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Contract

## **PC05605 - HEART OF THE CITY II - BLOCK H**

Sheffield City Council

F03: Contract award notice

Notice identifier: 2021/S 000-007087

Procurement identifier (OCID): ocds-h6vhtk-02a320

Published 7 April 2021, 12:21pm

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

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

Sheffield City Council

Capital Delivery Service, Level 3, East Wing, Moorfoot

Sheffield

S1 4PL

#### **Contact**

Ms Lisa Oxley

#### **Email**

[CDS@sheffield.gov.uk](mailto:CDS@sheffield.gov.uk)

#### **Country**

United Kingdom

#### **NUTS code**

UKE32 - Sheffield

**Internet address(es)**

Main address

<https://www.sheffield.gov.uk/>

Buyer's address

<https://www.sheffield.gov.uk/>

**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**

PC05605 - HEART OF THE CITY II - BLOCK H

Reference number

DN467068

**II.1.2) Main CPV code**

- 45213110 - Shop buildings construction work

**II.1.3) Type of contract**

Works

**II.1.4) Short description**

Sheffield City Council seek a Principal Contractor to complete the design and build of Heart of the City Block H. The block comprises two distinct elements, these being:

- Block H2: 7 storey new build office comprising circa 40,000 sq ft of office space with retail/food and beverage units below. Construction works will be taken to CAT A level ready for tenant fit out.
- Block H3: Refurbishment of existing buildings on Cambridge Street and Wellington Street and construction of a new arrival building and covered event space to provide spaces for food and beverage and event operators to fit out. One of the buildings to be retained is Grade II listed.

New build elements will be constructed to BREEM Very Good/Excellent standards and align with Sheffield's aspirations for net zero carbon construction.

The contract will be procured on RIBA Stage 3 design. The chosen procurement route is single stage design and build with defined provisional sums and assumptions for such elements that cannot be fully priced at tender stage in order to provide a proportionate balance of commercial risk.

The proposed contract form will be JCT Design and Build 2016 with amendments.

#### **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: £42,447,570.54

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

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

- 45211340 - Multi-dwelling buildings construction work
- 45262690 - Refurbishment of run-down buildings
- 45262700 - Building alteration work
- 45262800 - Building extension work
- 92522200 - Preservation services of historical buildings

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

NUTS codes

- UKE32 - Sheffield

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

Sheffield City Council seek a Principal Contractor to complete the design and build of Heart of the City Block H. The block comprises two distinct elements, these being:

- Block H2: 7 storey new build office comprising circa 40,000 sq ft of office space with retail/food and beverage units below. Construction works will be taken to CAT A level ready for tenant fit out.
- Block H3: Refurbishment of existing buildings on Cambridge Street and Wellington Street and construction of a new arrival building and covered event space to provide spaces for food and beverage and event operators to fit out. One of the buildings to be retained is Grade II listed.

New build elements will be constructed to BREEM Very Good/Excellent standards and align with Sheffield's aspirations for net zero carbon construction.

The contract will be procured on RIBA Stage 3 design. The chosen procurement route is single stage design and build with defined provisional sums and assumptions for such elements that cannot be fully priced at tender stage in order to provide a proportionate balance of commercial risk.

The proposed contract form will be JCT Design and Build 2016 with amendments.

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

Quality criterion - Name: Quality / Weighting: 30

Quality criterion - Name: Health and safety / Weighting: 5

Quality criterion - Name: Social value / Weighting: 5

Price - Weighting: 60

## **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**

Restricted procedure

#### **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: [2020/S 041-098030](#)

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

### **Contract No**

PC05605 — Heart of the City II — Block H

A contract/lot is awarded: Yes

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

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

19 January 2021

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

Number of tenders received: 4

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

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

Henry Boot Construction Ltd

Sheffield

Country

United Kingdom

NUTS code

- UKE32 - Sheffield

The contractor is an SME

No

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

Total value of the contract/lot: £42,447,570.54

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## **Section VI. Complementary information**

### **VI.4) Procedures for review**

#### **VI.4.1) Review body**

Sheffield City Council

Sheffield

Country

United Kingdom