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Planning

Supported Accommodation Schemes

Cardiff Council

UK2: Preliminary market engagement notice - Procurement Act 2023 - [view information about notice types](#)

Notice identifier: 2025/S 000-037208

Procurement identifier (OCID): ocids-h6vhtk-055886

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Scope

Description

Cardiff Council is seeking to tender for five Supported Accommodation Services aimed at single individuals with varying support needs. The tenders will award the support aspect of service delivery only.

Clients may face challenges requiring assistance in managing finances, understanding tenancy requirements and accessing specialised services. Each client will have a personalised housing support plan, reviewed every 12 weeks, agreed with support staff. The plan would look to map the journey and secure move-on to permanent accommodation via the private rented sector or social housing.

The contractor will handle housing management agreements, set rents, and address anti-social behaviour, while all client allocations will be managed by the Council's Single Persons Gateway. Compliance with the Renting Homes (Wales) Act is mandatory.

The property must provide self-contained units where possible and include communal spaces for sessional work. It should be mixed-gender with provisions for disability access and pet-friendly policies.

The sites must be ready and available for immediate use at the point of awarding contract.

While the Council has access to a site, there is no guarantee that like for like buildings will be available for use.

Total value (estimated)

- £3,723,031 excluding VAT
- £4,467,637 including VAT

Above the relevant threshold

Contract dates (estimated)

- 1 April 2026 to 31 March 2031
- Possible extension to 31 March 2033
- 7 years

Main procurement category

Services

CPV classifications

- 85300000 - Social work and related services

Contract locations

- UKL22 - Cardiff and Vale of Glamorgan
-

Engagement

Engagement deadline

17 July 2025

Engagement process description

If you are interested in one or more of these opportunities, please return your responses to below questions to socialcare.procurement@cardiff.gov.uk by 23.59 on Thursday, 17th July 2025. Please note these questions do not form part of any tender process and are being asked in order to undertake market research.

Supported Accommodation Scheme 1 – Complex Needs

Approximate value for 7 years - £1,187,492

74 units of accommodation are required on no more than two sites. This service is inclusive of Day & Night Centre provisions, which will ensure access to provisions such as needle exchange, banking services and support to apply for benefits. In addition to ensuring homeless people can access basic amenities such as showers.

Question 1. Are you able to provide 74 units of accommodation on no more than two sites by April 2026?

Question 2. What experience do you have in delivering 24/7 support in large sites and securing move-on to permanent accommodation via the private rented sector or social housing?

Supported Accommodation Scheme 2 – Medium to High level of support needs

Approximate value for 7-year contract - £921,211

70 units of accommodation on one site

Question 1. Are you able to provide 70 units of accommodation on no more than one site by April 2026?

Question 2. What experience do you have in delivering 24/7 support in large sites and

securing move-on to permanent accommodation via the private rented sector or social housing?

Supported Accommodation Scheme 3 – Medium to High level of support needs

Approximate value for 7-year contract - £329,004

25 Units of accommodation on one site

Question 1. Are you able to provide 25 units of accommodation on no more than one site by April 2026?

Question 2. What experience do you have in delivering 24/7 support in large sites and securing move-on to permanent accommodation via the private rented sector or social housing?

Supported Accommodation Scheme 4 - Medium to High level of support needs

Approximate value for 7-year contract - £355,324

27 units of accommodation on one site

Question 1. Are you able to provide 27 units of accommodation on no more than one site by April 2026?

Question 2. What experience do you have in delivering 24/7 support in large sites and securing move-on to permanent accommodation via the private rented sector or social housing?

Supported Accommodation Scheme - Low Level Support Needs

Approximate value for 7 years - £930,000

128 units of accommodation are required on no more than two sites

Question 1. Are you able to provide 128 units of accommodation on no more than two sites by April 2026?

Question 2. What experience do you have in delivering 24/7 support in large sites and securing move-on to permanent accommodation via the private rented sector or social housing?

Submission

Publication date of tender notice (estimated)

1 October 2025

Procedure

Special regime

Light touch

Contracting authority

Cardiff Council

- Public Procurement Organisation Number: PVHP-5769-YHRQ

County Hall

Cardiff

CF10 4UW

United Kingdom

Email: socialcare.procurement@cardiff.gov.uk

Website: <http://www.cardiff.gov.uk>

Region: UKL22 - Cardiff and Vale of Glamorgan

Organisation type: Public authority - sub-central government

Devolved regulations that apply: Wales