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Tender

Accelerating the Delivery of Extra Care in Cornwall

Cornwall Council

F02: Contract notice

Notice identifier: 2024/S 000-039067

Procurement identifier (OCID): ocds-h6vhtk-04996e

Published 4 December 2024, 1:58pm

Section I: Contracting authority

I.1) Name and addresses

Cornwall Council

County Hall, Treyew Road

Truro

TR1 3AY

Contact

Mr Jeff Goostrey

Email

jeff.goostrey@cornwall.gov.uk

Telephone

+44 1872322024

Country

United Kingdom

Region code

UKK3 - Cornwall and Isles of Scilly

Internet address(es)

Main address

<http://www.cornwall.gov.uk>

Buyer's address

<http://www.cornwall.gov.uk>

I.3) Communication

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

<https://procontract.due-north.com/Advert/Index?advertId=65e2ac42-8bb1-ef11-8132-005056b64545>

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

<https://procontract.due-north.com/Advert/Index?advertId=65e2ac42-8bb1-ef11-8132-005056b64545>

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

Accelerating the Delivery of Extra Care in Cornwall

Reference number

DN754232

II.1.2) Main CPV code

- 85311000 - Social work services with accommodation

II.1.3) Type of contract

Services

II.1.4) Short description

In 2023, the Council published its Supported and Specialist Housing Strategy, Cornwall Supported & Specialist Housing Strategy 2023-2050 which sets out the future demand for services. This future procurement is included in the scope of the strategy and its implementation plan.

The demand for extra care can be seen in our Market Position Statements Our Adult Social Care Strategies - Cornwall Council In summary the future demand for extra care is estimated to be an additional 3,882 units by 2050 (50% for social/affordable rent and 50% for sale/shared ownership).

In May 2024 the Council's Cabinet approved a new approach to how we commission extra care housing development and associated services through a single end to end process. This approach will enable the Council to enter into long-term contracts for the delivery of care.

II.1.5) Estimated total value

Value excluding VAT: £1,330,000,000

II.1.6) Information about lots

This contract is divided into lots: Yes

Tenders may be submitted for all lots

II.2) Description

II.2.1) Title

Lot 1 - Development of Extra Care Housing

Lot No

1

II.2.2) Additional CPV code(s)

- 45000000 - Construction work

II.2.3) Place of performance

NUTS codes

- UKK3 - Cornwall and Isles of Scilly

II.2.4) Description of the procurement

Development of Extra Care Housing

II.2.5) Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

II.2.6) Estimated value

Value excluding VAT: £30,000,000

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

Duration in months

36

This contract is subject to renewal

Yes

Description of renewals

The intention is to issue a notice under the new Procurement Act to establish an open framework

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) Description

II.2.1) Title

Lot 2 - Delivery of Care in Extra Care Housing

Lot No

2

II.2.2) Additional CPV code(s)

- 85312000 - Social work services without accommodation

II.2.3) Place of performance

NUTS codes

- UKK3 - Cornwall and Isles of Scilly

II.2.4) Description of the procurement

Delivery of Care in Extra Care Housing

II.2.5) Award criteria

Price is not the only award criterion and all criteria are stated only in the procurement documents

II.2.6) Estimated value

Value excluding VAT: £130,000,000

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

Duration in months

36

This contract is subject to renewal

Yes

Description of renewals

The intention is to issue a notice under the new Procurement Act to establish an open framework

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

Section IV. Procedure

IV.1) Description

IV.1.1) Type of procedure

Open procedure

IV.1.3) Information about a framework agreement or a dynamic purchasing system

The procurement involves the establishment of a framework agreement

Framework agreement with several operators

In the case of framework agreements, provide justification for any duration exceeding 4 years:

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.2.1) Previous publication concerning this procedure

Notice number: [2024/S 000-028874](#)

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

Date

28 April 2025

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

22 April 2025

Local time

12:00pm

Section VI. Complementary information

VI.1) Information about recurrence

This is a recurrent procurement: Yes

VI.4) Procedures for review

VI.4.1) Review body

Cornwall Council

County Hall, Treyew Road

Truro

TR1 3AY

Country

United Kingdom