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Contract

## **Prudential Building Main Works**

Oldham Council

F03: Contract award notice

Notice identifier: 2023/S 000-015342

Procurement identifier (OCID): ocds-h6vhtk-038ca3

Published 31 May 2023, 10:33am

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

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

Oldham Council

Civic Centre, West Street

OLDHAM

OL11UG

#### **Contact**

Emma Tweedie

#### **Email**

[Emma.Tweedie@oldham.gov.uk](mailto:Emma.Tweedie@oldham.gov.uk)

#### **Country**

United Kingdom

#### **Region code**

UKD - North West (England)

**Justification for not providing organisation identifier**

Not on any register

**Internet address(es)**

Main address

[www.oldham.gov.uk](http://www.oldham.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**

Prudential Building Main Works

Reference number

DN642293

**II.1.2) Main CPV code**

- 45000000 - Construction work

**II.1.3) Type of contract**

Works

**II.1.4) Short description**

Oldham Council as the Contracting Authority seeks to appoint a contractor for the restoration/refurbishment works for the Grade 2 listed Prudential Building located in

Oldham town centre. The Main Works in summary comprise; the restoration and refurbishment of the Grade 2 Listed former Prudential Assurance building to provide high quality flexible workspace solutions. Physical works will include façade restoration, new windows, roof replacement, formation of a glazed atrium, replaster, timber repair/ replacement, new lift restoration and/or replacement of fittings/ finishes and all new mechanical and electrical services. The estimated net construction value is £8.6m. The estimated start on site date is end August 2023 with Practical Completion by end October 2024. Please refer to the procurement documents for full details including a breakdown of the procurement timetable and site visit.

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

This contract is divided into lots: No

## **II.2) Description**

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

NUTS codes

- UKD - North West (England)

Main site or place of performance

The Prudential Building is located at 79 Union Street, Oldham, OL1 1DU.

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

Oldham Council as the Contracting Authority seeks to appoint a contractor for the restoration/refurbishment works for the Grade 2 listed Prudential Building located at 79 Union Street, Oldham, OL1 1DU (approximate GIFA 3266m<sup>2</sup>) in close proximity to adjacent occupied buildings in the town centre. The Main Works in summary comprise; the restoration and refurbishment of the Grade 2 Listed former Prudential Assurance building to provide high quality flexible workspace solutions. Physical works will include façade restoration, new windows, roof replacement, formation of a glazed atrium, replaster, timber repair/ replacement, new lift restoration and/or replacement of fittings/ finishes and all new mechanical and electrical services. Works to proceed once the Council has acquired ownership through the Compulsory Purchase Order process. Procurement is on a Two Stage Traditional basis with elements of Contractor Design (expected to include M&E, lifts, stairs, roof light etc) utilising the JCT form of PCSA and JCT Standard Build Contract 2016 (without quantities) with Contractor Design Portion. The estimated net construction value is £8.6m. The project will be funded through a combination of Council capital funds and Future High Street Funding. The estimated start on site date is end August 2023 with Practical Completion by end October 2024. Please refer to the procurement documents for full details including a breakdown of the

procurement timetable and site visit.

Procurement documents must be accessed through the Council's e-tendering portal: The Chest/Proactis ([www.the-chest.org.uk](http://www.the-chest.org.uk)). Project reference: DN642293. All communications must also be directed via this portal.

The Chest - Tenderer Support

Go to <https://www.the-chest.org.uk/SupplierSupport.html>

Here you will see the hyperlink for supplier support.

Alternatively you can log your call by emailing [ProContractSuppliers@proactis.com](mailto:ProContractSuppliers@proactis.com)

and a representative will contact you as soon as possible. For Critical and Time-

Sensitive issues you can call The Chest: 0330 005 0352.

As a Co-operative Council we are committed to acting in a socially responsible way and to influencing others with whom we work with to do the same. In accordance with the Social Value Act 2012 we must consider social value in all our decisions: The Council uses the Social Value Portal (SVP), and bidders are required to access the SVP in order to be able to respond fully to the procurement documents. Please refer to the procurement documents for full details.

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

Cost criterion - Name: Price Schedule / Weighting: 40

### **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.2.1) Previous publication concerning this procedure**

Notice number: [2022/S 000-035068](#)

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

A contract/lot is awarded: No

### **V.1) Information on non-award**

The contract/lot is not awarded

Other reasons (discontinuation of procedure)

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## **Section VI. Complementary information**

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

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

Legal and Constitutional Services

(FAO Director of Legal Services), Oldham Council, Civic Centre, West St,

Oldham

OL1 1UL

Email

[paul.entwistle@oldham.gov.uk](mailto:paul.entwistle@oldham.gov.uk)

Country

United Kingdom