

SHED 4 Buyers Guide



SHED 4 framework

Key facts:

Framework term:	21 January 25 - 20 January 28
Duration:	36 months (3 years)
Total lots:	1
Total suppliers:	17
Framework access:	Desk-based evaluation to identify the most economically advantageous solution
Estimated total value excluding VAT:	£100m
Procurement procedure:	Open procedure
Price / Quality split:	20:80
FTS Notice:	2024/S 000-030454
SHED Portal:	https://www.inprovaquantum.com/shed/

Background

Traditionally, the buying process in social housing works as follows: a department identifies the services or goods they need, the procurement team conducts a market scoping exercise, develops a detailed specification, and suppliers tender for this set specification. However, this process is built on the premise that buyers know the products or services they want, which is not always the case. Understandably, most in-house procurement teams lack the specialist knowledge to specify niche goods or works that will solve their organisation's problems.

Instead, it is often suppliers who identify the issue and design a solution before the public sector even acknowledges they have a problem. Although the market should lead the way, businesses are unable to scale their solutions because buyers cannot procure them compliantly under existing public sector procurement regulations. That is why we launched SHED. We've adopted a supplier-focused approach so housing providers can procure the innovation they need.

Inside our framework

The SHED initiative is centred on embracing ingenuity within the supply chain to achieve better outcomes for social housing tenants. The challenges posed by shortages of materials and skills, and a surge in demand for net zero and fire safety works have created an unprecedented environment for housing providers. This situation compels them to seek innovative solutions to meet competing strategic objectives. PfH has collaborated with the Proptech Innovation Network (PIN)-leaders in identifying and promoting innovation – to find suppliers who are at the forefront of housing technology solutions and service design, to join the framework.

How we manage your contract

Our team is on hand to support you throughout the procurement process either acting as an extension of your internal procurement process or as a fully outsourced solution dependent upon your requirements, providing hands-on category expertise and support to aid the delivery of an optimal contract environment.

We will manage the tender process with you right through to contract award to ensure you get the most competitive pricing and best service delivery from our suppliers based on your specific needs.

Our bespoke platforms and data rich environment enable us to interrogate contracts to give you to tools to drive value through the life of the agreement, tackle non-compliance, undertake trend analysis and standardise product ranges to improve the bottom line.



Why use this framework



Access to qualified,
and innovative suppliers



Nationwide coverage



Advice and support
all aspects of your
requirements



SME friendly
procurement



Innovation procurement
in your hands, with you
in control



Desk-based competition,
keeping things simple



Tender and Evaluation Process

This is our fourth Social Housing Emerging Disrupters Framework. This, as well as our previous SHED frameworks, are the result of increased demand for innovation in Social Housing, as the sector tries to cope with competing strategic priorities such as fire safety and Net Zero, whilst simultaneously re-designing services to cope with a post pandemic operating environment and national policy directives. PfH recognised the traditional challenges of procuring innovation under existing Public Sector procurement regulation and determined to take positive steps to facilitate and stimulate the procurement and adoption of innovation across the public sector as a whole. The National Procurement Policy Statement which forms an integral part of the Procurement Act 2023 encourages contracting authorities to promote innovation and support SMEs and the SHED 4 framework is an example of how we are supporting those objectives.

The framework was tendered on a UK wide basis and suppliers were required to demonstrate their offer met the minimum requirements of the framework in a number of areas. Suppliers were required to demonstrate how their offer was innovative, the benefits of their offer to PfH Customers and that their solution was at the required state of development to meet the entry criteria. In total 25 bids were submitted. All suppliers passed the selection stage, with 17 solutions subsequently awarded to the framework.



What's Covered?

A range of services, solutions and products that have been designed to help the Social Housing sector and other public bodies tackle its many and varied challenges. Building information, asset management, customer journey, ground stabilisation, energy management, health and telecare services and much more; our Innovators offer a fresh perspective on traditional topics.

Categories

Our comprehensive Lot encompasses all our cutting-edge suppliers. With our [dedicated innovation portal](#), you can effortlessly find the perfect supplier to meet your needs using an interactive search function.

