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Tender

Smoke Ventilation Maintenance Services

Ulster University

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

Notice identifier: 2026/S 000-010422

Procurement identifier (OCID): ocds-h6vhtk-05a72a ([view related notices](#))

Published 5 February 2026, 12:08pm

Scope

Reference

6332660

Description

Ulster University is seeking a contractor to maintain and repair the smoke ventilation systems in all premises and this contract will be designed to ensure this duty is fulfilled, and that fully functional and operational smoke ventilation systems are in place throughout. It will be the Service Provider's duty to carry out all maintenance as and when required and meet the compliances.

Total value (estimated)

- £1,385,066.46 including VAT

Above the relevant threshold

Contract dates (estimated)

- 1 June 2026 to 31 May 2030
- Possible extension to 31 May 2034
- 8 years

Description of possible extension:

Following the initial contract period (4 years), there are options to extend up to a further 48 months. Optional extension periods will be subject to review and satisfactory performance assessment by the University.

Main procurement category

Services

CPV classifications

- 35111500 - Fire suppression system
- 45343000 - Fire-prevention installation works
- 50413200 - Repair and maintenance services of firefighting equipment
- 50700000 - Repair and maintenance services of building installations
- 51700000 - Installation services of fire protection equipment
- 38431200 - Smoke-detection apparatus

- 39515110 - Smoke curtains
- 42521000 - Smoke-extraction equipment

Participation

Particular suitability

Small and medium-sized enterprises (SME)

Submission

Enquiry deadline

25 February 2026, 3:00pm

Tender submission deadline

11 March 2026, 3:00pm

Submission address and any special instructions

<https://etendersni.gov.uk>

Tenders may be submitted electronically

Yes

Languages that may be used for submission

English

Award decision date (estimated)

1 May 2026

Recurring procurement

Publication date of next tender notice (estimated): 2 February 2029

Award criteria

| Name | Type | Weighting |
|------------------------------------|---------|-----------|
| Commercial Submission | Cost | 60% |
| Quality Submission - QS-01 - QS-05 | Quality | 40% |

Other information

Conflicts assessment prepared/revised

Yes

Procedure

Procedure type

Open procedure

Contracting authority

Ulster University

- Companies House: RC000726

Cromore Road

Coleraine

BT52 1SA

United Kingdom

Email: procurement_enquiries@ulster.ac.uk

Region: UKN0C - Causeway Coast and Glens

Organisation type: Public authority - sub-central government

Devolved regulations that apply: Northern Ireland