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Tender

North Northamptonshire Council - Marlow Court Rewire

North Northamptonshire Council

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

Notice identifier: 2026/S 000-005842

Procurement identifier (OCID): ocds-h6vhtk-060c73

Published 22 January 2026, 3:00pm

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Scope

Reference

NNC00000367

Description

North Northamptonshire Council (hereafter referred to as 'the Council') is looking for a principle contractor to undertake a full rewire at one of the Councils sheltered schemes in Corby. Marlow Court comprises of thirty-three flats and communal spaces including laundry room site was constructed in the mid 1960s with a further extension constructed in the mid-1970s. Following risk assessments and a review of areas in which the Council could improve the living environment for it's residents, the works are expected to cover, but not be limited to:

- Deteriorating condition of the wiring to communal lighting and power due to age, which overtime has become a fire risk.

- The size and installation methods of the sub mains (supply cables from the meter room to the flats) means the tenants cannot have free standing cookers or electric showers in their flats. This restriction has been put in place to prevent overload and heating of the sub main supplies which are a fire risk. The option of a free-standing cooker will improve the quality of life for some tenants.
- The Council have sought a wet room adaptation, they specify electric showers that can be temperature restricted, however, due to the sub main issue the Council cannot authorise the installation of electric showers.
- The layout of the meter room has been flagged up by numerous energy providers as a health and safety risk due to the height of some of the meters. The layout also prevents the installation of smart meters for some flats.
- Age of fittings and accessories, the rewire will improve the energy efficiency of the building.
- The rewire will include the relocation of the mains supply/meter room to ground floor level - this will give easier access for tenants and resolve the health and safety issue of existing meters being too high. The increased room size will also allow for the installation of smart meters.
- The rewire will include the installation of socket outlets in appropriate locations and these will be controlled for use by Council staff only - this will prevent the sockets being misused for the charging of scooters which is a fire escape obstruction and fire risk affecting several sheltered schemes.

It is expected that these works are to be carried out within a 'live' environment and the scheme will remain occupied during the works. The Council expect substantial planning to enable continuous supply of power whilst switching from existing supplies to new. The Council have worked with a third party designer to provide tender information and the Council expect the preferred contractor to continue to liaise with the Council's design consultancy and National Grid. The works will include the installation and commissioning of new electric meters within sheltered housing scheme. The Council are looking for specialist contractors with a experience of delivering these types of works in a complex environment and with a history of working with Distribution Network Operators whilst the building is occupied.

Total value (estimated)

- £350,000 excluding VAT

- £420,000 including VAT

Below the relevant threshold

Contract dates (estimated)

- 4 May 2026 to 3 November 2026
- 6 months

Main procurement category

Works

CPV classifications

- 45300000 - Building installation work

Contract locations

- UKF2 - Leicestershire, Rutland and Northamptonshire

Participation

Particular suitability

- Small and medium-sized enterprises (SME)
- Voluntary, community and social enterprises (VCSE)

Submission

Tender submission deadline

23 February 2026, 12:00pm

Submission address and any special instructions

To access the full technical specification and to express an interest in this RFQ opportunity, all interested providers must have access to the Council's e-procurement tool, In-tend. All new users are able to create an account for free. The following link will provide further information.

<https://in-tendhost.co.uk/nnc/aspx/Home>

Tenders may be submitted electronically

Yes

Award criteria

Name	Type	Weighting
Quality	Quality	60%
Price	Price	40%

Procedure

Procedure type

Below threshold - open competition

Contracting authority

North Northamptonshire Council

- Public Procurement Organisation Number: PQCM-5634-HGCN

The Corby Cube, George Street

Corby

NN17 1QG

United Kingdom

Email: procurement@northnorthants.gov.uk

Region: UKF25 - North Northamptonshire

Organisation type: Public authority - sub-central government