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Award

Provision of Care and Support in Newton House Extra Care Housing Scheme, Newton Road, Penrith CA11 9FY - Provision of Care and Support in Newton House Extra Care Housing Scheme, Newton Road, Penrith CA11 9FY

Westmorland and Furness Council

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

Notice identifier: 2025/S 000-082608

Procurement identifier (OCID): ocds-h6vhtk-0591a5 ([view related notices](#))

Published 12 December 2025, 3:35pm

Scope

Description

The council have recently conducted an open procurement for the care and support needs currently delivered within the Extra Care Housing scheme at Newton House.

The range of care and support needs within the scheme aims to reflect a balanced community model of approximately, a third of people with; low care needs 0-7 hours/week, medium care needs 8-14 hours/week and high care needs 15+ hours/week.

The service will be accessed by people over 55 years. The restriction around the age of adults accessing this service is linked to the tenancy age restriction set by the Landlord.

The Provider selected to deliver the above Services will be the Council's preferred Provider to deliver formal care and support arrangements (care managed referrals) within the Scheme

In Westmorland and Furness the term 'extra care' housing is used to describe housing developments that comprise self-contained homes with design features and support

services to enable people to self-care and continue to live independently. The 'extra' in extra care housing is generally recognised to be access to care services that can:

Respond quickly to residents changing needs

Provide unplanned care as and when required in addition to planned care

Provide an emergency response.

People who live in Extra Care housing have their own self-contained homes - usually with a lounge, kitchen, bedroom and bathroom and access to care staff 24 hours a day, 7 days a week. There are also communal facilities and activities available.

The Scheme:

Newton House has 54 self-contained units consisting of:

12 x 1 bedroom rental units

14 x 2 bedroom rental units

28 x 2 bedroom units shared ownership

There is a range of Facilities:

- Resident Lounge,
- Restaurant
- Activity rooms,
- Hairdresser
- Buggy store
- Assisted bathing
- Staff offices plus an Alarm Call System
- Car park
- Guest Suite
- Lift

- Communal gardens
-

Contract 1. Provision of Care and Support in Extra Care Housing at Newton House

Supplier

- I CARE (GB) LIMITED

Contract value

- £1,221,922 excluding VAT
- £1,221,922 including VAT

Above the relevant threshold

Award decision date

1 December 2025

Date assessment summaries were sent to tenderers

12 December 2025

Standstill period

- End: 23 December 2025
- 8 working days

Earliest date the contract will be signed

19 January 2026

Contract dates (estimated)

- 10 February 2026 to 9 February 2028
- Possible extension to 9 February 2029
- 3 years

Description of possible extension:

Option to extend for 12 months

Main procurement category

Services

CPV classifications

- 85000000 - Health and social work services

Contract locations

- UKD12 - East Cumbria

Information about tenders

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

Procedure

Procedure type

Open procedure

Special regime

Light touch

Supplier

I CARE (GB) LIMITED

- Companies House: 02905218

- Public Procurement Organisation Number: PDDG-1253-XXPY

Kincraig Business Park Building 3

Blackpool

FY2 0PJ

United Kingdom

Email: procurement@icaregroup.co.uk

Website: <http://www.icaregroup.co.uk>

Region: UKD42 - Blackpool

Small or medium-sized enterprise (SME): Yes

Voluntary, community or social enterprise (VCSE): No

Supported employment provider: No

Public service mutual: No

Contract 1. Provision of Care and Support in Extra Care Housing at Newton House

Contracting authority

Westmorland and Furness Council

- Public Procurement Organisation Number: PYYD-1758-YNVR

South Lakeland House

Kendal

LA9 4DQ

United Kingdom

Email: Procurement.Mailbox.WAF@Cumbria.gov.uk

Region: UKD12 - East Cumbria

Organisation type: Public authority - sub-central government