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Award

Land and Build Agreement for Development and Sale of 153 Affordable Units at Higher Lane, Rainford

COBALT HOUSING LIMITED

F15: Voluntary ex ante transparency notice

Notice identifier: 2024/S 000-018185

Procurement identifier (OCID): ocds-h6vhtk-046f6c

Published 12 June 2024, 1:56pm

Section I: Contracting authority/entity

I.1) Name and addresses

COBALT HOUSING LIMITED

199 Lower House Lane

LIVERPOOL

L112SF

Contact

Alex Cantrill

Email

alex.cantrill@cobalthousing.org.uk

Telephone

+44 1516338119

Country

United Kingdom

Region code

UKD72 - Liverpool

Charity Commission (England and Wales)

IP29516R

Internet address(es)

Main address

www.cobalthousing.org.uk/

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

Land and Build Agreement for Development and Sale of 153 Affordable Units at Higher Lane, Rainford

II.1.2) Main CPV code

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

II.1.3) Type of contract

Works

II.1.4) Short description

Purchase of land and properties comprising of 153 new build affordable homes including all associated works.

II.1.6) Information about lots

This contract is divided into lots: Yes

II.1.7) Total value of the procurement (excluding VAT)

Value excluding VAT: £30,900,000

II.2) Description

II.2.1) Title

Lot No

1

II.2.2) Additional CPV code(s)

- 45000000 - Construction work

II.2.3) Place of performance

NUTS codes

- UKD - North West (England)

II.2.4) Description of the procurement

Construction of 92 homes including all associated works.

II.2.11) Information about options

Options: No

II.2) Description

II.2.1) Title

Lot No

2

II.2.2) Additional CPV code(s)

- 45000000 - Construction work

II.2.3) Place of performance

NUTS codes

- UKD - North West (England)

II.2.4) Description of the procurement

Construction of 61 homes including all associated works.

II.2.11) Information about options

Options: No

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 2023, the opportunity for a Registered Provider to partner with Miller Homes at Higher Lane, Rainford, St Helens was introduced to Cobalt by its retained consultant. Cobalt was selected by the developer because it was deemed more competitive than that of other providers bidding to the developer.

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

The procurement is covered by the Government Procurement Agreement: Yes

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

27 November 2023

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

Miller Homes Limited

Miller House, 2 Lochside View

Edinburgh

EH12 9DH

Country

United Kingdom

NUTS code

- UKM - Scotland

Companies House

SC255429

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: £30,900,000

Section VI. Complementary information

VI.4) Procedures for review

VI.4.1) Review body

High Court

London

Country

United Kingdom