The portal allows you to search by:

- Region
- Solution Type
- Technology Type
- Category Area
- Description, Features, Benefits

Additionally, you can evaluate each supplier on the SHED portal based on:

- ISO 9001
- ISO 14001
- Professional Indemnity Insurance
- Employers Liability Insurance
- Public Liability Insurance
- Product Liability Insurance

Explore the portal and discover the ideal solutions tailored to your requirements.

Suppliers on SHED 4

Supplier Name	Summary
<p>Alator Data Services Ltd Michelin Scotland Innovation Parc, Baldovie Rd, Dundee DD4 8UQ</p> <p>↳ www.alatorservices.com ✉ info@alatorservices.com ☎ 07919 251433</p>	<p>TrakAer is an IOT based Data product that analyses data from IAQ devices and returns usable data in a digestible manner. Alator's solution offers key benefits focused on improving indoor air quality in housing through data-driven monitoring of damp and mould risks. By using sensors for temperature, humidity, and CO2, Alator helps housing providers identify at-risk properties, enabling proactive maintenance that prevents issues before they escalate. The system's real-time data and expert analysis ensure compliance, promote tenant well-being, and address underlying causes of damp. The intuitive dashboard and comprehensive service, from installation to actionable reporting, streamline property management and support healthier living environments.</p>
<p>Autonomous IoT Ltd Century House, Chapelhall Industrial Estate, Airdrie ML6 8NH</p> <p>↳ www.autonomous-iot.com ✉ ask@autonomous-iot.com ☎ 0800 689 1041</p>	<p>This product is an innovative and integrated communal communications hub with external lighting which harnesses renewable energy for less reliance on grid connection. The product has been developed with the intention to combine existing static technology (external lighting) and combine high tech IOT gateways and sensors to bring a new low energy smart product to the market.</p>
<p>Bimsense Limited T/A Operance C4di Queen Street, Hull, HU1 1UU</p> <p>↳ www.operance.app ✉ Info@operance.app ☎ 0800 464 3316</p>	<p>Operance simplifies the management of the golden thread of building information, enabling building owners to meet Gateway approval requirements and easily create safety case reports. With real-time updates, streamlined document management, and AI-powered search, Operance helps our customers keep building data accurate and accessible, ensuring ongoing compliance and enhancing building safety for occupants. Operance bridges critical gaps in building information management, compliance, and operational efficiency in the property and construction sectors by offering groundbreaking digital solutions.</p>
<p>Chameleon Digitization Royal Burgh House, 380 King St, Rutherglen, Glasgow G73 1DQ</p> <p>↳ www.chameleontech.co.uk ✉ contact@chameleontech.co.uk ☎ 0800 321 3571</p>	<p>Chameleon Asset Hub is an innovative, cloud-based asset management platform designed to empower housing providers with real-time insights and data-driven decision-making. By integrating IoT technology, predictive analytics, and comprehensive modules for energy efficiency, stock condition, and long-term investment planning, Chameleon enables proactive asset management. Its customisable dashboards and Net Present Value (NPV) tools help optimise financial strategies, reduce operational costs, and ensure compliance with sustainability goals. With a focus on improving efficiency, tenant satisfaction, and meeting regulatory standards, Chameleon Asset Hub offers a seamless, scalable solution for modern housing management.</p>
<p>Confurr Ltd 32 Eyre St, Sheffield City Centre, S1 4QZ</p> <p>↳ www.confurr.uk ✉ hello@confurr.uk ☎ 0114 700 1699</p>	<p>Confurr is a video customer service platform, which augments existing customer service functions of telephony, instant messaging and webchat with a video capability, allowing calls to be escalated to video instantly. Confurr changes the way in which issues are reported by the tenant, and how they are recorded by the call handler. The system promotes accessibility for those tenants with additional needs and integrates with a wide range of finance and operational systems.</p>
<p>Crystal Clear Windows Works Finlayson & Co, Whitby Court, Abbey Road, Shepley, HD8 8EL</p> <p>↳ www.condensationinwindows.co.uk ✉ enquiries@crystalclearworks.co.uk ☎ 0845 9011456</p>	<p>Repair of failed double-glazed windows. The repair is a first-time fix solution, avoiding multiple visits as with traditional replacement services. The solution reduces the amount of waste glass and reduces CO2 emissions by avoiding the production of replacement glass. The service is more cost effective than traditional replacement and the repaired units have a 10 year warranty.</p>

