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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](mailto: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/](http://www.cobalthousing.org.uk/)

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

Body governed by public law

**I.5) Main activity**

Housing and community amenities

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## 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

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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 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 its 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

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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**

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

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## **Section VI. Complementary information**

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

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

High Court

London

Country

United Kingdom