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Award

Portsmouth City Council - Care and Support in Extra Care Housing - 2025

Portsmouth City Council

UK6: Contract award notice - Procurement Act 2023 - [view information about notice types](#)

Notice identifier: 2025/S 000-053699

Procurement identifier (OCID): ocds-h6vhtk-05111a ([view related notices](#))

Published 3 September 2025, 5:31pm

Scope

Reference

P00005115

Description

Portsmouth City Council ('the council') has invited tenders for the provision of care and support in Extra Care Housing.

AWARD & STANDSTILL PERIOD

Following receipt of tenders on 25th July 2025 the Council has concluded the assessment process and issued assessment summaries to the successful and unsuccessful suppliers as required under Section 50 of the Procurement Act 23 (the 'Act').

The Council issued Assessment Summaries and an Award Notice (2025/S 000-050913) on 22nd August 2025 which instigated the start of an 8 working day voluntary standstill period, in line with section 51 of the Act.

As set out within the Award Notice and within the associated procurement documents, the Council reserved the right to amend (extend) the Standstill Period if needed on the condition that if this right is exercised, the Contract Award Notice will be updated and affected suppliers will be notified accordingly.

The Council has taken the decision to extend the standstill period which was due to end at midnight at the end of Wednesday 3rd September 2025 to midnight at the end of Thursday 11th September 2025.

The Council has alerted affected suppliers via its e-sourcing system In-tend and is now issuing a further Award Notice to formally extend the standstill period in line with the UK central government guidance issued by the Cabinet Office.

As the only changes are in relation to the extension period the Council will cross reference to the details already provided within the original Award Notice issued on 22nd August 2025 wherever possible.

DESCRIPTION OF CONTRACT

See description text within original Award Notice (2025/S 000-050913).

Lot 1. • Lot 1 - Brunel Court, Caroline Square and Milton Village

Description

Lot 1 - Brunel Court, Caroline Square and Milton Village - £2.2M per annum (1417 hours of planned care in total, plus block hours)

As per the scope, providers will be responsible for delivering specialist sheltered housing, designed to offer a safe, private and secure environment for residents to maintain their independence, whilst having the benefits of having staff on hand 24 hours a day, 7 days a week.

The contract values included on this lot are based on current levels of demand and the

previous year's spend. However, the value of the opportunity can fluctuate dependent on the needs of the individuals, occupancy and the size of the block.

The contract term lots will be for 4 years with options to extend in increments to be agreed up to a maximum of 6 years.

The extra care schemes across Lot 1 are as follows -

- Brunel Court - located in Nuffield Place, 55 apartments.

<https://www.cqc.org.uk/location/1-11428753194>

- Milton Village - located in Moorings Way, incorporates 65 apartments built as a complex. This is over 3 separate buildings - Crane Court (12 apartments) Osprey Court (16 apartments) and Brent Court (37 apartments).

<https://www.cqc.org.uk/location/1-11428753457>

- Caroline Square - located in Portsea, 43 apartments.

<https://www.cqc.org.uk/location/1-11428753352>

Lot 2. Lot 2 - Maritime House

Description

Lot 2 - Maritime House £1.4M per annum (960 hours of planned care, plus block hours)

As per the scope, providers will be responsible for delivering specialist sheltered housing, designed to offer a safe, private and secure environment for residents to maintain their independence, whilst having the benefits of having staff on hand 24 hours a day, 7 days a week.

The contract values included on this lot are based on current levels of demand and the previous year's spend. However, the value of the opportunity can fluctuate dependent on the needs of the individuals, occupancy and the size of the block.

The contract term lots will be for 4 years with options to extend in increments to be agreed up to a maximum of 6 years.

The are extra care schemes across Lot 2 are as follows -

- Maritime House - located in Northern Parade, 80 apartments.

<https://www.cqc.org.uk/location/1-11428753249>

Contract 3. Lot 1 - Brunel Court, Caroline Square and Milton Village

Lots

Lot 1. • Lot 1 - Brunel Court, Caroline Square and Milton Village

Supplier

- APEX PRIME CARE LTD

Contract value

- £43,000,000 excluding VAT
- £51,600,000 including VAT

Above the relevant threshold

Award decision date

14 August 2025

Date assessment summaries were sent to tenderers

22 August 2025

Earliest date the contract will be signed

12 September 2025

Contract dates (estimated)

- 1 December 2025 to 30 November 2029
- Possible extension to 30 November 2035
- 10 years

Description of possible extension:

The contract term will be for 4 years with options to extend in increments to be agreed up to a maximum of 6 years. The total duration of the contract could therefore equate to 10 years.

Main procurement category

Services

CPV classifications

- 85141000 - Services provided by medical personnel
- 85144000 - Residential health facilities services

- 85320000 - Social services

Contract locations

- UKJ31 - Portsmouth
-

Contract 4. Lot 2 - Maritime House

Lots

Lot 2. Lot 2 - Maritime House

Supplier

- CHOSEN CARE GROUP LIMITED

Contract value

- £27,500,000 excluding VAT
- £33,000,000 including VAT

Above the relevant threshold

Award decision date

14 August 2025

Date assessment summaries were sent to tenderers

22 August 2025

Earliest date the contract will be signed

12 September 2025

Contract dates (estimated)

- 1 December 2025 to 30 November 2029
- Possible extension to 30 November 2035
- 10 years

Description of possible extension:

The contract term will be for 4 years with options to extend in increments to be agreed up to a maximum of 6 years. The total duration of the contract could therefore equate to 10 years.