Supplier Name	Summary
<p>Enevate Homes Ltd Trinity House, 3 Bullace Lane, Dartford, DA1 1BB</p> <p> www.enevate.co.uk info@enevate.co.uk 01698 687 100 </p>	<p>By leveraging the benefits of Volumetric Modular Construction, Enevate aims to deliver high-quality, sustainable, and cost-effective building solutions that meet the needs of modern construction projects. A distinctive aspect of the Enevate business model is their commitment and active involvement in community engagement and workforce development initiatives, as well as their adaptive use and repurposing of buildings to bring numerous benefits to customers.</p>
<p>Geobear Residential Ltd Unit 1 The Dell Business Park Enterprise Drive, Four Ashes, Wolverhampton, WV10 7DF</p> <p> www.geobear.co.uk info@geobear.com 0800 084 3503 </p>	<p>The Geobear Stabilization Solution is an innovative, eco-friendly method for ground stabilization that effectively addresses subsidence issues in various soil types, utilizing advanced geopolymer injection technology for rapid, non-disruptive repairs. The technology addresses subsidence caused by various factors, including clay shrinkage, tree root intrusion, soil washout and voids. The solution is BBA certified, assuring clients of its safety and compliance with building regulations.</p>
<p>Harcourt Technologies Ltd (HTL) 14 Seaview, Warrenpoint, Newry, Northern Ireland BT34 3NJ</p> <p> www.htl.tech info@htl.tech 07465 753 267 </p> <p>Creagh Concrete Products Ltd 38 Blackpark Road, Toomebridge, Co. Antrim, Northern Ireland BT41 3SL</p> <p> www.creaghconcrete.com info@creaghconcrete.com 028 7965 0500 </p>	<p>Creagh work in partnership with Harcourt Technologies Ltd to support housing providers in the design and development of new homes using cutting edge technology. Creagh Concrete Products Ltd offer a 3D concrete printing solution - a cutting-edge additive construction method, that uses large scale gantry 3D printers to construct concrete superstructures layer by layer. This process involves the precise and controlled deposition of construction materials, such as concrete, based on a digital sliced 3D model. 3D concrete printing is a union of construction methods, robotics, and software. All three domains are brought together into an amalgamation of an innovative solution to solve both the housing crisis and skills shortage.</p>
<p>Mackwell Health Ltd Vigo Place, Aldridge, West Midlands, WS9 8UG</p> <p> www.mackwellhealth.com info@mackwellhealth.com 01922 458 255 </p>	<p>Mackwell Health has developed a safe, evidence-based process to enable the reuse of medical devices, PPE, and other critical items used in health and social care settings. The process was originally established for use with operating theatre consumables in NHS hospital Trusts, and continues to be further developed for a wider range of devices used across the Health and Social Care segment. The solution uses solid-state UV-C LED technology to deliver a convenient, low carbon decontamination in applications which were not previously possible</p>
<p>ODCGIS Ltd Bampton Business Centre North, Signals House, Weald, Bampton, Oxfordshire, OX18 2ET</p> <p> www.odc.co.uk info@odc.co.uk 01993 851053 </p>	<p>ODCGIS offer a dedicated team of experienced GIS Officers to support housing associations and other public sector bodies in maximising the benefits of GIS technology. Unlike an in-house GIS officer, the ODCGIS team is available all year round ensuring continuous service. Housing associations only pay for the time they use, providing a cost-effective and reliable solution. Utilising ODCGIS officers as part of the Managed Service provision allows analytical tasks to be undertaken to assist with damp & mould risk, flood risk, heat risk, deprivation, fuel poverty, underutilised land, solar PV opportunities, new development opportunities, tenant facing maps and much more.</p>

