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Tender

## **Stage 1 and 2 Design and Build for LUF and Towns Deal Place Projects**

Barrow-In-Furness Council

F02: Contract notice

Notice identifier: 2022/S 000-009081

Procurement identifier (OCID): ocids-h6vhtk-032a14

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

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

Barrow-In-Furness Council

Town Hall

BARROW-IN-FURNESS

LA142LD

#### **Contact**

Jamie Muir

#### **Email**

[jmuir@barrowbc.gov.uk](mailto:jmuir@barrowbc.gov.uk)

#### **Telephone**

+44 1229876410

#### **Country**

United Kingdom

**Region code**

UKD11 - West Cumbria

**Internet address(es)**

Main address

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

**I.3) Communication**

The procurement documents are available for unrestricted and full direct access, free of charge, at

<https://procontract.due-north.com/Advert?advertId=13c96487-23b4-ec11-8113-005056b64545&fromProjectDashboard=True>

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

<https://procontract.due-north.com/Advert?advertId=13c96487-23b4-ec11-8113-005056b64545&fromProjectDashboard=True>

**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**

Stage 1 and 2 Design and Build for LUF and Towns Deal Place Projects

Reference number

DN603752

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

- 45000000 - Construction work

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

Works

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

Barrow BC is seeking to appoint a contractor to develop designs, gain necessary consents and approvals and undertake the construction of a package of improvement works as part of the redevelopment set out within the Town Investment Plan for Barrow Town Centre. Associated with this project is an Accessibility project to connect up the leisure, retail, civic and quarters of Barrow Town centre. This element is being procured separately by Cumbria County Council and is outside the scope of this project , but the preferred contractor will need to consider the interface and programming of their works with these works..

The Council will commission the works in two distinct stages:

- Stage 1: Design, development, consents and approvals
- Stage 2: Construction

There is to be an Employer decision hold-point between Stage 1 and 2 when the Employer will decide whether or not to proceed to Stage 2. This decision will be at the Employers total discretion.

- Stage 1 will be administered under an NEC Engineering Construction Contract (Option A). Stage 2 will be administered under an NEC Engineering Construction Contract (Option A)

### **II.1.5) Estimated total value**

Value excluding VAT: £13,400,000

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

This contract is divided into lots: No

## **II.2) Description**

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

- 71220000 - Architectural design services
- 71230000 - Organisation of architectural design contests
- 71240000 - Architectural, engineering and planning services
- 71250000 - Architectural, engineering and surveying services
- 71400000 - Urban planning and landscape architectural services

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

NUTS codes

- UKD - North West (England)

Main site or place of performance

Barrow-in-Furness, Cumbria.

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

For Stage 1, the Contractor will enter into a contract with the Council (the Employer) and develop the detailed design for the works and all necessary approvals outlined in the Works Information. It should be noted that whilst the design is currently developed to Concept Design (RIBA 2) the Council wishes to gain contractor involvement and buildability advice which is to be incorporated into the final design along with the outcome of further engagement and discussions with key stakeholders including Barrow BC, Cumbria County Council, esp Highways Authority, Stagecoach and the wider community including the local MP and community organisations who will use the facilities, potential and existing market traders and unit occupiers

The Contractor will undertake any necessary supplementary investigations, studies, assessments, etc, produce all drawings and specifications for the works and secure all necessary consents and approvals. The price of 3rd party surveys should not be included

within the activity schedule and will not form part of the tender assessment. However, indicative sums should be included within your bid for information only and demonstration of your understanding of the project.

The Contractor will provide a pre- construction information (PCI) document as a fully priced activity schedule for discussion and acceptance at the end of Stage 1.

If the Employer accepts the Stage 1 products and price, the Contractor may be asked to provide the Stage 2 works by entering into a second Engineering and Construction Contract.

For the avoidance of doubt, the initial contract will be for the provision of Stage 1 deliverables only. The Employer has no contractual obligation to commit for Stage 2 works.

Within this mini- competition the Employer will provide, and the Contractor will complete, two sets of Contract Data for Stage 1 and 2. For Stage 2, the Employer has completed the Contract Data part 1 as far as is practical to enable the Contractor to complete Contract Data part 2 for Stage 2.

The Contractor will provide completed cost information for Stage 1 and Stage 2 as part of this mini competition.

For Stage 1 Design the contractor will complete the activity schedule provided. As this is only provided at high level, contractors are encouraged to provide a more detailed activity schedule.

The Stage 2 Construction activity schedule price submitted by the Contractor as part of the mini competition submission will be weighted and added to the Stage 1 Activity schedule price and input into the financial price assessment within this mini competition.

The Stage 2 Construction activity schedule submitted by the Contractor at tender stage will be tracked and developed by the Contractor throughout Stage 1 and will form the starting basis for the discussion between the Contractor and Employer at the decision hold-point.

For the avoidance of doubt. The Contractor will be responsible for managing and planning all works required to meet the requests of private or public utility providers. If necessary, the Contractor is required to price for accommodating utility diversions within the works. The Council will meet the direct costs of utility providers/owners for any direct works e.g diversions.

Direct costs payable to utility providers or workers are not to be included within the Contractors rates for Stage 1 or activity schedule for Stage 2. It is critical that the Council

and the Contractor work together to find the best value design for the works.

#### Value of the Contract

The estimated value of the contract stages 1 and 2 is Stage 1 Design - £900,000 and Stage 2 - £12.75m.

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

Price is not the only award criterion and all criteria are stated only in the procurement documents

#### **II.2.7) Duration of the contract, framework agreement or dynamic purchasing system**

Start date

23 May 2022

This contract is subject to renewal

No

#### **II.2.10) Information about variants**

Variants will be accepted: No

#### **II.2.11) Information about options**

Options: No

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## **Section IV. Procedure**

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

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

Open 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.2.2) Time limit for receipt of tenders or requests to participate**

Date

4 May 2022

Local time

5:00pm

#### **IV.2.4) Languages in which tenders or requests to participate may be submitted**

English

#### **IV.2.6) Minimum time frame during which the tenderer must maintain the tender**

Duration in months: 6 (from the date stated for receipt of tender)

#### **IV.2.7) Conditions for opening of tenders**

Date

6 May 2022

Local time

10:00am

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## **Section VI. Complementary information**

### **VI.1) Information about recurrence**

This is a recurrent procurement: No

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

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

Barrow Borough Council

Barrow-in-Furness

Country

United Kingdom