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Tender

Town Planning Consultants

The Crown Estate

UK4: Tender notice - Procurement Act 2023 - [view information about notice types](#)

Notice identifier: 2025/S 000-034155

Procurement identifier (OCID): ocds-h6vhtk-055125

Published 20 June 2025, 3:53pm

Scope

Description

Several Planning Consultants to be selected to a Town Planning Framework:

LOTS 1a & 1b. (Strategic Land and London) Portfolio Site Specific Town Planning Services for: i) local planning promotion; ii) planning and development application services including securing planning consents and reserved matters applications; and iii) other e.g. project management and co-ordination of external 3rd party design and technical consultants, for individual portfolio sites.

LOT 2. Specialist Strategic Planning Advice. Review of our current agricultural estates to determine if there are additional strategic land portfolio opportunities from any of our rural landholdings.

LOT 3. Strategic Planning Services. Regular advice on topical strategic, national planning policy and development matters pertinent to all development sites across the TCE Urban, and potentially Rural and Windsor portfolios, and in an advisory capacity as and when needed. This will include providing quarterly briefings to TCE on National Planning Policy matters and presentations to senior colleagues on specific planning and development topics such as estate as well as discretionary strategic planning and policy advisory advice as and when required.

Commercial tool

Establishes a framework

Total value (estimated)

- £7,000,000 excluding VAT
- £8,400,000 including VAT

Above the relevant threshold

Contract dates (estimated)

- 15 September 2025 to 14 September 2029
- 4 years

Main procurement category

Services

Contract locations

- UK - United Kingdom

Lot constraints

Description of how multiple lots may be awarded:

LOT 1a up to 15 compliant Tenders.

LOT 1b minimum 2 - and a maximum of 5 compliant Tenders. The Crown Estate reserves

the right to award admission to the Framework between the minimum and maximum level identified here taking the highest-ranked compliant Tenders.

LOTs 2 and 3 up to a maximum of 5 of the highest-ranked compliant Tenders.

Not the same for all lots

CPV classifications are shown in Lot sections, because they are not the same for all lots.

Lot 1A. Strategic Land Portfolio Site Specific Services

Description

Site Specific Town Planning Services for: i) local planning promotion; ii) planning and development application services including securing planning consents and reserved matters applications; and iii) other e.g. project management and co-ordination of external 3rd party design and technical consultants, for individual portfolio sites.

Lot value (estimated)

- £7,000,000 excluding VAT
- £8,400,000 including VAT

Framework lot values may be shared with other lots

CPV classifications

- 71400000 - Urban planning and landscape architectural services

Same for all lots

Contract locations and contract dates are shown in the Scope section, because they are the same for all lots.

Lot 1B. Strategic Land Portfolio Site Specific London Services

Description

Site Specific Town Planning London Services for: i) local planning promotion; ii) planning and development application services including securing planning consents and reserved matters applications; and iii) other e.g. project management and co-ordination of external 3rd party design and technical consultants, for individual portfolio sites.

Lot value (estimated)

- £7,000,000 excluding VAT
- £8,400,000 including VAT

Framework lot values may be shared with other lots

CPV classifications

- 71400000 - Urban planning and landscape architectural services

Same for all lots

Contract locations and contract dates are shown in the Scope section, because they are the same for all lots.

Lot 2. Specialist Strategic Planning Advice

Description

Review of our current agricultural estates to determine if there are additional strategic land portfolio opportunities from any of our rural landholdings.

Lot value (estimated)

- £7,000,000 excluding VAT
- £8,400,000 including VAT

Framework lot values may be shared with other lots

CPV classifications

- 66140000 - Portfolio management services
- 71410000 - Urban planning services

Same for all lots

Contract locations and contract dates are shown in the Scope section, because they are the same for all lots.

Lot 3. Strategic Planning Services

Description

Regular advice on topical strategic, national planning policy and development matters pertinent to all development sites across the TCE Urban, and potentially Rural and Windsor portfolios, and in an advisory capacity as and when needed. This will include

providing quarterly briefings to TCE on National Planning Policy matters and presentations to senior colleagues on specific planning and development topics such as estate as well as discretionary strategic planning and policy advisory advice as and when required.

Lot value (estimated)

- £7,000,000 excluding VAT
- £8,400,000 including VAT

Framework lot values may be shared with other lots

CPV classifications

- 71410000 - Urban planning services

Same for all lots

Contract locations and contract dates are shown in the Scope section, because they are the same for all lots.

Framework

Maximum number of suppliers

15

Maximum percentage fee charged to suppliers

0%

Framework operation description

The request is for a rate card submission which will be used as a ceiling under a mini competition or direct award process - detailed in the Framework Agreement.

Award method when using the framework

Either with or without competition

Contracting authorities that may use the framework

Establishing party only

Participation

Legal and financial capacity conditions of participation

Lot 1A. Strategic Land Portfolio Site Specific Services

Lot 1B. Strategic Land Portfolio Site Specific London Services

Lot 2. Specialist Strategic Planning Advice

Lot 3. Strategic Planning Services

Request to confirm insurance but confirms that further insurance will be agreed when contracts are awarded.

Agreement to the attached Framework Agreement.

Confirmation of finance accounts as per general PSQ requirements

Technical ability conditions of participation

Lot 1A. Strategic Land Portfolio Site Specific Services

Lot 1B. Strategic Land Portfolio Site Specific London Services

Lot 2. Specialist Strategic Planning Advice

Lot 3. Strategic Planning Services

General Health & Safety, Sustainability and GDPR confirmation of either a policy, an equivalent policy or a statement.

Submission

Enquiry deadline

9 July 2025, 5:00pm

Tender submission deadline

24 July 2025, 11:59pm

Submission address and any special instructions

Please follow the Link below to the Request on SourceDogg in order to apply

<https://secure.sourcedogg.com/profile/676e86f0-50b5-4563-b7b6-529dcfeb28b7/requests/66338>

Tenders may be submitted electronically

Yes

Languages that may be used for submission

English

Award decision date (estimated)

29 August 2025

Award criteria

Name	Type	Weighting
Scope of Service	Quality	50%
Commercial	Price	20%
Mobilisation	Quality	20%
Social Value	Quality	10%

Other information**Conflicts assessment prepared/revised**

Yes

Procedure**Procedure type**

Open procedure

Contracting authority

The Crown Estate

- Public Procurement Organisation Number: PYYN-4743-GYVQ

1 St James Market

London

SW1Y 4AH

United Kingdom

Email: tenders@thecrownestate.co.uk

Region: UKI32 - Westminster

Organisation type: Public authority - central government