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Not applicable

New Build Housing Construction Framework

LHC

F14: Notice for changes or additional information

Notice identifier: 2021/S 000-022654

Procurement identifier (OCID): ocds-h6vhtk-028a03

Published 13 September 2021, 12:55pm

Section I: Contracting authority/entity

I.1) Name and addresses

LHC

2 Vine Street

Uxbridge

UB8 1QE

Contact

Procurement Team

Email

procurement@lhc.gov.uk

Telephone

+44 1895274800

Country

United Kingdom

NUTS code

UK - United Kingdom

Internet address(es)

Main address

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

Buyer's address

<https://www.lhc.gov.uk/about-us/>

Section II: Object

II.1) Scope of the procurement

II.1.1) Title

New Build Housing Construction Framework

Reference number

H2

II.1.2) Main CPV code

- 45000000 - Construction work

II.1.3) Type of contract

Works

II.1.4) Short description

This opportunity is listed on behalf of LHC and Consortium Procurement Consortium (CPC). LHC is seeking interest from suitable organisations for our New Build Housing Construction Framework. The framework will cover the geographical area of North and Central England and London and South East England. (LHC will publish a separate tender for Scotland).The framework will not be available within Wales or the South West of England. The framework will include the development of new build housing projects,

including but not limited to: - Traditional housing - Houses, bungalows, flats, apartments - Care homes, extra care and supporting living accommodation - Student accommodation - Conversion of commercial buildings for residential use - Rooftop developments - Medium to high rise housing - Key worker accommodation - Net Zero Carbon and low energy buildings - Mixed use sites, housing plus community or commercial buildings etc - Development agreements and land purchases - Associated groundworks, civil engineering and infrastructure works - Site demolition and clearance Certain workstreams/lots include the provision of groundworks and infrastructure works when associated to the main project scope, but they will also be included as standalone workstreams. The full list of workstreams available under this framework is: Workstream 1 - New build housing - Low Rise Housing up to 11m Floor Height Workstream 2 - Construction of Independent, Assisted and Residential Care Housing Workstream 3 - Medium to High Rise Developments with Floor Heights above 11m Workstream 4 - Refurbishment, Conversions, Extensions and Adaptations Workstream 5 - Groundworks and Site Preparation for New Build Housing Projects (including infrastructure) Workstream 6 - Demolition, Decontamination and Associated Site Enabling work

Section VI. Complementary information

VI.6) Original notice reference

Notice number: [2021/S 000-016923](#)

Section VII. Changes

VII.1) Information to be changed or added

VII.1.2) Text to be corrected in the original notice

Section number

II.2

Lot No

15

Place of text to be modified

II.2.1) Title (LOT 15)

Instead of

Text

II.2.1) Title

Demolition, Decontamination and Associated Site Enabling Works - Projects up to 2m GBP

Read

Text

II.2.1) Title

Demolition, Decontamination and Associated Site Enabling Works - Projects up to 750,000 GBP

Section number

II.2

Lot No

15

Place of text to be modified

II.2.4) Description (LOT 15)

Instead of

Text

The scope of Lot 15 will include the demolition, clearance and decontamination of a construction site to enable further development works to commence. These services may include:

- Demolition
- Site clearance
- Diversion and/or disconnection of existing site services
- Geotechnical and exploratory ground investigation and surveys
- Separation from existing buildings

- Decontamination.
- Ground improvement and/or compaction.
- Creation of access routes, ramps, security provisions and signage
- Provision of utilities to the site (temporary or permanent)

Call off contracts tendered through this lot will be for projects with a value up to 2m GBP

Read

Text

The scope of Lot 15 will include the demolition, clearance and decontamination of a construction site to enable further development works to commence. These services may include:

- Demolition
- Site clearance
- Diversion and/or disconnection of existing site services
- Geotechnical and exploratory ground investigation and surveys
- Separation from existing buildings
- Decontamination.
- Ground improvement and/or compaction.
- Creation of access routes, ramps, security provisions and signage
- Provision of utilities to the site (temporary or permanent)

Call off contracts tendered through this lot will be for projects with a value up to 750,000 GBP

Section number

II.2

Lot No

16

Place of text to be modified

II.2.1) Title (LOT 16)

Instead of

Text

II.2.1) Title

Demolition, Decontamination and Associated Site Enabling Works - Projects over 2m GBP

Read

Text

II.2.1) Title

Demolition, Decontamination and Associated Site Enabling Works - Projects over 750,000 GBP

Section number

II.2

Lot No

16

Place of text to be modified

II.2.4) Description (LOT 16)

Instead of

Text

The scope of Lot 16 will include the demolition, clearance and decontamination of a construction site to enable further development works to commence. These services may include:

-Demolition

- Site clearance
- Diversion and/or disconnection of existing site services
- Geotechnical and exploratory ground investigation and surveys
- Separation from existing buildings
- Decontamination.
- Ground improvement and/or compaction.
- Creation of access routes, ramps, security provisions and signage
- Provision of utilities to the site (temporary or permanent)

Call off contracts tendered through this lot will be for projects with a value over 2m GBP

Read

Text

The scope of Lot 16 will include the demolition, clearance and decontamination of a construction site to enable further development works to commence. These services may include:

- Demolition
- Site clearance
- Diversion and/or disconnection of existing site services
- Geotechnical and exploratory ground investigation and surveys
- Separation from existing buildings
- Decontamination.
- Ground improvement and/or compaction.
- Creation of access routes, ramps, security provisions and signage
- Provision of utilities to the site (temporary or permanent)

Call off contracts tendered through this lot will be for projects with a value over 750,000 GBP

VII.2) Other additional information

LHC have received feedback during the tender response period that the value bands for the two demolition lots (workstream 6a & 6b - lots 15 and 16) are not reflective of the typical project values undertaken by demolition contractors, and as such will restrict a number of smaller demolition contractors from applying for these lots of the Framework.

Following a review of this feedback, LHC is issuing this change notice to notify that the value bands advertised for lots 15 and 16 will be amended as follows:

Lot 15 - The project value band cited in the original notice now has been changed from projects with a value of up to 2m GBP to projects with a value of up to 750,000 GBP

Lot 16 - The project value band cited in the original notice now has been changed from projects with a value over 2m GBP to projects with a value over 750,000 GBP

In line with this, LHC have reduced the financial turnover requirements associated with these lots to reflect the reduction in the project value bands advertised.

LHC will extend the SQ response period for these two lots of the framework to allow sufficient time for interested parties to review the revised value bands and response requirements and decide if they wish to submit a response.

Interested parties should refer to <https://procontract.due-north.com/Opportunities> and filter the organisation to 'LHC' to access the new advert, documentation and response stage specifically for the two re-published lots.