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Tender

Bowlers Yard Development Scheme

ForHousing Limited

F02: Contract notice

Notice identifier: 2022/S 000-029213

Procurement identifier (OCID): ocds-h6vhtk-03766d

Published 17 October 2022, 4:05pm

Section I: Contracting authority

I.1) Name and addresses

ForHousing Limited

52 Regent Street

Eccles

M30 0BP

Contact

Procurement Team

Email

Procurement@forhousing.co.uk

Telephone

+44 1616057606

Country

United Kingdom

Region code

UKD3 - Greater Manchester

Internet address(es)

Main address

<https://www.forhousing.co.uk/>

I.3) Communication

The procurement documents are available for unrestricted and full direct access, free of charge, at

<https://www.delta-esourcing.com/tenders/UK-UK-Eccles:-Multi-dwelling-buildings-construction-work./3P6VB95R3U>

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

<https://www.delta-esourcing.com/tenders/UK-title/3P6VB95R3U>

Tenders or requests to participate must be submitted to 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

Bowlers Yard Development Scheme

Reference number

BowlersYard/Oct22/TH

II.1.2) Main CPV code

- 45211340 - Multi-dwelling buildings construction work

II.1.3) Type of contract

Works

II.1.4) Short description

ForHousing Limited (the “authority”) wish to procure a main contractor to deliver the Bowlers Yard scheme located in the Northern Quarter, Manchester on a fixed price design and build basis, with the intention of starting the enabling works in January 2023 and the development works from March 2023 (the “Contract”). The site, which borders the Metrolink Ashton line in New Islington, has already been purchased (in September 2022) and is in the ownership of ForHousing. Planning permission for 62 apartments was granted in August 2020, no planning changes are proposed to the current scheme. Properties are being developed for Shared Ownership and the letting and management of the properties will be undertaken by the Group’s commercial subsidiary ForLiving.

The owner of the site, ForHousing will be the ultimate client for the scheme, though it will be contracting through the ForViva’s Group’s development vehicle, ForViva DevCo Limited. Accordingly, ForViva DevCo will be the “Employer”

II.1.5) Estimated total value

Value excluding VAT: £12,000,000

II.1.6) Information about lots

This contract is divided into lots: No

II.2) Description

II.2.3) Place of performance

NUTS codes

- UKD3 - Greater Manchester

Main site or place of performance

Greater Manchester

II.2.4) Description of the procurement

ForHousing Limited (the “authority”) wish to procure a main contractor to deliver the Bowlers Yard scheme located in the Northern Quarter, Manchester on a fixed price design and build basis, with the intention of starting the enabling works in January 2023 and the development works from March 2023 (the “Contract”). The site, which borders the Metrolink Ashton line in New Islington, has already been purchased (in September 2022) and is in the ownership of ForHousing. Planning permission for 62 apartments was granted in August 2020, no planning changes are proposed to the current scheme. Properties are being developed for Shared Ownership and the letting and management of the properties will be undertaken by the Group’s commercial subsidiary ForLiving.

The owner of the site, ForHousing will be the ultimate client for the scheme, though it will be contracting through the ForViva’s Group’s development vehicle, ForViva DevCo Limited. Accordingly, ForViva DevCo will be the “Employer” under the Contract.

The 62 homes to be constructed under the Contract are a mixture 1 and 2 bed apartments.

The main contractor that is chosen following the conclusion of this procurement process will be required to work with ForHousing and its professional team in a spirit of constructive partnership to finalise and agree the scheme design, specification, programme and contract sum for the project, and to ultimately deliver the works required by ForHousing under the Contract.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 40

Cost criterion - Name: Pricing / Weighting: 60

II.2.7) Duration of the contract, framework agreement or dynamic purchasing system

Duration in months

This contract is subject to renewal

No

II.2.10) Information about variants

Variants will be accepted: No

II.2.11) Information about options

Options: No

II.2.13) Information about European Union Funds

The procurement is related to a project and/or programme financed by European Union funds: No

II.2.14) Additional information

To respond to this opportunity please click here: <https://www.delta-sourcing.com/respond/3P6VB95R3U>

Section III. Legal, economic, financial and technical information

III.1) Conditions for participation

III.1.1) Suitability to pursue the professional activity, including requirements relating to enrolment on professional or trade registers

List and brief description of conditions

As set out in the tender documentation

III.1.2) Economic and financial standing

List and brief description of selection criteria

As set out in the tender documentation

III.1.3) Technical and professional ability

List and brief description of selection criteria

As set out in the tender documentation

III.2) Conditions related to the contract

III.2.2) Contract performance conditions

As set out in the tender documentation

Section IV. Procedure

IV.1) Description

IV.1.1) Type of procedure

Open procedure

Accelerated procedure

Justification:

Due to funding requirements and planning restrictions relating to the Contract compliance with the standard tender timescales is impracticable in this case.

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

The procurement is covered by the Government Procurement Agreement: Yes

IV.2) Administrative information

IV.2.2) Time limit for receipt of tenders or requests to participate

Date

4 November 2022

Local time

12:00pm

IV.2.4) Languages in which tenders or requests to participate may be submitted

English

IV.2.7) Conditions for opening of tenders

Date

4 November 2022

Local time

12:01pm

Place

Eccles, Salford

Section VI. Complementary information

VI.1) Information about recurrence

This is a recurrent procurement: No

VI.3) Additional information

The Authority reserves the right to cancel the procurement at any time and not to proceed with all or part of the Contract.

The Authority will not, under any circumstances, reimburse any expense incurred by

Applicants in preparing their tender submissions.

For more information about this opportunity, please visit the Delta eSourcing portal at:

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GO Reference: GO-20221017-PRO-21173450

VI.4) Procedures for review

VI.4.1) Review body

Royal Courts of Justice in the Strand

London

Country

United Kingdom

VI.4.2) Body responsible for mediation procedures

Royal Courts of Justice in the Strand

London

Country

United Kingdom

VI.4.4) Service from which information about the review procedure may be obtained

Royal Courts of Justice in the Strand

London

Country

United Kingdom

