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Tender

Housing Leeds Responsive Repairs, Voids and Cyclical Service & Maintenance work West Leeds Area 2026+

Leeds City Council

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

Notice identifier: 2025/S 000-015002

Procurement identifier (OCID): ocds-h6vhtk-04ed7d ([view related notices](#))

Published 14 April 2025, 2:43pm

Scope

Reference

RRV26

Description

The scope of this procurement includes: • Responsive Repairs (West - approx. 20,500) • Void Repairs (West - approx. 20,500 with around 1000 being processed per annum) • Cyclical Service & Maintenance (West - approx. 20,500 dwellings) The scope of this procurement excludes*: • Gas servicing, repairs and maintenance • Asbestos surveys and asbestos removal • Repairs services to approximately 31,400 properties in Leeds East and South areas, provided by Leeds Building Services

Total value (estimated)

- £18,500,000 excluding VAT
- £22,200,000 including VAT

Above the relevant threshold

Contract dates (estimated)

- 1 October 2026 to 1 October 2031
- Possible extension to 1 October 2036
- 10 years, 1 day

Description of possible extension:

Extensions may be offered up-to 5 years. The duration of each extension term will be mutually agreed at the appropriate time.

Main procurement category

Works

CPV classifications

- 50000000 - Repair and maintenance services
- 45000000 - Construction work
- 45210000 - Building construction work

- 45211000 - Construction work for multi-dwelling buildings and individual houses
- 45211100 - Construction work for houses
- 45211300 - Houses construction work
- 45211340 - Multi-dwelling buildings construction work

Contract locations

- UKE42 - Leeds

Participation

Legal and financial capacity conditions of participation

Please see published CAS-CoP Document

Technical ability conditions of participation

Please see published CAS-CoP Document

Submission

Enquiry deadline

13 May 2025, 12:00pm

Submission type

Tenders

Tender submission deadline

10 September 2025, 12:00am

Submission address and any special instructions

https://uk.eu-supply.com/app/rfq/rwlentrance_s.asp?PID=91872&B=

Tenders may be submitted electronically

Yes

Languages that may be used for submission

English

Award decision date (estimated)

5 January 2026

Award criteria

Name	Description	Type
Quality	Quality represents 60% of the overall evaluation criteria. Specific questions can be viewed within the published ITT and accompanying documents.	Quality
Price	Price submission represents 40% of the overall evaluation criteria. Specific requirements can be viewed within the published ITT and accompanying documents.	Price

Weighting description

Please see published ITT and accompanying documentation

Other information

Payment terms

NEC4 Measured Term - See published contract

Description of risks to contract performance

NEC4 Measured Term - See published contract

Conflicts assessment prepared/revised

Yes

Procedure

Procedure type

Competitive flexible procedure

Competitive flexible procedure description

Please see published documentation - All suppliers meeting the minimum standards outlined within the CAS-CoP Document will be invited to submit a tender.

Contracting authority

Leeds City Council

- Public Procurement Organisation Number: PJYG-6658-PPMY

Civic Hall, 3rd Floor West,

Leeds

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Region: UKE42 - Leeds

Organisation type: Public authority - sub-central government