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Planning

Development of Council Housing at Maes Y Esgob, Llanrhaedr Ym Mochnant, Powys

Powys County Council

F01: Prior information notice

Prior information only

Notice identifier: 2024/S 000-038122

Procurement identifier (OCID): ocds-h6vhtk-04c00e

Published 26 November 2024, 10:47am

Section I: Contracting authority

I.1) Name and addresses

Powys County Council

County Hall

Llandrindod Wells

LD1 5LG

Contact

Tom Simmons

Email

thomas.simmons@powys.gov.uk

Telephone

+44 1597826000

Country

United Kingdom

NUTS code

UKL24 - Powys

Internet address(es)

Main address

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

Buyer's address

https://www.sell2wales.gov.wales/search/Search_AuthProfile.aspx?ID=AA0354

I.3) Communication

Additional information can be obtained from the above-mentioned address

I.4) Type of the contracting authority

Regional or local authority

I.5) Main activity

General public services

Section II: Object

II.1) Scope of the procurement

II.1.1) Title

Development of Council Housing at Maes Y Esgob, Llanrhaedr Ym Mochnant, Powys

II.1.2) Main CPV code

- 45211000 - Construction work for multi-dwelling buildings and individual houses

II.1.3) Type of contract

Works

II.1.4) Short description

Powys County Council is preparing to tender for the construction of new build council housing at Maes Y Esgob, Llanrhaedr Ym Mochnant. The project will deliver x18 comprising of:

- x2 3-bedroom houses
- x6 2-bedroom houses
- x4 1-bedroom houses
- x4 1-bedroom walk-up flats
- x2 1-bedroom bungalows

The Council is seeking to engage with contractors experienced in delivery of council/social housing projects to attend an online presentation and question and answer session (to be held via Microsoft Teams) with the Council and its consultants, to provide feedback on the Council's proposals.

Non-participation in this market engagement process does not preclude any potential contractors from participating in the formal procurement process.

II.1.5) Estimated total value

Value excluding VAT: £5,700,000

II.1.6) Information about lots

This contract is divided into lots: No

II.2) Description

II.2.2) Additional CPV code(s)

- 45211100 - Construction work for houses
- 45211000 - Construction work for multi-dwelling buildings and individual houses
- 45210000 - Building construction work
- 45211300 - Houses construction work
- 45211340 - Multi-dwelling buildings construction work
- 45211341 - Flats construction work
- 45211360 - Urban development construction work

II.2.3) Place of performance

NUTS codes

- UKL24 - Powys

Main site or place of performance

Maes Yr Esgob, Llanrhaedr Ym Mochnant, Powys

II.2.4) Description of the procurement

Powys County Council is preparing to tender for the construction of new build council housing at Maes Y Esgob, Llanrhaedr Ym Mochnant. The project will deliver x18 comprising of:

- x2 3-bedroom houses
- x6 2-bedroom houses
- x4 1-bedroom houses
- x4 1-bedroom walk-up flats
- x2 1-bedroom bungalows

Designs will be progressed to RIBA Stage 3 and are expected to gain planning permission

prior to tender publication.

The scheme has been designed to meet Welsh Development Quality Requirements 2021 (WDQR 2021), Secured by Design Gold, and Lifetime Homes, and to meet EPC A rating.

The Council is currently proposing to tender the project as a design and build contract, using the JCT Design and Build Contract 2024 with a Schedule of Amendments.

The Council is seeking to engage with contractors experienced in delivery of council/social housing projects to attend an online presentation and question and answer session (to be held via Microsoft Teams) with the Council and its consultants to provide feedback on:

a) the market's expectations in respect of design detail to be provided, including the architectural and mechanical & electrical design briefs;

b) the market's expectations in respect of site information;

c) the market's expectations in respect of risk allocation; and

d) any other risks or issues that could affect successful delivery of the Maes yr Esgob project that might need to be taken into account when preparing the procurement.

The Council proposes to hold this online meeting (held via Microsoft Teams) on the week commencing 13th January 2025.

Contractors should contact the Council officer in section I.1 to confirm attendance by no later than end of business on Friday 3rd January 2025. Details of the arrangements will be sent to interested contractors once finalised.

Documentation will be shared with attending contractors in advance of the meeting.

Non-participation in this market engagement process does not preclude any potential contractors from participating in the formal procurement process.

II.3) Estimated date of publication of contract notice

14 February 2025

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: Yes

Section VI. Complementary information

VI.3) Additional information

(WA Ref:146233)