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Planning

Sheffield Heat Network Development Partner

Sheffield City Council

UK2: Preliminary market engagement notice - Procurement Act 2023 - [view information about notice types](#)

Notice identifier: 2026/S 000-015077

Procurement identifier (OCID): ocids-h6vhtk-0657bf

Published 19 February 2026, 10:00am

Scope

Reference

CT07 - Construction

Description

This notice relates to the proposed market engagement activity for the heat network development opportunity for which Sheffield City Council intends to shortly procure a Development Partner. Sheffield City Council has been selected as part of the Department of Energy Security & Net Zero's Advanced Zoning Programme to develop one of the country's first zonal scale heat networks. To deliver this, Sheffield City Council is seeking a Development Partner to develop (and present for their approval) a zonal scale heat network in the Sheffield area. Sheffield City Council has undertaken work to identify a reference scheme in an area of Sheffield city, which will be included in the procurement exercise but used for tender assessment purposes only. The area which will be the subject of the procurement (and which the Development Partner will be invited to deliver development proposals in respect of) is wider and has an estimated annual heat demand of up to. 1300GWh. Sheffield City Council intends to conduct a procurement using the open procedure in accordance with the Procurement Act 2023 to select the Development

Partner for this opportunity. If successful, the parties would enter an agreement for development services only (known as the Development Agreement Only model) under which the Development Partner would put forward proposals for a zonal scale heat network in the area. These proposals would need to meet minimum criteria and would be subject to review and approval by Sheffield City Council. Delivery of such a network in the area would be on a non-exclusive basis (subject to any future regulation). The preliminary market engagement related to this project will take the form of an online market engagement session which will be held on MS Teams at 09:00 – 10:00 on Tuesday 3 March 2026. Further details and link to booking a place on the Market Engagement Session can be found within the attached document via the link to YORtender.

Total value (estimated)

- £1,000,000 excluding VAT
- £1,200,000 including VAT

Above the relevant threshold

Contract dates (estimated)

- 3 August 2026 to 2 August 2028
- 2 years

Main procurement category

Services

CPV classifications

- 09323000 - District heating
- 42511110 - Heat pumps

- 44622000 - Heat-recovery systems
- 45211360 - Urban development construction work
- 45232140 - District-heating mains construction work
- 45232141 - Heating works
- 45232142 - Heat-transfer station construction work
- 71314000 - Energy and related services

Contract locations

- UKE32 - Sheffield

Engagement

Engagement deadline

9 March 2026

Engagement process description

https://uk.eu-supply.com/app/rfq/rwlenrance_s.asp?PID=103001&TID=100108208&B=

Submission

Publication date of tender notice (estimated)

19 March 2026

Contracting authority

Sheffield City Council

- Public Procurement Organisation Number: PPQT-9425-JWVM

Town Hall, Pinstone Street,

Sheffield

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Contact name: Tom

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Region: UKE32 - Sheffield

Organisation type: Public authority - sub-central government