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Planning

PIN - Modern Methods of Construction Supplier Engagement

Great Places Housing Group
Off-Site Homes Alliance

F01: Prior information notice

Prior information only

Notice identifier: 2021/S 000-026037

Procurement identifier (OCID): ocds-h6vhtk-02ed22

Published 19 October 2021, 8:33am

Section I: Contracting authority

I.1) Name and addresses

Great Places Housing Group

2A Derwent Avenue

Manchester

M21 7QP

Contact

Mr Robert Ireland

Email

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Telephone

+44 1614475176

Country

United Kingdom

NUTS code

UK - United Kingdom

Internet address(es)

Main address

<http://www.greatplaces.org.uk/Pages/default.aspx>

Buyer's address

<http://www.greatplaces.org.uk/Pages/default.aspx>

I.1) Name and addresses

Off-Site Homes Alliance

Norfolk House, Hardwick Square North

Buxton

SK17 6PU

Email

mike.ormesher@offsiteha.org

Country

United Kingdom

NUTS code

UK - United Kingdom

Internet address(es)

Main address

<https://www.offsiteha.org/>

I.2) Information about joint procurement

The contract involves joint procurement

I.3) Communication

Additional information can be obtained from the above-mentioned address

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

PIN - Modern Methods of Construction Supplier Engagement

Reference number

DN573213

II.1.2) Main CPV code

- 45000000 - Construction work

II.1.3) Type of contract

Works

II.1.4) Short description

The Offsite Homes Alliance wish to engage with MMC (Modern Methods of Construction) suppliers offering categories 1,2,and 5 solutions as defined in the MMC Definition Framework, to evaluate the current OSHA designs and zero carbon roadmap. This is to ensure that the client(s) and the MMC supply chain, are in agreement with the Design for Manufacturing and Assembly (DfMA) strategy, before a full procurement process begins

with selected partners.

II.1.5) Estimated total value

Value excluding VAT: £4,000,000,000

II.1.6) Information about lots

This contract is divided into lots: Yes

II.2) Description

II.2.1) Title

Lot 1 Pre-Manufacturing - 3D primary structural systems

Lot No

1

II.2.2) Additional CPV code(s)

- 44110000 - Construction materials

II.2.3) Place of performance

NUTS codes

- UK - United Kingdom

II.2.4) Description of the procurement

Pre-Manufacturing - 3D primary structural systems

A systematised approach based on volumetric construction involving the production of three-dimensional units in controlled factory conditions prior to final installation. Volumetric units can be brought to the final site in a variety of forms ranging from a basic structure only to one with all internal and external finishes and services installed, all ready for installation.

The system includes structural performance. Full volumetric units in apartment buildings can include apartment space and common area space. Mini volumetric structural units can include bathroom pods and the like which are structurally stacked and loaded.'

II.2) Description

II.2.1) Title

Lot 2 Pre-manufacturing (2D primary structural systems)

Lot No

2

II.2.2) Additional CPV code(s)

- 44110000 - Construction materials

II.2.3) Place of performance

NUTS codes

- UK - United Kingdom

II.2.4) Description of the procurement

Pre-manufacturing (2D primary structural systems)

A systematised approach using flat panel units for basic floor, wall and roof structures of varying materials which are produced in a factory environment and assembled at the final workforce to produce a final three-dimensional structure. The most common approach is to use open panels or frames, which consist of a skeletal structure only, with services, insulation, external cladding and internal finishing being installed on site.

'More complex panels – typically referred to as closed panels – involve more factory-based fabrication and include lining materials and insulation. These may also include services, windows, doors, internal wall finishes and external claddings. The system includes structural performance for primary walls and all floors (note – this excludes unitised or composite external walling systems that are not load bearing included in Category 5).

II.2) Description

II.2.1) Title

Lot 5 Pre-manufacturing (non structural assemblies and sub-assemblies)

Lot No

3

II.2.2) Additional CPV code(s)

- 44110000 - Construction materials

II.2.3) Place of performance

NUTS codes

- UK - United Kingdom

II.2.4) Description of the procurement

Pre-manufacturing (non structural assemblies and sub-assemblies)

A series of different pre-manufacturing approaches that includes unitised non-structural walling systems, roofing finish cassettes or assemblies (where not part of a wider structural building system), non-load bearing mini-volumetric units (sometimes referred to as 'pods') used for the highly serviced and more repeatable areas such as kitchens and bathrooms, utility cupboards, risers, plant rooms as well as pre-formed wiring looms, mechanical engineering composites would fall into this category.

'Conventional masonry site constructed schemes utilising conventional building products such as windows and or door-sets – which might otherwise be part of the fabrication process in the other pre-manufacturing categories – should not be included as sub-assemblies or components in this category unless there is a further level of consolidation from traditional configurations. Also excludes and structural base elements that composite assemblies are fixed to and which are to be included in Cats 1-4. Any structure in this category is purely to support the sub-assembly in transit / install phase.

II.3) Estimated date of publication of contract notice

15 November 2021

Section IV. Procedure

IV.1) Description

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

The procurement is covered by the Government Procurement Agreement: No

Section VI. Complementary information

VI.3) Additional information

Great Places Housing Group is publishing this notice on behalf of The Offsite Homes Alliance (OSHA) which consists of 23 Registered Providers, largely based in the North of England. The alliance partners' strategy is to deliver circa 10,000+ high quality homes per annum from 2023 onwards across the North, with a focus on as many Modern Methods of Construction (MMC)/off-site technologies it can within reason, to support the ambition.

OSHA partners wish to conduct soft market testing (SMT) with MMC suppliers offering categories 1,2,and 5 solutions as defined in the MMC Definition Framework and as set out in the proposed lots above. The purpose of this SMT is to evaluate the current OSHA designs and zero carbon roadmap. This is to ensure that the OSHA members and the MMC supply chain are in agreement with the Design for Manufacturing and Assembly (DfMA) strategy, before OSHA considers moving forward to procurement.

As part of the SMT, OSHA has designed a short questionnaire that is available to download from <https://www.offsiteha.org/supply-chain-engagement/> . OSHA partners would be grateful for potential suppliers' time in completing this questionnaire as the responses will be helpful in formulating OSHA's procurement, design and contracting strategy. OSHA and Great Places may request that potential suppliers discuss their responses through clarification meetings as part of the SMT process.

Great Places and OSHA are ensuring that this SMT process is run in a fair and transparent manner. Any relevant information made available in this process will also be made available during any later procurement process. Potential suppliers should note that this notice does not commit Great Places or OSHA to proceeding to procurement at the time indicated or at all. If there are any queries about the process, please contact robert.ireland@greatplaces.org.uk.