

This is a published notice on the Find a Tender service: <https://www.find-tender.service.gov.uk/Notice/040526-2024>

Contract

## **Pudding Mill Lane Joint Venture Development Partner**

London Legacy Development Corporation

F25: Concession award notice

Notice identifier: 2024/S 000-040526

Procurement identifier (OCID): ocds-h6vhtk-039846

Published 16 December 2024, 7:05pm

### **Section I: Contracting authority/entity**

#### **I.1) Name and addresses**

London Legacy Development Corporation

5 Endeavour Square

London

E20 1JN

#### **Contact**

Brian Walsh

#### **Email**

[brianwalsh@londonlegacy.co.uk](mailto:brianwalsh@londonlegacy.co.uk)

#### **Telephone**

+44 2032881800

#### **Country**

United Kingdom

**Region code**

UKI - London

**Internet address(es)**

Main address

[www.queenelizabetholympicpark.co.uk](http://www.queenelizabetholympicpark.co.uk)

**I.4) Type of the contracting authority**

Body governed by public law

**I.5) Main activity**

Other activity

Regeneration

---

## **Section II: Object**

### **II.1) Scope of the procurement**

#### **II.1.1) Title**

Pudding Mill Lane Joint Venture Development Partner

#### **II.1.2) Main CPV code**

- 45211360 - Urban development construction work

#### **II.1.3) Type of contract**

Works

#### **II.1.4) Short description**

London Legacy Development Corporation ('LLDC') has appointed a development partner to form a corporate joint venture ("JV"). The JV shall deliver the Pudding Mill Lane Development ('the Site') pursuant to a development agreement with LLDC ("DA").

#### **II.1.5) Estimated total value**

Value excluding VAT: £600,000,000

#### **II.1.6) Information about lots**

This concession is divided into lots: No

#### **II.1.7) Total value of the procurement (excluding VAT)**

Value excluding VAT: £600,000,000

### **II.2) Description**

#### **II.2.2) Additional CPV code(s)**

- 70000000 - Real estate services
- 70110000 - Development services of real estate
- 70123100 - Sale of residential real estate
- 70331000 - Residential property services

- 73220000 - Development consultancy services
- 45210000 - Building construction work

### **II.2.3) Place of performance**

NUTS codes

- UKI41 - Hackney and Newham

Main site or place of performance

Hackney and Newham

### **II.2.4) Description of the procurement**

See II.1.4 above and note the following: 1) LLDC has appointed a developer partner to jointly deliver the development of the Site through a 50%/50% incorporated vehicle (the “JV”) which shall be governed by a joint venture agreement. 2) the DA shall provide ultimately for a leasehold interest of the Site to be granted to the JV. 3) the JV will deliver circa 950 new homes of mixed tenure and 30,000 square meters of non-residential space.

### **II.2.5) Award criteria**

Concession is awarded on the basis of the criteria described below:

- Criterion: Criterion: The concession is awarded on the basis of the criteria stated in the procurement documents.

### **II.2.7) Duration of the concession**

Duration in months

240

### **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) Form of procedure**

Award procedure with prior publication of a concession notice

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

The procurement is covered by the Government Procurement Agreement: No

### **IV.2) Administrative information**

#### **IV.2.1) Previous publication concerning this procedure**

Notice number: [2023/S 000-001453](#)

---

## **Section V. Award of concession**

A concession/lot is awarded: Yes

### **V.2) Award of concession**

#### **V.2.1) Date of concession award decision**

4 December 2024

#### **V.2.2) Information about tenders**

Number of tenders received: 2

The concession has been awarded to a group of economic operators: No

#### **V.2.3) Name and address of the concessionaire**

Countryside Properties (UK) Limited

Countryside House,, The Drive,, Brentwood

Essex

CM13 3AT

Country

United Kingdom

NUTS code

- UKH3 - Essex

National registration number

00614864

The concessionaire is an SME

No

**V.2.4) Information on value of concession and main financing terms (excluding VAT)**

Total value of the concession/lot: £600,000,000

Revenue from the payment of fees and fines by the users: £1

Prizes, payments or other financial advantages provided by the contracting authority/entity: £1

---

## **Section VI. Complementary information**

### **VI.3) Additional information**

To view this notice, please click here:

<https://www.delta-esourcing.com/delta/viewNotice.html?noticeId=909829177>

GO Reference: GO-20241216-PRO-28909030

### **VI.4) Procedures for review**

#### **VI.4.1) Review body**

London Legacy Development Corporation

5 Endeavour Square

London

E20 1JN

Telephone

+44 2032881800

Country

United Kingdom