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Tender

Old Westgate Station Hotel Development. Wakefield

WAKEFIELD METROPOLITAN DISTRICT COUNCIL

F02: Contract notice

Notice identifier: 2024/S 000-014994

Procurement identifier (OCID): ocds-h6vhtk-0458b5

Published 10 May 2024, 1:24pm

Section I: Contracting authority

I.1) Name and addresses

WAKEFIELD METROPOLITAN DISTRICT COUNCIL

Town Hall, Wood Street

WAKEFIELD

WF12HQ

Contact

Jonathan Carr

Email

jonathancarr@wakefield.gov.uk

Telephone

+44 7388952824

Country

United Kingdom

Region code

UKE45 - Wakefield

Justification for not providing organisation identifier

Not on any register

Internet address(es)

Main address

www.wakefield.gov.uk

Buyer's address

www.wakefield.gov.uk

I.3) Communication

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

<https://yortender.eu-supply.com/>

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

<https://yortender.eu-supply.com/>

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

Old Westgate Station Hotel Development. Wakefield

Reference number

RFS23-041 / 87286

II.1.2) Main CPV code

- 45212411 - Hotel construction work

II.1.3) Type of contract

Works

II.1.4) Short description

The Old Westgate Station (the Site) is one of the most significant development opportunities in Wakefield. The Site is adjacent to the main transport hub (the new Westgate Station) which provides direct access to the East Coast Main line.

The development of the Site represents the final phase of the Merchant Gate regeneration project, which has over the past circa 15 years seen the delivery of 3 commercial office buildings with ground floor retail/leisure, new Council offices, 180 new housing units, the new CAPA college, a new build Westgate Rail Station, a 1,450 space multi-story car park, the strategic acquisition of the nearby Orangery building and clearance of the Site.

The Council is seeking a site Development Partner to develop the Site into a 3* or 4* Star Hotel with a minimum of 110 rooms, alongside associated car parking and public realm.

The Council proposes to transfer the freehold interest in the Site for a nominal amount. It will also make available up to £8m of external grant funding to develop the Site.

The Council intends to appoint the Development Partner by December 2024.

The Procurement opportunity is accessible via:

<https://yortender.eu-supply.com/>

New suppliers will have to register to the procurement portal (this is free of charge). Once you have registered and created your log in, you can access all live opportunities that are available within YORtender via the search function.

II.1.5) Estimated total value

Value excluding VAT: £8,000,000

II.1.6) Information about lots

This contract is divided into lots: No

II.2) Description

II.2.2) Additional CPV code(s)

- 03450000 - Tree-nursery products
- 45100000 - Site preparation work
- 45400000 - Building completion work

II.2.3) Place of performance

NUTS codes

- UKE45 - Wakefield

II.2.4) Description of the procurement

Competitive Dialogue procedure in accordance with Regulation 30 of the Public Contracts Regulations.

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II.2.5) Award criteria

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

II.2.6) Estimated value

Value excluding VAT: £8,000,000

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

Duration in months

36

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

Section III. Legal, economic, financial and technical information

III.1) Conditions for participation

III.1.1) Suitability to pursue the professional activity, including requirements relating to enrolment on professional or trade registers

List and brief description of conditions

Minimum standards and qualification details set out in the procurement documents

III.1.2) Economic and financial standing

Selection criteria as stated in the procurement documents

III.1.3) Technical and professional ability

Selection criteria as stated in the procurement documents

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: No

IV.2) Administrative information

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

Date

11 June 2024

Local time

12:00pm

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

English

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

Wakefield Metropolitan District Council

Town Hall, Wood Street

Wakefield

WF1 2HQ

Email

procurement@wakefield.gov.uk

Country

United Kingdom