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Planning

## **Museum of Two Halves Project, Wrexham - Enabling and Shell & Core Works Package**

Wrexham County Borough Council

F01: Prior information notice

Prior information only

Notice identifier: 2023/S 000-028046

Procurement identifier (OCID): ocds-h6vhtk-040308

Published 22 September 2023, 1:17pm

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

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

Wrexham County Borough Council

Commissioning Procurement and Contract Management Unit, Lampbit Street

Wrexham

LL11 1AR

#### **Email**

[procurement@wrexham.gov.uk](mailto:procurement@wrexham.gov.uk)

#### **Telephone**

+44 1978292794

#### **Country**

United Kingdom

**NUTS code**

UKL23 - Flintshire and Wrexham

**Internet address(es)**

Main address

<https://www.sell2wales.gov.wales/>

Buyer's address

<https://www.sell2wales.gov.wales/>

**I.2) Information about joint procurement**

The contract is awarded by a central purchasing body

**I.3) Communication**

Additional information can be obtained from the above-mentioned address

**I.4) Type of the contracting authority**

Regional or local authority

**I.5) Main activity**

Other activity

Construction Works

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## **Section II: Object**

### **II.1) Scope of the procurement**

#### **II.1.1) Title**

Museum of Two Halves Project, Wrexham - Enabling and Shell & Core Works Package

Reference number

PROC-23-26

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

- 45210000 - Building construction work

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

Works

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

Enabling and Shell & Core Works Package for the transformation of the Grade II Listed Wrexham Museum building and site into the new joint Football Museum for Wales and Wrexham Museum.

Please see attached documentation

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

Value excluding VAT: £4,000,000

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

This contract is divided into lots: No

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

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

- 45210000 - Building construction work

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

NUTS codes

- UKL23 - Flintshire and Wrexham

Main site or place of performance

Wrexham Museum,

County Buildings,

Regent St,

Wrexham

LL11 1RB

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

Enabling and Shell & Core Works Package for the transformation of the Grade II Listed Wrexham Museum building and site into the new joint Football Museum for Wales and Wrexham Museum.

Description of Procurement (Services to be provided / Goods to be purchased / Works to be undertaken):

Basebuild contractor, responsible for strip-out of existing network and services. Installation of new services, walls, flooring, roofing and window replacements. The works will also involve structural alterations to the building and the installation of a new lift shaft and passenger/ service lift.

Please see attached documentation.

#### **II.2.14) Additional information**

Please see attached documentation

#### **II.3) Estimated date of publication of contract notice**

17 October 2023

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## Section IV. Procedure

### IV.1) Description

#### IV.1.8) Information about the Government Procurement Agreement (GPA)

The procurement is covered by the Government Procurement Agreement: Yes

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## Section VI. Complementary information

### VI.3) Additional information

Contract Title: Museum of Two Halves Project, Wrexham - Enabling and Shell & Core Works Package

Background: Wrexham County Borough Council are conducting market engagement for a competent supplier to complete Enabling and Shell & Core Works Package for the transformation of the Grade II Listed Wrexham Museum building and site into the new joint Football Museum for Wales and Wrexham Museum. It is desirable that the organisation also has competence in completing projects within Grade Listed buildings located in conservation areas. The current museum is a well-known landmark on the western edge of the city centre, with the building originating from 1854-57 constructed from Cefn Sandstone. The new museum will transform the internal space whilst being sensitive to the original architecture, serving as a modern gallery space, and a draw for both local and national visitors to Wrexham. Creating a permanent home to the Welsh Football Collection and bringing the first floor of the building into public use throughout for the first time.

The site includes permanent galleries (412 sq. m.), Temporary exhibition space (106 sq. m.), learning suite (115 sq. m.), internal courtyard, lift and stairwell (105 sq. m.), café and café kitchen (121sq m) shop and reception (76.sq. m.) as well as forecourt and hidden garden. This development is part of the Museum of Two Halves project which is supported by Welsh Government, Wrexham County Borough Council, UK Government – UK Shared Prosperity Fund and the National Lottery Heritage Fund.

Description of Procurement:

Basebuild contractor, responsible for strip-out of existing setwork and services. Installation of new services, walls, flooring, roofing and window replacements. The works will also involve structural alterations to the building and the installation of a new lift shaft and passenger/ service lift.

Timeline -

Tenders will be conducted using a two stage process, with indicative dates as follows:

PQQ posted: 17/10/2023

PQQ returns: 14/11/2023

Successful Contractors Invited to Stage 2: 01/12/2023

ITT posted: 21/12/2023

ITT Returns: 09/02/24

Clarification meetings: w/c 04/03/2024

Contract Awarded: 08/03/2024

Successful Contractor Kick off: 25/03/2024

On-site period: 17/04/24 – 21/02/2025

We are interested in engaging with organisations who can provide competent persons to carry out all required basebuild works, including but not limited to:

1. Drawing coordination of all required Shell & Core works, in collaboration with the Architect.
2. Principal Contractor duties for the entirety of the Wrexham Museum site.
3. Demolition, strip out and removal of waste of existing networks as per demolition drawings provided by the design team.
4. Construction of new exhibition walls.
5. Construction of new exhibition flooring.
6. Installation and commissioning of new plant, namely heat pumps and AHUs as per the design drawings which will be provided by the design team.
7. First and second fix electrical works.
8. Installation of new fire safety and security systems.
9. A limited amount of CDP.

10. "As built" final drawings.

11. O&Ms

12. BIM

It is desirable that the organisation is able to carry out the majority of works themselves, if a subcontractor is brought on board to complete works it is expected that they will be managed by the main contractor.

Interested suppliers are requested to return to Sell2Wales in early October 2023, when the Pre-Qualification Questionnaire (PQQ) for the Enabling and Shell & Core Works Package is programmed to be published. The PQQ will be advertised though a Notice on the Sell2Wales website, but will be published and hosted on the eTenderWales (Bravo Solutions) online e-sourcing portal.

NOTE: To register your interest in this notice and obtain any additional information please visit the Sell2Wales Web Site at

[https://www.sell2wales.gov.wales/Search/Search\\_Switch.aspx?ID=135004](https://www.sell2wales.gov.wales/Search/Search_Switch.aspx?ID=135004).

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