Main procurement category

Services

CPV classifications

- 85141000 - Services provided by medical personnel
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- 85320000 - Social services

Contract locations

- UKJ31 - Portsmouth

Information about tenders

Lot 1. • Lot 1 - Brunel Court, Caroline Square and Milton Village

- 6 tenders received
 - 6 tenders assessed in the final stage:
 - 3 submitted by small and medium-sized enterprises (SME)
 - 0 submitted by voluntary, community and social enterprises (VCSE)
 - 1 supplier awarded contracts
 - 5 suppliers unsuccessful (details included for contracts over £5 million)
-

Unsuccessful suppliers

- [CHOSEN CARE GROUP LIMITED](#)
 - [AGINCARE UK LIMITED](#)
 - [HELPERS HOMECARE LIMITED](#)
 - [Edora Care Plus Limited](#)
 - [MAYFAIR HOMECARE LIMITED](#)
-

Lot 2. Lot 2 - Maritime House

- 6 tenders received
- 6 tenders assessed in the final stage:
 - 3 submitted by small and medium-sized enterprises (SME)
 - 0 submitted by voluntary, community and social enterprises (VCSE)

- 1 supplier awarded contracts
 - 5 suppliers unsuccessful (details included for contracts over £5 million)
-

Unsuccessful suppliers

- [APEX PRIME CARE LTD](#)
 - [AGINCARE UK LIMITED](#)
 - [HELPERS HOMECARE LIMITED](#)
 - [Edora Care Plus Limited](#)
 - [MAYFAIR HOMECARE LIMITED](#)
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Procedure

Procedure type

Open procedure

Special regime

Light touch

Suppliers

AGINCARE UK LIMITED

- Companies House: 06099679
- Public Procurement Organisation Number: PJCT-4732-XNCR

Agincare House Admiralty Buildings

Portland

DT5 1BB

United Kingdom

Website: <https://www.agincare.com/>

Region: UKK25 - Dorset

Small or medium-sized enterprise (SME): No

Voluntary, community or social enterprise (VCSE): No

APEX PRIME CARE LTD

- Companies House: 04296566
- Public Procurement Organisation Number: PNCJ-9185-CVQR

Crown House Stephenson Road

Colchester

CO4 9QR

United Kingdom

Email: bidteam@ceracare.co.uk

Website: <http://apexprimecare.co.uk>

Region: UKH34 - Essex Haven Gateway

Small or medium-sized enterprise (SME): No

Voluntary, community or social enterprise (VCSE): No

Supported employment provider: No

Public service mutual: No

Contract 3. Lot 1 - Brunel Court, Caroline Square and Milton Village

CHOSEN CARE GROUP LIMITED

- Companies House: 06942967
- Public Procurement Organisation Number: PQYJ-8586-MYLL

61 Cranbrook Road

Ilford

IG1 4PG

United Kingdom

Email: sheela@chosencaregroup.com

Website: <http://www.chosencaregroup.com>

Region: UKI53 - Redbridge and Waltham Forest

Small or medium-sized enterprise (SME): Yes

Voluntary, community or social enterprise (VCSE): No

Supported employment provider: No

Public service mutual: No

Contract 4. Lot 2 - Maritime House

Edora Care Plus Limited

- Companies House: 09225337
- Public Procurement Organisation Number: PBMR-8783-RRLT

724 Holloway Road

London

N19 3JD

United Kingdom

Website: <http://edoracare.co.uk>

Region: UKI43 - Haringey and Islington

Small or medium-sized enterprise (SME): Yes

Voluntary, community or social enterprise (VCSE): No

HELPERS HOMECARE LIMITED

- Companies House: 03756668
- Public Procurement Organisation Number: PZTZ-3718-GBXV

22 Brunts Business Centre

Mansfield

NG18 2AH

United Kingdom

Website: <https://caresante.co.uk/helpers-home-care/>

Region: UKF15 - North Nottinghamshire

Small or medium-sized enterprise (SME): Yes

Voluntary, community or social enterprise (VCSE): No

MAYFAIR HOMECARE LIMITED

- Companies House: 03633635
- Public Procurement Organisation Number: PZLV-7933-JQHL

Unit 9 Pendeford Place, Pendeford Business Park, Wobaston Road

Wolverhampton

WV9 5HD

United Kingdom

Website: <http://www.mayfair-homecare.co.uk>

Region: UKG39 - Wolverhampton

Small or medium-sized enterprise (SME): No

Voluntary, community or social enterprise (VCSE): No

Contracting authority

Portsmouth City Council

- Public Procurement Organisation Number: PCNL-5714-PRZV

Civic Offices, Guildhall Square

Portsmouth

PO1 2AL

United Kingdom

Email: procurement@portsmouthcc.gov.uk

Region: UKJ31 - Portsmouth

Organisation type: Public authority - sub-central government