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Tender

## **1408 - Community Housing - Development Procurement Support (Hurcott)**

Community Housing

UK4: Tender notice - Procurement Act 2023 - [view information about notice types](#)

Notice identifier: 2026/S 000-015355

Procurement identifier (OCID): ocds-h6vhtk-06586d

Published 19 February 2026, 3:30pm

### **Scope**

### **Reference**

1408

### **Description**

The contract comprises the comprehensive redevelopment of the site to deliver approximately 70 new residential dwellings, procured under a single design and build arrangement. The scope includes full design development and construction, together with all associated site preparation works, groundworks, substructure and superstructure works, utilities connections and diversions, drainage and SUDS infrastructure, estate roads and footpaths, external works, landscaping and public realm improvements. It is currently the Employer's intention to award and enter into contract in April/May 2026. This will be followed by a design lead-in period, with a formal Date of Possession anticipated in June/July 2026. During the lead-in period, the Contractor will be responsible for fully developing the design, securing all required technical approvals, progressing compliance with planning conditions and Building Regulations, agreeing the samples selection process, liaising with the Local Authority in relation to postal addressing, concluding all health and safety arrangements, and progressing ecological and other statutory matters

as far as reasonably practicable. The Employer will separately undertake the demolition of the existing high-rise residential blocks on the site, which is due to complete by the end of May 2026. However, the contract does include the demolition of an existing pumping station within the site boundary, which cannot commence until contract award and shall be carried out by the Contractor as part of the Works. The successful Contractor will be responsible for delivering the Works in accordance with the Employer's Requirements, planning conditions, statutory and regulatory obligations, and the Authority's programme and funding requirements, and for achieving Practical Completion in line with those requirements. Tenderers should ensure their submissions fully account for the above phasing, responsibilities, and constraints.

### **Total value (estimated)**

- £11,770,000 excluding VAT
- £14,124,000 including VAT

Above the relevant threshold

### **Contract dates (estimated)**

- 1 June 2026 to 29 February 2028
- 1 year, 9 months

### **Main procurement category**

Works

### **CPV classifications**

- 45211000 - Construction work for multi-dwelling buildings and individual houses
- 45111100 - Demolition work

- 45111200 - Site preparation and clearance work
- 45210000 - Building construction work
- 45211340 - Multi-dwelling buildings construction work
- 45262690 - Refurbishment of run-down buildings

## **Contract locations**

- UKG12 - Worcestershire
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## **Participation**

### **Legal and financial capacity conditions of participation**

Listed in the tender documents.

### **Technical ability conditions of participation**

Listed in the tender documents.

### **Particular suitability**

Small and medium-sized enterprises (SME)

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## **Submission**

## Enquiry deadline

16 March 2026, 12:00pm

## Tender submission deadline

23 March 2026, 12:00pm

## Submission address and any special instructions

[https://uk.eu-supply.com/app/rfq/rwlenrance\\_s.asp?PID=102901&TID100108108&B=](https://uk.eu-supply.com/app/rfq/rwlenrance_s.asp?PID=102901&TID100108108&B=)

## Tenders may be submitted electronically

Yes

## Languages that may be used for submission

English

## Award decision date (estimated)

13 April 2026

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## Award criteria

Name	Type	Weighting
Price	Price	60%
Quality	Quality	40%

## **Other information**

### **Conflicts assessment prepared/revised**

Yes

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## **Procedure**

### **Procedure type**

Open procedure

### **Justification for not publishing a preliminary market engagement notice**

The Authority has not undertaken pre-market engagement as the requirement is clearly defined and relates to a well-established market for demolition and residential design and build works with a broad supplier base. Given the developed specification and programme requirements, additional market engagement was not considered necessary or proportionate prior to commencing the open procedure.

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## **Contracting authority**

### **Community Housing**

- Public Procurement Organisation Number: PHDT-3538-YJVJ

3 Foley Grove

Kiddminster

DY11 7PT

United Kingdom

Contact name: Oli Turnbull

Email: [oli@echelonconsultancy.co.uk](mailto:oli@echelonconsultancy.co.uk)

Region: UKG12 - Worcestershire

Organisation type: Public authority - sub-central government

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## Other organisation

These organisations are carrying out the procurement, or part of it, on behalf of the contracting authorities.

### **Echelon Consultancy**

Summary of their role in this procurement: Consultancy organisation appointed to administer the procurement process and advise on other matters relating to the procurement and documentation.

- Public Procurement Organisation Number: PWDT-5224-RGBZ

Echelon House, 219a Hatfield Road

St Albans

AL1 4TB

United Kingdom

Contact name: Oli Turnbull

Telephone: +44 1707339800

Email: [oli@echelonconsultancy.co.uk](mailto:oli@echelonconsultancy.co.uk)

Region: UKH23 - Hertfordshire

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## Contact organisation

Contact [Echelon Consultancy](#) for any enquiries.