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Award

## **Student Accommodation**

University of South Wales

F15: Voluntary ex ante transparency notice

Notice identifier: 2025/S 000-014584

Procurement identifier (OCID): ocds-h6vhtk-050164

Published 11 April 2025, 12:52pm

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

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

University of South Wales

University of South Wales,, Finance Dept, Llantwit Road

Pontypridd

CF37 1DL

#### **Email**

[procurement@southwales.ac.uk](mailto:procurement@southwales.ac.uk)

#### **Telephone**

+44 1443482386

#### **Country**

United Kingdom

#### **NUTS code**

UKL - Wales

**Internet address(es)**

Main address

<https://www.southwales.ac.uk/>

Buyer's address

[https://www.sell2wales.gov.wales/search/Search\\_AuthProfile.aspx?ID=AA0315](https://www.sell2wales.gov.wales/search/Search_AuthProfile.aspx?ID=AA0315)

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

Body governed by public law

**I.5) Main activity**

Education

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**Section II: Object**

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

**II.1.1) Title**

Student Accommodation

**II.1.2) Main CPV code**

- 55110000 - Hotel accommodation services

**II.1.3) Type of contract**

Services

**II.1.4) Short description**

Student Accommodation through a Nominations Agreement.

**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: £1,042,096

## **II.2) Description**

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

NUTS codes

- UKL22 - Cardiff and Vale of Glamorgan

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

The University of South Wales requires rooms to be secured in support of student recruitment at our Cardiff campus. The requirement is for hall style rooms in Cardiff with a PBSA provider (purpose built student accommodation provider) to secure value rooms for Cardiff students.

### **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:

In September 2024, the Contracting Authority issued a speculative notice to the market regarding a short term (1 year) contract for Student Accommodation providers. The service provider was the only person to respond to the speculative notice, as the short term nature of the contract was not technically viable for other service providers. Having a longer-term contract is not an option for the contracting authority, meaning another provider delivering the contract was a near technical impossibility. It is therefore only possible to award this contract to the provider, as there was an absence of competition.

Due to the conflicting interests of the contracting authority and provider market (i.e. short term requirement v longer term contractual preference) there is a mandatory contractual requirement which prevents any additional providers from being viable. There is no reasonable alternative or substitute. The contract is based upon service need, and the provider is the only one which can meet this technical requirement. This award is justified under Reg 32 and the contract will be awarded on this basis in compliance with the Procurement Act 2023 (Commencement No. 3 and Transitional and Saving Provisions) Regulations 2024.

To ensure the viability of this service in the future, the Contracting Authority is reviewing its processes and specification to enable them to consider procuring for a longer term contract which may be better suited to the technical requirements of the market.

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

The procurement is covered by the Government Procurement Agreement: No

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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**

9 April 2025

#### **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**

UNITE STUDENTS LIMITED

The Core, 40 St. Thomas Street

Bristol

BS16JX

Telephone

+44 7525809477

Country

United Kingdom

NUTS code

- UKK23 - Somerset

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: £1,042,096

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## **Section VI. Complementary information**

### **VI.3) Additional information**

The University is observing a 10 day standstill period before entering into the contract. This ends at midnight on 22nd April 2025.

(WA Ref:149777)

### **VI.4) Procedures for review**

#### **VI.4.1) Review body**

High Court

Royal Courts of Justice, The Strand

London

WC2A 2LL

Telephone

+44 2079477501

Country

United Kingdom