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Contract

## **Procurement of a delivery partner for New Homes 6**

London Borough of Lambeth

F03: Contract award notice

Notice identifier: 2025/S 000-080910

Procurement identifier (OCID): ocds-h6vhtk-04cda0

Published 9 December 2025, 9:51am

### **Section I: Contracting authority**

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

London Borough of Lambeth

Town Hall, Brixton Hill

London

SW2 1RW

#### **Contact**

Helen Lee

#### **Email**

[hlee@lambeth.gov.uk](mailto:hlee@lambeth.gov.uk)

#### **Telephone**

+44 2079269365

#### **Country**

United Kingdom

**Region code**

UK - United Kingdom

**National registration number**

n/a

**Internet address(es)**

Main address

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

Buyer's address

<https://uk.eu-supply.com/ctm/Company/CompanyInformation/Index/18>

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

Regional or local authority

**I.5) Main activity**

General public services

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## **Section II: Object**

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

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

Procurement of a delivery partner for New Homes 6

Reference number

New Homes 6

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

- 45000000 - Construction work

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

Works

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

The Mayor and Burgesses of London Borough of Lambeth, as a contracting authority, has appointed a development partner to enter into an agreement providing the opportunity to develop out a number of council-owned residential-led development sites across the borough.

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

This contract is divided into lots: No

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

Value excluding VAT: £400,000,000

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

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

- 45111000 - Demolition, site preparation and clearance work
- 45111291 - Site-development work
- 45210000 - Building construction work
- 45211000 - Construction work for multi-dwelling buildings and individual houses

- 45211340 - Multi-dwelling buildings construction work
- 45211350 - Multi-functional buildings construction work
- 45211360 - Urban development construction work
- 45220000 - Engineering works and construction works
- 45233260 - Pedestrian ways construction work
- 45330000 - Plumbing and sanitary works
- 70000000 - Real estate services
- 70110000 - Development services of real estate
- 70111000 - Development of residential real estate
- 70112000 - Development of non-residential real estate
- 70123100 - Sale of residential real estate
- 71247000 - Supervision of building work
- 71315200 - Building consultancy services
- 71530000 - Construction consultancy services
- 71540000 - Construction management services
- 71541000 - Construction project management services
- 45000000 - Construction work

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

NUTS codes

- UKI45 - Lambeth
- UK - United Kingdom

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

A contract appointing a delivery partner and entering into an agreement providing the opportunity to develop out a number of council-owned residential-led development sites across the borough.

The contracting authority has entered into an overarching Partnering Agreement with the selected delivery partner pursuant to which the contracting authority and the delivery

partner will, for each site (including the initial six sites and potential further sites), enter into either a Development Agreement or PCSA / Build Contract.

The Partnering Agreement commenced on 13 November 2025.

There is 240 month duration, being a 120-month initial term, subject to the ability for the parties to agree to extend the term on one or more occasions up to a further 120 months.

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

Quality criterion - Name: Quality / Weighting: 57.5%

Quality criterion - Name: Legal / Weighting: 10%

Price - Weighting: 32.5%

#### **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

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## **Section IV. Procedure**

### **IV.1) Description**

#### **IV.1.1) Type of procedure**

Competitive procedure with negotiation

#### **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: [2025/S 000-000222](#)

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## **Section V. Award of contract**

### **Contract No**

1

### **Title**

Procurement of a delivery partner for New Homes 6

A contract/lot is awarded: Yes

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

#### **V.2.1) Date of conclusion of the contract**

13 November 2025

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

Number of tenders received: 3

Number of tenders received by electronic means: 3

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

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

Countryside Properties (UK) Limited

11 Tower View, Kings Hill

West Malling

ME19 4UY

Country

United Kingdom

NUTS code

- UKI45 - Lambeth

National registration number

00614864

The contractor is an SME

No

**V.2.4) Information on value of contract/lot (excluding VAT)**

Total value of the contract/lot: £400,000,000

**V.2.5) Information about subcontracting**

The contract is likely to be subcontracted

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**Section VI. Complementary information**

**VI.4) Procedures for review**

**VI.4.1) Review body**

The High Court of England and Wales

London

EC4A 1NL

Telephone

+44 2079477156

Country

United Kingdom

**VI.4.2) Body responsible for mediation procedures**

The High Court of England and Wales

London

EC4A 1NL

Telephone

+44 2079477156

Country

United Kingdom

**VI.4.4) Service from which information about the review procedure may be obtained**

The High Court of England and Wales

London

EC4A 1NL

Telephone

+44 2079477156

Country

United Kingdom