Supplier Name	Summary
<p>Power Circle Projects Ltd 17 Kenilworth Road, Bridge of Allan, Stirling FK9 4DU</p> <p>↳ www.powercircle.org.uk ✉ Info@powercircle.org.uk ☎ 07577 564 092</p>	<p>Power Circle Projects Ltd works with social landlords and other site and building owners (both housing and non-housing) to identify, develop, create and manage smart energy systems in a locality or a single building. PCP facilitate Smart Local Energy Systems, a set of energy assets within a building or local area that are managed together, using smart technology to maximise their operation. A number of solutions are available. PCP is a social enterprise, whose mission is 'to enable local energy users to access low carbon energy at scale in a way that is affordable, fair and breaks down social barriers'.</p>
<p>Q-Bot Ltd 5A Canterbury Court, Kennington Park Workspace, 1-3 Brixton Road, SW9 6DE</p> <p>↳ www.q-bot.co ✉ info@q-bot.co ☎ 020 4579 7361</p>	<p>Q-Bot has developed a breakthrough solution in the insulation industry with its Underfloor Insulation (UFI) technology, a fully compliant spray foam solution specifically designed to retrofit the underside of suspended timber floors. This affordable approach is certified by the PAS standard, registered with TrustMark, and accredited by Kiwa, with additional verification from the Energy Savings Trust (EST).</p> <p>Q-Bot's UFI solution addresses a range of common issues in homes with suspended timber floors, including heat loss, dampness, air infiltration, and high energy costs.</p>
<p>Rubixx Ltd Stafford Education & Enterprise Park, Weston Road, Stafford, ST18 0BF</p> <p>↳ www.rubixx.co.uk ✉ contactus@rubixx.co.uk ☎ +44 3330507156</p>	<p>Rubixx offer a multi-tenanted software solution designed to serve multiple customers from a single software platform. Each customer shares the same software infrastructure, but their data and configurations are kept separate. Rubixx was originally developed as a Housing platform. The company has now launched Rubixx Accounts as part of their single platform as well as their support planning license software. All three functions have been fully unified in a single platform offering multiple benefits to customers.</p>
<p>Secure Sensor Innovation Design Ltd Granary Farm, Treherbert Road, Monmouthshire NP44 2DE</p> <p>↳ www.safehouse.technology ✉ info@safehouse.technology ☎ 02920 647 572</p>	<p>Secure Sensor Innovative Design (Safehouse) delivers solutions for Independent Living and Environmental monitoring in buildings. Using a unique IoT operating system VIPER, the company provides graphical information to users and detailed analysis of data from their own hardware and any open sourced IoT device. The Safehouse sensor has proven to be very successful in reducing the cost of traditional Tele-care and contributes to the health and welfare of residents.</p>
<p>Switchee Ltd Office 405-406, City Bridge House, 57 Southwark St, London SE1 1RU</p> <p>↳ www.switchee.com ✉ info@switchee.com ☎ 0800 133 7957</p>	<p>Switchee delivers real-time data that gives social housing providers the insights and tools needed to support residents and proactively manage homes. These actionable insights enable customers to optimise energy efficiency, reduce costs, and improve resident satisfaction. Specifically designed for social housing providers, the Switchee dashboard displays real-time data and insights via a user-friendly platform. The company's dedicated Customer Success team works with customers to proactively manage their housing stock.</p>
<p>Vantage UAV Ltd 339 Two Mile Hill Rd, Kingswood, Bristol, BS15 1AN</p> <p>↳ www.vantageuav.com ✉ info@vantageuav.com ☎ 0203 871 8226</p>	<p>Vantage UAV is a global drone services and solutions provider, focusing on delivering viable functional data to make informed decisions in a safer, faster and smarter way. Inspections utilise cutting-edge technologies, including 4K imagery, thermal inspections, 3D modelling, orthomosaics, thermal treatment, confined space inspections, LiDAR scanning, and more. These innovative tools provide the housing sector with invaluable, detailed information, enabling faster, safer, and more cost-effective asset management.</p>

How to access the framework

STEP 1

Access the online SHED portal to identify potential solutions to meet your needs
Link for portal:
www.inprovaquantum.com/shed/

STEP 2

Shortlist the products that may meet your needs, using your pre-established and objective evaluation criteria requirements.

