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Pipeline

Portsmouth City Council - Term Service Contract for the Repairs & Maintenance Residential and Commercial properties for Council Managed Assets

Portsmouth City Council

UK1: Pipeline notice - Procurement Act 2023 - [view information about notice types](#)

Notice identifier: 2025/S 000-018809

Procurement identifier (OCID): ocds-h6vhtk-0509c2

Published 2 May 2025, 2:28pm

Scope

Description

Portsmouth City Council (the Council) is seeking to procure repairs and maintenance services for its housing stock through two individual contracts, with a combined total value in the region of £36M per annum.

To meet the distinct geographical and logistical needs of service delivery, the procurement will result in two separate contract awards, one for properties located on "on-island" and one for those located "off-island". The successful contractors will be expected to deliver a responsive, high-quality service that ensures safe, well-maintained homes for residents while demonstrating value for money and alignment with the Council's strategic objectives.

Each individual contract has an estimated annual value between £14M to £18M based on current historic spend. The contracts will be let for an initial base term of five years, with the option to extend for up to a further five years in intervals to be agreed.

Based on anticipated inflationary uplifts and potential growth in housing stock, the total

individual contract spends over the potential 10-year term (5-year base with options to extend) is expected to range between £168M and £225M. Therefore, based on current market conditions, the total combine spend over the 10-year lifetime of both contracts could be in the region of £336M to £450M. The impacts of Local Government Review have not been considered in this current value and the likely increases in the total value of the opportunity, brought about through the reform, will be addressed when the formal tender notice is issued.

The Council now intends to undertake a procurement process inline with the following summary programme -

- Repairs & Maintenance

- o Tender - May/June 2026

- o Contract Award - November 2026

- o Contract Start - April 2027

Full details can be found in the PPN -

Notice identifier: 2025/S 000-017831

Procurement identifier (OCID): ocids-h6vhtk-0509c2

Total value (estimated)

- £450,000,000 excluding VAT
- £540,000,000 including VAT

Contract dates (estimated)

- 1 April 2027 to 31 March 2032
- Possible extension to 31 March 2037
- 10 years

Main category

Services

CPV classifications

- 50710000 - Repair and maintenance services of electrical and mechanical building installations

Contract locations

- UKJ31 - Portsmouth
- UKJ35 - South Hampshire

Participation

Particular suitability

Small and medium-sized enterprises (SME)

Submission

Publication date of tender notice (estimated)

26 May 2026

Procedure

Procedure type

Competitive flexible procedure

Above or below total value threshold

Above or equal to threshold

Contracting authority

Portsmouth City Council

- Public Procurement Organisation Number: PCNL-5714-PRZV

Civic Offices, Guildhall Square

Portsmouth

PO1 2AL

United Kingdom

Email: procurement@portsmouthcc.gov.uk

Region: UKJ31 - Portsmouth

Organisation type: Public authority - sub-central government