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Tender

St Tydfil Shopping Centre Delivery Plan

Merthyr Tydfil County Borough Council

F02: Contract notice

Notice identifier: 2024/S 000-034063

Procurement identifier (OCID): ocds-h6vhtk-04afec

Published 22 October 2024, 9:42am

Section I: Contracting authority

I.1) Name and addresses

Merthyr Tydfil County Borough Council

Civic Centre, Castle Street

Merthyr Tydfil

CF47 8AN

Email

procurement@merthyr.gov.uk

Telephone

+44 1685725000

Country

United Kingdom

NUTS code

UKL15 - Central Valleys

Internet address(es)

Main address

<http://www.merthyr.gov.uk>

Buyer's address

https://www.sell2wales.gov.wales/search/Search_AuthProfile.aspx?ID=AA0347

I.3) Communication

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

<https://etenderwales.bravosolution.co.uk>

Additional information can be obtained from the above-mentioned address

Tenders or requests to participate must be submitted electronically via

<https://etenderwales.bravosolution.co.uk>

Electronic communication requires the use of tools and devices that are not generally available. Unrestricted and full direct access to these tools and devices is possible, free of charge, at

<https://etenderwales.bravosolution.co.uk>

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

St Tydfil Shopping Centre Delivery Plan

II.1.2) Main CPV code

- 73220000 - Development consultancy services

II.1.3) Type of contract

Services

II.1.4) Short description

Merthyr Tydfil County Borough Council is seeking tenders from companies that have specific transformation and repurpose experience of retail and other properties, for the development of a delivery plan for St Tydfil Shopping centre.

The delivery plan is proposed to be phased in three stages

Stage 1 Familiarisation

Stage 2 Influencing Spatial and Development Strategy

Stage 3 Outline Delivery Strategy

Further information is contained in the tender documents and consultants brief.

II.1.5) Estimated total value

Value excluding VAT: £200,000

II.1.6) Information about lots

This contract is divided into lots: No

II.2) Description

II.2.2) Additional CPV code(s)

- 7012000 - Development of non-residential real estate
- 7011000 - Development of residential real estate
- 7010000 - Development services of real estate

II.2.3) Place of performance

NUTS codes

- UKL15 - Central Valleys

Main site or place of performance

Merthyr Tydfil

II.2.4) Description of the procurement

A masterplanning exercise is underway, but the masterplan needs to be supplemented with a property strategy and appropriate delivery models, to facilitate the redevelopment of the town centre, including St Tydfil Shopping Centre.

The Delivery Plan will:

Influence the masterplan to ensure that occupier mix, phasing and delivery considerations are designed-in from the outset

Define the site parameters, taking into account the up-to-date Flood Risk Map

Work with existing partners to ascertain whether any of the existing buildings are to form part of the redevelopment proposals

Critique and challenge the Masterplan

Be aware of the wider Core Ambitions / Vision for the town (2019)

Collate information on other town centre projects and include within the wider master plan eg Improving Rail Access to the town and Improvements to the Railway Station

Integrate updated reports on retail and residential demand.

Establish current occupier demand and potential mix and scale of uses.

Establish a baseline of existing occupiers by type across the whole of the town centre

Implement an estate management strategy with occupiers in St Tydfil's in line with ongoing development plans.

Establish a phasing plan for development within the masterplan

Establish a business case for each phase of the proposed development.

Consider different types of delivery models for agreed developments.

Recommend preferred development models in the best interests of the Council and which Officers can use to make recommendations to Cabinet. For instance, the appointment of a specialist JV partner or Consultant in Town Centre Redevelopment

The aim is to improve the overall quality and deliverability of the St. Tydfil Centre masterplan

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: £2,000,000

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

Duration in months

6

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

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 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

Contained in 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

III.2) Conditions related to the contract

III.2.2) Contract performance conditions

Contained in Procurement documents

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

22 November 2024

Local time

12:00pm

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: 3 (from the date stated for receipt of tender)

IV.2.7) Conditions for opening of tenders

Date

22 November 2024

Local time

2:00pm

Section VI. Complementary information

VI.1) Information about recurrence

This is a recurrent procurement: No

VI.2) Information about electronic workflows

Electronic invoicing will be accepted

Electronic payment will be used

VI.3) Additional information

NOTE: The authority is using eTenderwales to carry out this procurement process. To obtain further information record your interest on Sell2Wales at

https://www.sell2wales.gov.wales/search/search_switch.aspx?ID=145192

(WA Ref:145192)

The buyer considers that this contract is suitable for consortia.

VI.4) Procedures for review

VI.4.1) Review body

High Court

Royal Courts of Justice, The Strand

London

WC2A 2LL

Telephone

+44 2079477501

Country

United Kingdom

