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Tender

Sarah Brisco House Architectural Design Services

Newtown and Llanllwchaiarn Town Council

UK4: Tender notice - Procurement Act 2023 - [view information about notice types](#)

Notice identifier: 2025/S 000-069178

Procurement identifier (OCID): ocds-h6vhtk-05d5c4

Published 28 October 2025, 7:05pm

Scope

Reference

SBH Architect Design

Description

Please see attached document for full brief and details of how to apply, or contact Caitlin, Project Manager on caitlin@cgheritage.co.uk to request a copy of the brief.

As part of its National Lottery Heritage Fund (NLHF) funded project, the partnership of Newtown and Llanllwchaiarn Town Council, The Sarah Brisco Trust and The Robert Owen Museum (The Partnership) seeks tenders for the provision of Heritage Architect & Design Team for the realisation of the 'Sarah Brisco House Transformation' project. This document sets out an introduction to the project and identifies the required services. The primary aims of the Consultants Brief are to: -

- Make clear the proposed approach to the development and delivery phases of the Sarah Brisco House project;
- Ensure that all consultants involved in the development and delivery of the project are

clear as to their roles and responsibilities as part of the consultant team;

- Ensure that all consultants involved in the delivery of the project are clear as to the roles and responsibilities of other members of the consultant team.

The Client role for this project will be administered through Newtown and Llanllwchaiarn Town Council for:

- Conservation Architect (incl Lead Designer and Principal Designer). The Lead Architect is required to be AABC or RIBA Accredited.
- Structural Engineer
- M&E Consultant
- Quantity Surveyor

Initial drawings and costings were developed to support the round 1 application to The National Lottery Heritage Fund. These need further developing to progress to RIBA 3 to provide the detailed elevation plans, costs, and other works required to gain the necessary Permissions and Consents, and to enable us to cost the capital aspect of the work.

This work is an integral part and required documentation that will need to be submitted as part of our delivery phase application to The National Lottery Heritage Fund.

The initial commission is to progress the work through RIBA Stage 3. However, if the subsequent grant application is successful, we will be commissioning further work from a heritage architect & design team to take the project through to completion.

Newtown and Llanllwchaiarn Town Council will be acting as the client and will be responsible for coordinating the activity.

Total value (estimated)

- £18,800 excluding VAT
- £23,500 including VAT

Below the relevant threshold

Contract dates (estimated)

- 1 December 2025 to 10 August 2026
- Possible extension to 30 November 2026
- 1 year

Description of possible extension:

Extension is dependent on successful completion of project timeline to National Lottery Heritage Fund deadlines - current aimed submission of R2 application Aug 6th 2026.

Main procurement category

Services

CPV classifications

- 45212350 - Buildings of particular historical or architectural interest
- 71200000 - Architectural and related services

Contract locations

- UK - United Kingdom

Submission

Enquiry deadline

5 November 2025, 12:00am

Tender submission deadline

12 November 2025, 12:00am

Submission address and any special instructions

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

Please return submissions to townclerk@newtown.org.uk by 17:00 on 12/11/2025

Tenders may be submitted electronically

Yes

Award criteria

Name	Description	Type	Weighting
Quality	Please refer to questions included within the brief.	Quality	70.00%
Price	Please refer to questions included within the brief.	Price	30.00%

Procedure

Procedure type

Below threshold - open competition

Documents

Associated tender documents

https://www.sell2wales.gov.wales/Assets/NoticeBuilder_FileDownload.aspx?id=350017

SBH Design Team and Cost Consultants Brief

Contracting authority

Newtown and LLanllwchaiarn Town Council

- Public Procurement Organisation Number: PWRT-7435-CPTZ

The Cross

Newtown

SY16 2BB

United Kingdom

Contact name: Ed Humphreys

Email: townclerk@newtown.org.uk

Website: <http://www.newtown.org.uk>

Region: UKL24 - Powys

Organisation type: Public authority - sub-central government

Devolved regulations that apply: Wales