STEP 3

Undertake an assessment of the products, using the detailed information supplied including product descriptions and pricing and again applying your pre-established evaluation criteria.

STEP 6

Agree the detailed scope, timescales, contract length etc with the supplier.

STEP 5

Contact PfH to obtain standard contract forms and Supplier Terms.

STEP 4

Contact the preferred supplier to indicate your intention to award a contract.

STEP 7

PfH will facilitate the drafting of the contract.

STEP 8

Both parties sign the contract.

STEP 9

Place a contract award notice in Contracts Finder.

Value Delivered

- Social Housing's only procurement solution dedicated to innovation
- Aligned with the Government's National Procurement Strategy
- Innovation procurement in your hands, with you in control
- Desk-based competition, keeping things simple
- Focus on the main challenges facing the sector
- SME friendly procurement
- Prices are fixed via the framework

Our team is on hand to support you throughout the procurement process either acting as an extension of your internal procurement team or as a fully outsourced solution dependent upon your requirements; providing hands on category expertise and support to aid the delivery of an optimal contract environment.

We will manage the tender process with you right through to contract award to ensure you get the most competitive pricing and best service delivery from our suppliers based on your specific needs.

Unlocking even more value!

Additional products and services to stretch your spend even further.

We recognise that every organisation we work with is unique, and we fully understand that this requires tailored advice and services. That's why we offer a range of consultancy services, compliant Framework and Dynamic Purchasing Systems (DPS) solutions and our Quantum platform for more control, visibility and insight to ensure you have everything you need in one place.

Visit our [website](#) to explore our solutions.



Introducing PfH

Procurement for Housing (PfH) is a premier purchasing consortium for UK Housing Associations, ALMOs, Local Authorities, and other public bodies. As a Contracting Authority under UK public procurement regulations, PfH manages an annual spend of over £0.4 billion and serves 1,100 members.

Who we are



Years supporting social housing sector organisations



Framework and DPS solutions at your fingertips for quick, reliable, compliant, and cost-efficient procurement



Brilliant Members



A team of talented, experienced and qualified category-specific, procurement professionals, here for all your procurement needs; including expert advice and analysis



Access to a compliant pool of quality suppliers, ranging from national suppliers to local SMEs and social enterprises



Unmatched procurement technology platform, Quantum – your gateway to greater control, visibility, and insight

Why work with us

Working with PfH on your next project gives you access to the following benefits:

£26m Cost Savings

Keep project costs within budget with our procurement consultancy services and compliance solutions.

Great Value

Maximise your budget with our advanced contract and spend management technology.

Improved Efficiency

Outsource procurement and purchasing management to ensure efficiency and quality.

£2m Social Value

Support community missions with our compliance solutions that track social value.

Saved Time and Cost

Simplify invoicing and save valuable time with consolidated billing.

Rapid Results

Start projects quickly with our vetted network of suppliers.

Peace of Mind

Stay compliant and maintain safety standards with our expertise and pre-vetted suppliers.

What our clients say

“

Bespoke procurement advice

Their services extend beyond quick access to contractors. They offer procurement advice, peer review, and many other benefits whilst meeting all procurement guidelines.

Graham McDowall,
Project Manager,
Ng Homes

“

Quantum has been a great help

The Data and Insight Portal has been invaluable in managing our accounts and identifying product usage

Mark Davies,
Supply Chain Manager,
Incommunities

“

Excellent industry knowledge

The staff provide excellent industry-wide knowledge, enabling us to make the right decisions.

Steve Preston,
Head of Operations APS,
Leeds Federated Housing

“

Hands-on support

They are very helpful and knowledgeable, with relevant frameworks for us to access.

Carmen Young,
Procurement Officer,
Bromsgrove District Council



How we can help

Procurement for Housing is a technology-enabled procurement partner for the social housing sector. We help manage spend, drive sustainable value, and improve operational efficiency, positively impacting people's lives.

We offer procurement consultancy, compliant solutions such as frameworks and Dynamic Purchasing Systems (DPS), and procurement technology and analytics through our Quantum platform.

Get in touch!



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www.pfh.co.uk