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Contract

Master Developer Opportunity - Weavers Cross Belfast

Translink

F06: Contract award notice – utilities

Notice identifier: 2023/S 000-022402

Procurement identifier (OCID): ocds-h6vhtk-02c047

Published 2 August 2023, 9:26am

Section I: Contracting entity

I.1) Name and addresses

Translink

Procurement Department

Belfast

BT2 7LX

Contact

etnitranslink.co.uk

Email

etni@translink.co.uk

Country

United Kingdom

Region code

UK - United Kingdom

Internet address(es)

Main address

<https://etendersni.gov.uk/epps>

Buyer's address

<https://etendersni.gov.uk/epps>

I.6) Main activity

Urban railway, tramway, trolleybus or bus services

Section II: Object

II.1) Scope of the procurement

II.1.1) Title

Master Developer Opportunity - Weavers Cross Belfast

II.1.2) Main CPV code

- 70110000 - Development services of real estate

II.1.3) Type of contract

Services

II.1.4) Short description

Translink is seeking to appoint a suitably qualified master-developer private sector partner (PSP) with the financial means and relevant experience, skills, and resources to realise the Vision for Weavers Cross via participation in a contractual public – private (development) partnership. The Weavers Cross project is an opportunity to develop c 1.3 million sq.ft. of mixed-use development on an 8-acre site with a gross development value in the region of circa £400m. Right in the thriving heart of Belfast, the site is within a few minutes' walk of the commercial, retail and hospitality centre of Northern Ireland's capital city. Located at the centre of Weavers Cross itself will be Translink's new 16000sq.m Transport Hub - a high-tech focal point for bus, rail and active travel, it will act as a catalyst for energy and growth, connecting people from all over the island and providing a

gateway to all major airports. Work on the Belfast Transport Hub, which is a NI Executive Flagship Project and is publicly funded is already underway and it is evident that the Project enjoys strong support. The PSP must be able to demonstrate; • long-term public – private partnership working approaches on major regeneration projects, • exhibit strong social value credentials to deliver tangible and lasting positive social, economic and environmental impact, • provide a high-quality experienced team, • have experience of place making, creativity and a detailed understanding of how best to deliver Weavers Cross in accordance with the Vision, and • demonstrate they have the financial capacity and a credible, deliverable approach to funding the development and delivery of the Vision. Further information in relation to the Project can be found in the Memorandum of Information. Translink will be using the E Tenders NI portal to manage this procurement exercise and no other method of submission will be accepted.

II.1.6) Information about lots

This contract is divided into lots: No

II.2) Description

II.2.2) Additional CPV code(s)

- 70000000 - Real estate services
- 70100000 - Real estate services with own property
- 70112000 - Development of non-residential real estate
- 70111000 - Development of residential real estate
- 45111291 - Site-development work
- 45211360 - Urban development construction work

II.2.3) Place of performance

NUTS codes

- UKN06 - Belfast

II.2.4) Description of the procurement

Translink is seeking to appoint a suitably qualified master-developer private sector partner (PSP) with the financial means and relevant experience, skills, and resources to realise the Vision for Weavers Cross via participation in a contractual public – private (development) partnership. The Weavers Cross project is an opportunity to develop c 1.3 million sq.ft. of mixed-use development on an 8-acre site with a gross development value in the region of circa £400m. Right in the thriving heart of Belfast, the site is within a few

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II.2.5) Award criteria

Quality criterion - Name: Quality / Weighting: 70

Cost criterion - Name: Cost / 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

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: [2021/S 000-014548](#)

IV.2.9) Information about termination of call for competition in the form of a periodic indicative notice

The contracting entity will not award any further contracts based on the above periodic indicative notice

Section V. Award of contract

Contract No

1

Title

Contract

A contract/lot is awarded: Yes

V.2) Award of contract

V.2.1) Date of conclusion of the contract

1 August 2023

V.2.2) Information about tenders

Number of tenders received: 5

Number of tenders received from SMEs: 1

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 1

Number of tenders received by electronic means: 5

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

V.2.3) Name and address of the contractor

MRP Investment

17-19 Dungannon Road

Cookstown

BT80 8TL

Email

steven.mcgimpsey@mrp.co.uk

Country

United Kingdom

NUTS code

- UK - United Kingdom

Internet address

<https://etendersni.gov.uk/epps>

The contractor is an SME

Yes

Section VI. Complementary information

VI.4) Procedures for review

VI.4.1) Review body

High Court

Belfast

Country

United Kingdom