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Contract

Advanced Manufacturing Innovation District Scotland (AMIDS) Project Partner

Renfrewshire Council

F03: Contract award notice

Notice identifier: 2024/S 000-002422

Procurement identifier (OCID): ocds-h6vhtk-02fc77

Published 24 January 2024, 1:52pm

Section I: Contracting authority

I.1) Name and addresses

Renfrewshire Council

Renfrewshire House, Cotton Street

Paisley

PA1 1JB

Contact

Rebecca Park

Email

citydeal@renfrewshire.gov.uk

Telephone

+44 3003000300

Country

United Kingdom

NUTS code

UKM83 - Inverclyde, East Renfrewshire and Renfrewshire

Internet address(es)

Main address

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

Buyer's address

https://www.publiccontractsscotland.gov.uk/search/Search_AuthProfile.aspx?ID=AA00400

I.4) Type of the contracting authority

Regional or local authority

I.5) Main activity

General public services

Section II: Object

II.1) Scope of the procurement

II.1.1) Title

Advanced Manufacturing Innovation District Scotland (AMIDS) Project Partner

Reference number

RC-CPU-21-371

II.1.2) Main CPV code

- 45111291 - Site-development work

II.1.3) Type of contract

Works

II.1.4) Short description

The Advanced Manufacturing and Innovation District Scotland (AMIDS) is situated in Renfrewshire and forms part of the Glasgow City Region. The AMIDS 52 Ha AMIDS core site is located adjacent to Glasgow International Airport with excellent rail and road connections, with further infrastructure investment currently underway in the surrounding area, including construction of the first ever opening road bridge over the River Clyde. AMIDS will be Scotland's home for manufacturing innovation and has already attracted innovation and research facilities, with the Medicines Manufacturing Innovation Centre (MMIC) and National Manufacturing Institute Scotland (NMIS) both recognising the opportunity. Construction of both NMIS and MMIC commenced on site in 2020, with both facilities aiming to be operational during 2022. It is currently anticipated that the land available as part of this procurement exercise will be in the region of 74 acres of land within the ownership of Renfrewshire Council (the "Council"). Planning permission in principle is in place, enabling a streamlined approach to future developments and de-risking the opportunity for potential investors.

In order to further the Council's aims, objectives and vision for AMIDS, the Council is seeking to procure an experienced private sector partner to form a long-term joint venture partnership with the Council in order to drive development of a 74 acre site at AMIDS and attract employers to the district. The Council is looking for the partner who is passionate about the opportunity AMIDS presents and who can bring their expertise to help identify and agree terms with suitable employers locating at AMIDS, finance and manage the development and delivery of user-specific buildings and manage the evolving district to ensure its quality and ambitions remain on target.

The Council's vision for AMIDS is that the development of AMIDS is designed to be an attractive, campus style business park setting for ambitious, manufacturing focused companies who will use best practice to ensure Scotland's manufacturing sector can be competitive on an international stage. AMIDS will help make Renfrewshire an economic powerhouse within Scotland's industrial heartland and will create wealth and opportunities for Renfrewshire, Glasgow City region and beyond. The design of AMIDS will encourage companies to collaborate with each other, tap into the expertise and knowledge base at some of Scotland's leading education providers and create competitive advantage

The joint venture will enter into a Pre-Development Services Contract with the Council. This Agreement will set out the terms upon which the joint venture will supply the required services to the Council in order to develop and deliver Phase 1A, Phase 1 and the remainder of the development of AMIDS.

Background information on the Project has been provided by the Council at the Scotland's Green Investment Portfolio Advanced Manufacturing Innovation District (AMIDS) held by the Council on 20 January 2022 and a recording of that information session is available via the following link: <https://youtu.be/qoH9tOnZ4bM>

Further details can be found in the SPD Information and Instructions for Bidders document and the Information Memorandum forming Appendix 1 of the SPD Information and Instructions for Bidders document contained in the Suppliers Attachment Area on the PCS-Tender system.

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: £150,000,000

II.2) Description

II.2.2) Additional CPV code(s)

- 45000000 - Construction work
- 45210000 - Building construction work
- 45211360 - Urban development construction work
- 45211350 - Multi-functional buildings construction work

- 45213000 - Construction work for commercial buildings, warehouses and industrial buildings, buildings relating to transport
- 45213100 - Construction work for commercial buildings
- 45213200 - Construction work for warehouses and industrial buildings
- 45213220 - Construction work for warehouses
- 45213251 - Industrial units construction work
- 45213250 - Construction work for industrial buildings
- 45213312 - Car park building construction work
- 45213313 - Service-area building construction work
- 45214000 - Construction work for buildings relating to education and research
- 45214600 - Construction work for research buildings
- 45214610 - Laboratory building construction work
- 45214620 - Research and testing facilities construction work
- 45250000 - Construction works for plants, mining and manufacturing and for buildings relating to the oil and gas industry
- 45254000 - Construction work for mining and manufacturing
- 45254200 - Construction work for manufacturing plant
- 71000000 - Architectural, construction, engineering and inspection services
- 70000000 - Real estate services
- 70110000 - Development services of real estate
- 70112000 - Development of non-residential real estate
- 70332000 - Non-residential property services
- 70121000 - Building sale or purchase services
- 70122000 - Land sale or purchase services
- 66122000 - Corporate finance and venture capital services

