

Email

[website.enquiries@judiciary.gsi.gov.uk](mailto:website.enquiries@judiciary.gsi.gov.uk)

Country

United Kingdom

Internet address

<https://www.justice.gov.uk/>