II.2.3) Place of performance

NUTS codes

- UKM83 - Inverclyde, East Renfrewshire and Renfrewshire

Main site or place of performance

Advanced Manufacturing and Innovation District, Renfrewshire

II.2.4) Description of the procurement

The Advanced Manufacturing Innovation District Scotland (AMIDS) is situated in Renfrewshire and forms part of the Glasgow City Region. The AMIDS core site is 52 Ha located adjacent to Glasgow International Airport with excellent rail and road connections, with further infrastructure investment currently underway in the surrounding area, including construction of the first ever opening road bridge over the River Clyde. AMIDS will be Scotland's home for manufacturing innovation and has already attracted innovation and research facilities, with the Medicines Manufacturing Innovation Centre (MMIC) and National Manufacturing Institute Scotland (NMIS) both recognising the opportunity. It is currently anticipated that the land available as part of this procurement exercise will be in the region of 74 acres of land within the ownership of Renfrewshire Council (the "Council"). Planning permission in principle is in place, enabling a streamlined approach to future developments and de-risking the opportunity for potential investors.

In order to further the Council's aims, objectives and vision for AMIDS, the Council is seeking to procure an experienced private sector partner to form a long-term joint venture partnership with the Council in order to drive development of a 74 acre site at AMIDS and attract employers to the district. The Council is looking for the partner who is passionate about the opportunity AMIDS presents and who can bring their expertise to help identify and agree terms with suitable employers locating at AMIDS, finance and manage the development and delivery of user-specific buildings and manage the evolving district to ensure its quality and ambitions remain on target.

The Council's vision for AMIDS is that the development of AMIDS is designed to be an attractive, campus style business park setting for ambitious, manufacturing focused companies who will use best practice to ensure Scotland's manufacturing sector can be competitive on an international stage. AMIDS will help make Renfrewshire an economic powerhouse within Scotland's industrial heartland and will create wealth and opportunities for Renfrewshire, Glasgow City region and beyond. The design of AMIDS will encourage companies to collaborate with each other, tap into the expertise and knowledge base at some of Scotland's leading education providers and create competitive advantage.

The joint venture will enter into a Pre-Development Services Contract with the Council. This Agreement will set out the terms upon which the joint venture will supply the required services to the Council in order to develop and deliver Phase 1A, Phase 1 and the

remainder of the development of AMIDS.

It is also anticipated that the private sector partner will be willing to work with a broad range of organisations including the wide range of project stakeholders including UK Government, Scottish Government, Scottish Enterprise, Strathclyde University, West College Scotland, NMIS and Centre for Process Innovation (CPI) (representing MMIC). Most of these stakeholders, along with the Council, are part of an AMIDS Strategic Advisory Group (SAG) who are committed to working collaboratively and openly, in an advisory capacity, to aid the development of AMIDS.

The nature of the joint venture will be discussed with bidders during dialogue. The joint venture partnership will be required to procure the marketing and securing of investors and employers, detailed design, build and completion of the AMIDS development together with associated and ancillary services. The Council envisages that its private sector partner will bring a wealth of commercial expertise to the table with a view to contributing towards economic growth and the development of robust supply chains and wider employment opportunities.

II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 70

Price - Weighting: 30

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

II.2.14) Additional information

The Council is conducting the procurement process under the competitive dialogue procedure in accordance with the Public Contracts (Scotland) Regulations 2015 and the Council's Standing Orders Relating to Contracts.

The SPD Information and Instructions, contained in the Suppliers Attachment Area on the PCS-Tender System, provides Bidders with detailed information on the Project.

Section IV. Procedure

IV.1) Description

IV.1.1) Type of procedure

Competitive dialogue

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: [2022/S 000-005007](#)

Section V. Award of contract

Contract No

RC-CPU-21-371

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

17 August 2023

V.2.2) Information about tenders

Number of tenders received: 1

Number of tenders received from SMEs: 0

Number of tenders received from tenderers from other EU Member States: 1

Number of tenders received from tenderers from non-EU Member States: 0

Number of tenders received by electronic means: 1

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

V.2.3) Name and address of the contractor

Buccleuch Property

27 Silvermills Court, Henderson Place Lane

Edinburgh

EH3 5DG

Telephone

+44 7973265591

Country

United Kingdom

NUTS code

- UK - United Kingdom

The contractor is an SME

No

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

Total value of the contract/lot: £150,000,000

Section VI. Complementary information

VI.3) Additional information

(SC Ref:750648)

VI.4) Procedures for review

VI.4.1) Review body

Refer to Section VI.4.3

Refer to Section VI.4.3

Country

United Kingdom

VI.4.3) Review procedure

Precise information on deadline(s) for review procedures

An economic operator that suffers or risks suffering, loss or damage attributable to breach of duty under the Public Contracts (Scotland) Regulations 2015 (SSI 2015/446, as amended) may bring proceedings in the Sheriff Court or the Court of Session in accordance with Regulation 88 of the 2015 Regulations.

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

Court of Session

Parliament Square

Edinburgh

EH1 1RQ

Country

United Kingdom